



16th Ave E



10th St E

Sanctuary Cove Way

16th Ave E

Lot 1
3.19 AC

Lot 2
1.20 AC

Lot 3
SOLD



Lot 4
1.86 AC

TRACT 1

TRACT 2

SEC SANCTUARY COVE WAY AND US 301, PALMETTO, FL

RETAIL AND MEDICAL OUTPARCELS

1.86 - 6.25 ACRES AVAILABLE FOR SALE



PROPERTY DETAILS

SANCTUARY COVE OUTPARCELS • PALMETTO, FL • 1.86 - 4.39 ACRES AVAILABLE FOR SALE

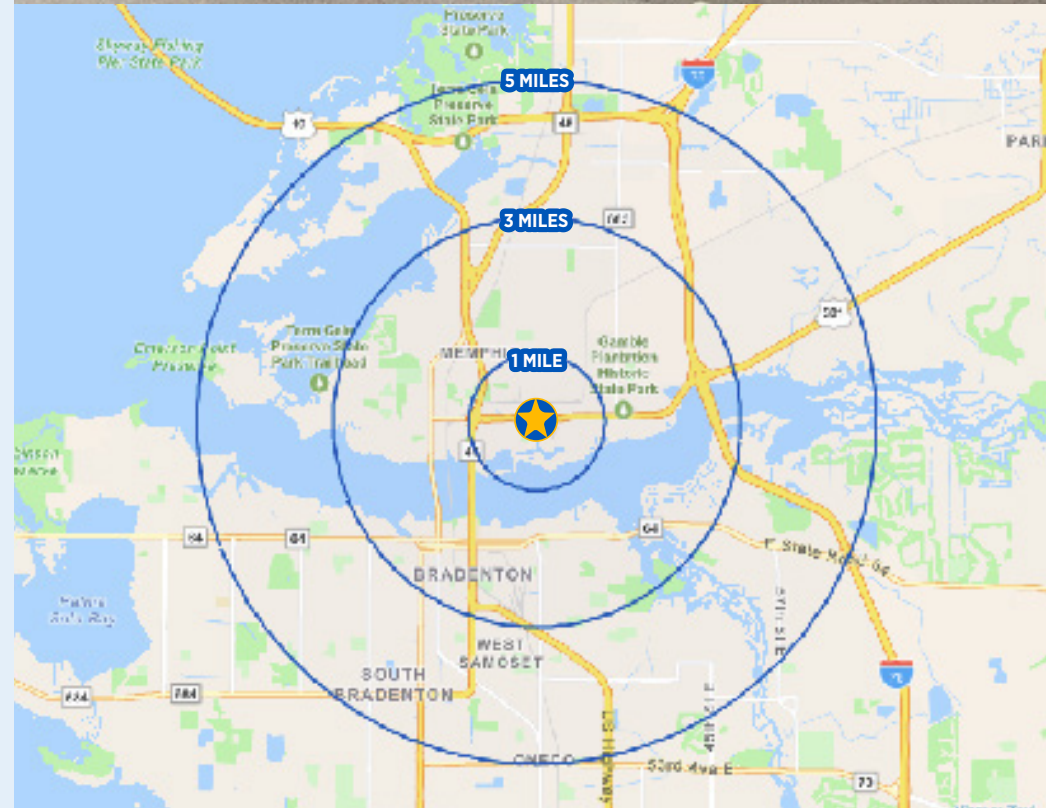
PROPERTY HIGHLIGHTS

- ±6.25 acres of commercially zoned land (net of retention)
- Zoned PD-MU with entitlements for up to 160,000 SF of retail or commercial use
- Ideal for Retail and Medical development
- Located at a signalized intersection with additional right-in/right-out access on US 301
- Fronts Sanctuary Cove, a 227+ acre luxury waterfront residential community
- 1,200 ft of frontage on US Hwy 301 between US Hwy 41 (west) and I-75 (east)
- 38,500 vehicles per day on US Hwy 301
- Close to Tampa Bay, Anna Maria Island, and Longboat Key beaches

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
 POPULATION	5,007	59,688	161,502
 DAYTIME POPULATION	5,793	67,967	154,175
 MEDIAN HH INCOME	\$63,390	\$65,379	\$67,039
 TOTAL HOUSEHOLDS	2,123	24,007	67,379

SOURCE: ESRI 2024



WIDE
AERIAL



MID
AERIAL



ZOOM
AERIAL



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SUZANNE WASHBURN

407.739.3111
SWASHBURN@ATLANTICRETAIL.COM

ZACH POWELL

407.848.1531
ZPOWELL@ATLANTICRETAIL.COM



ORLANDO

1180 SOLANA AVENUE
WINTER PARK FL, 32789
407.919.6575

WWW.ATLANTICRETAIL.COM

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