

# 8.32 Acres General Industrial for Sale

Land Offered at \$6,799,000

1910 SW Poma Drive | Palm City, FL

**Christenson**  
**Commercial**  
REAL ESTATE

759 S. FEDERAL HWY • SUITE 217 • STUART, FL 34994

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## the offering.

This 8.32-acre general industrial land in Martin County, FL, is a promising opportunity for development. Its site-plan is approved for two buildings totaling 83,200 square feet, with surveys, environmental studies, and architectural drawings already completed, saving significant time and cost. Its proximity to I-95 offers excellent connectivity for logistics and distribution, making it ideal for easy travel north and south.

### *Highlights*

- ✓ **Flexible General Industrial zoning**
- ✓ **Near I-95 & the Florida Turnpike.**
- ✓ **Site-plan approved for 83,200 SF**
- ✓ **Surveys, environmental studies, & architectural drawings completed**
- ✓ **Nearby highway, rail and seaport connections.**
- ✓ **Heavy 3-phase power**

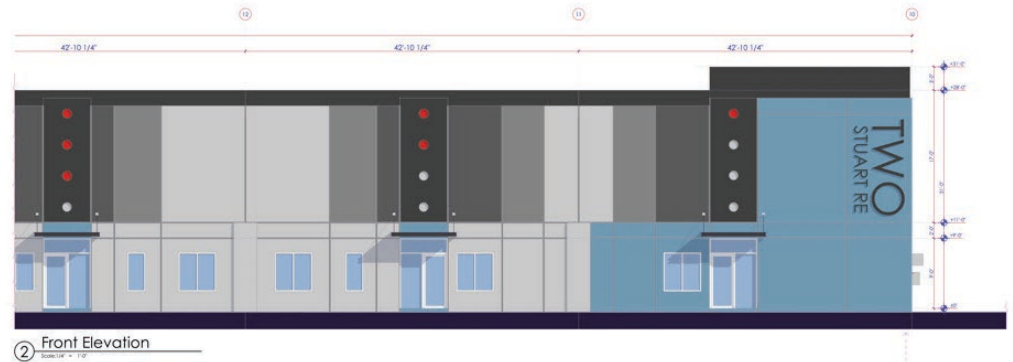
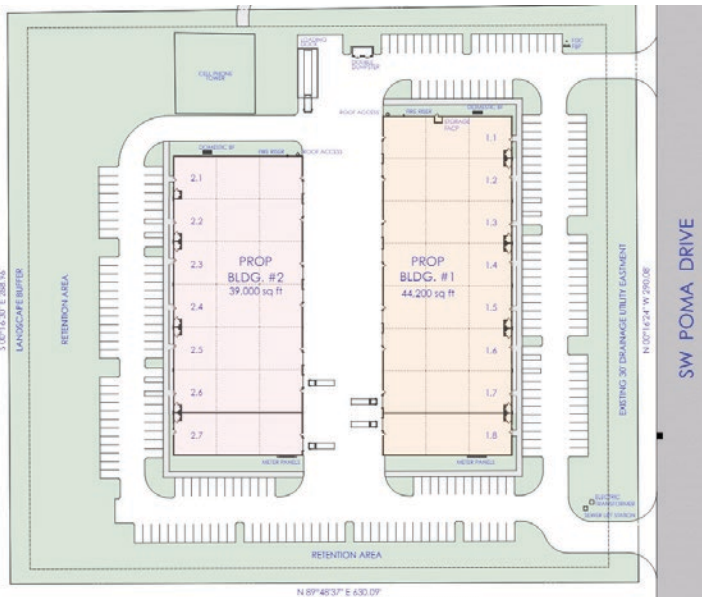
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## approved renderings.

|                     |                     |
|---------------------|---------------------|
| Total Square Feet   | 83,200              |
| Buildings           | 2                   |
| Clear Height        | 24'                 |
| Drive In Bays       | 15                  |
| Exterior Dock Doors | 1                   |
| Construction        | Reinforced Concrete |
| Zoning Description  | Industrial          |



building 1



building 2





## the demographics.

In 2022, Martin County, FL had a population of 159k people with a median age of 53.2 and a median household income of \$77,894. Between 2021 and 2022 the population of Martin County, FL grew from 158,323 to 159,399, a 0.68% increase and its median household income grew from \$69,769 to \$77,894, a 11.6% increase.

### *Population*

**159,399**

2022 Consensus  
+0.68% 1-Year Growth

### *Median Age*

**53.2**

+0.567% 1- Year Increase

### *Income*

**\$77,894**

2022 Median Household Income  
11.6% 1-Year Growth

### *Unemployment*

**3.2%**

Lowest on the Treasure Coast

### *Workforce*

**2,533**

Number of Martin Countians ready  
for work. (February 2024)

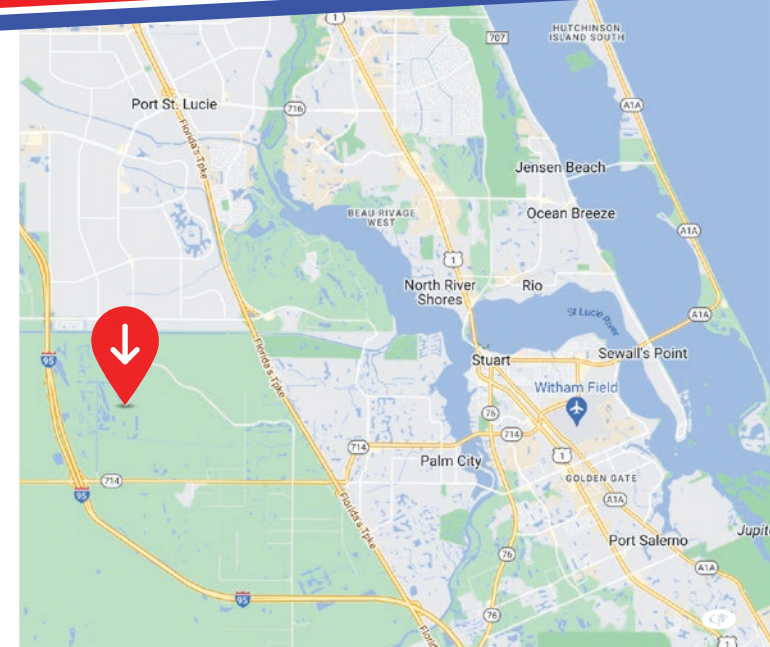
### *Jobs*

**76,069**

Martin County companies are  
currently employing more than  
76,996 talented team members.  
(December 2023).

**MORE DEMOGRAPHIC INFO**

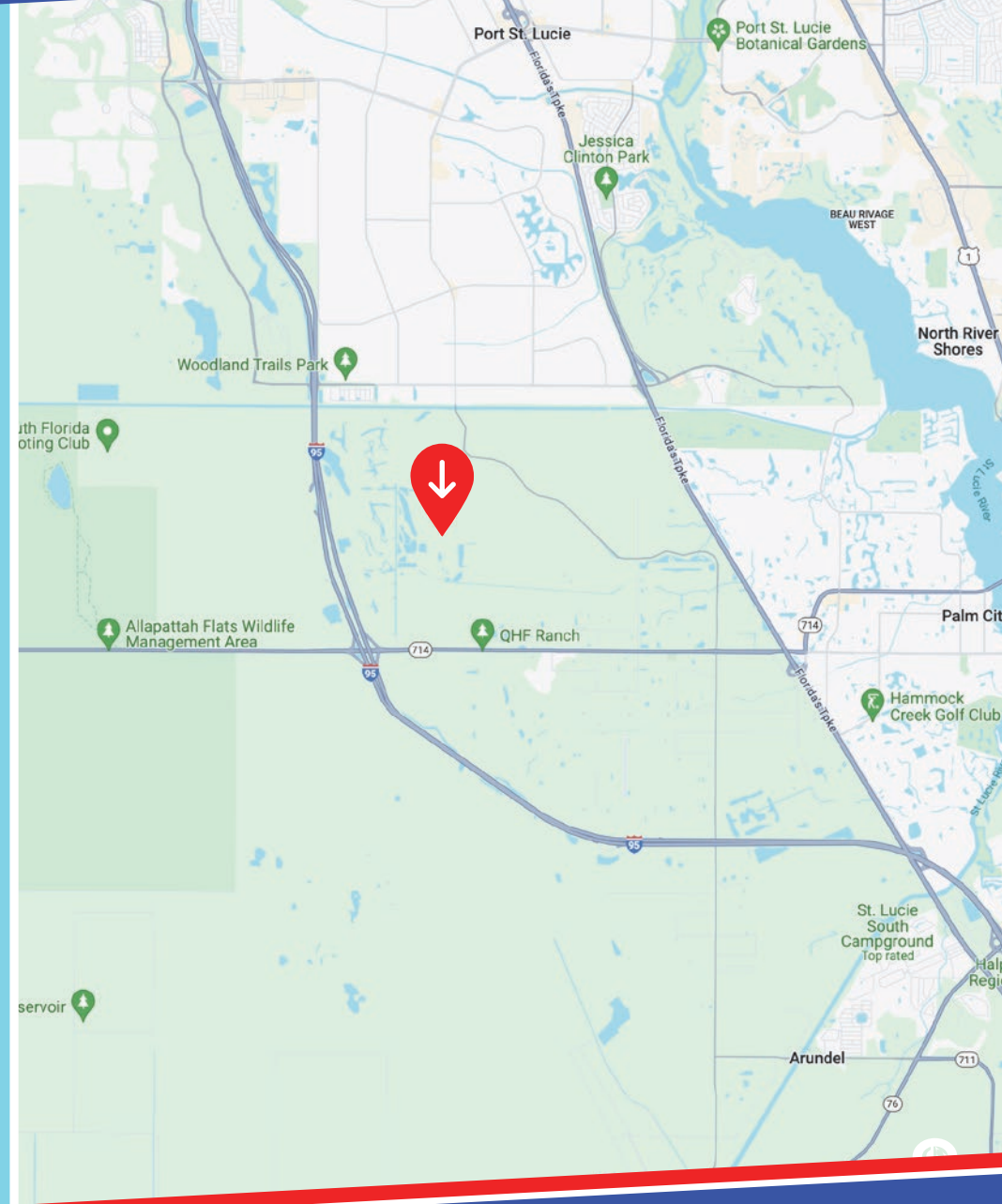
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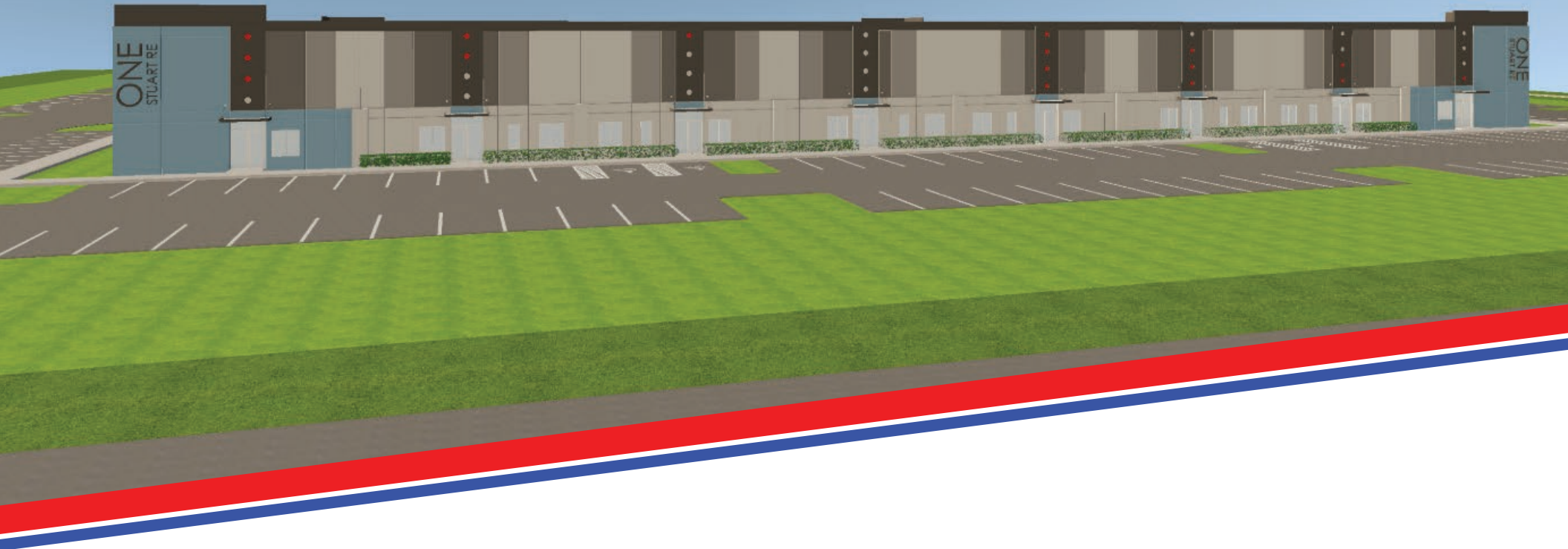
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