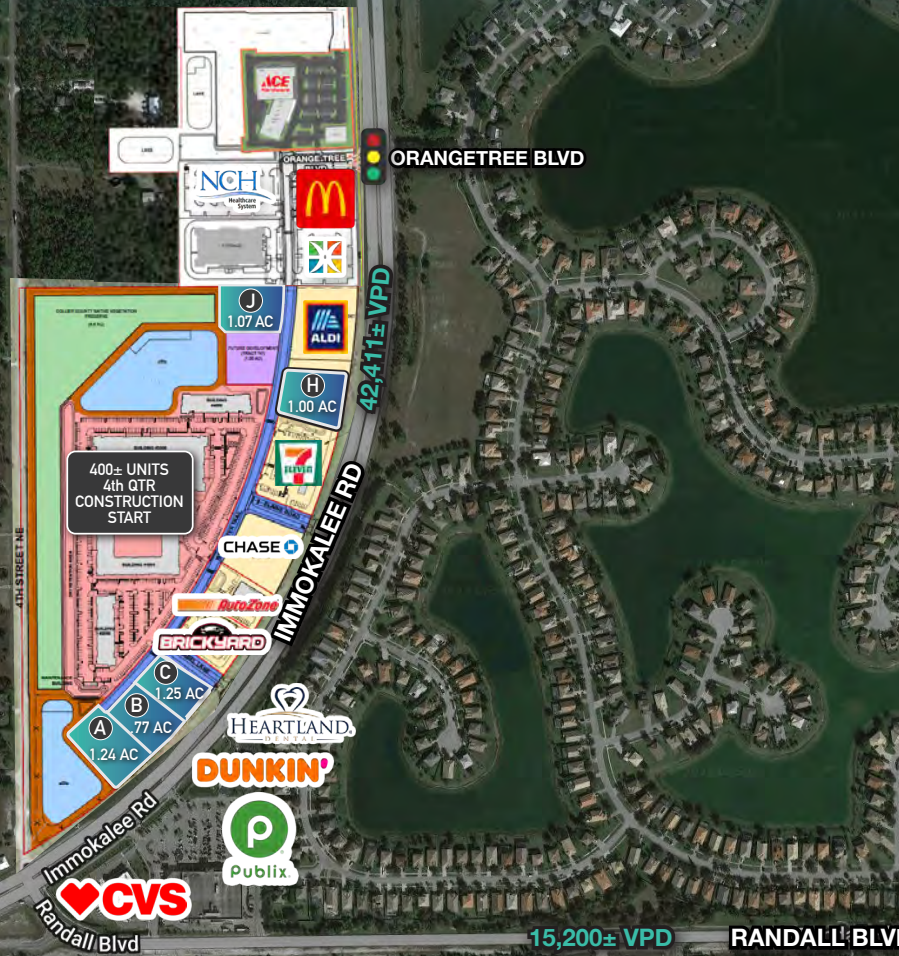




THE RANDALL AT ORANGETREE

FOR SALE/GROUND LEASE · PRIME RETAIL DEVELOPMENT
NE CORNER OF IMMOKALEE RD & RANDALL BLVD · NAPLES, FL 34120

PARCEL	TENANT	ACRES
A	AVAILABLE	1.24 AC
B	AVAILABLE	0.77 AC
C	AVAILABLE	1.25 AC
D	BRICKYARD	1.15 AC
E	AUTOZONE	0.98 AC
F	CHASE BANK	1.45 AC
G	7 - ELEVEN	2.02 AC
H	AVAILABLE	1.00 AC
I	ALDI	2.17 AC
J	AVAILABLE	1.07 AC



VALENCIA GOLF & COUNTRY CLUB
800± UNITS

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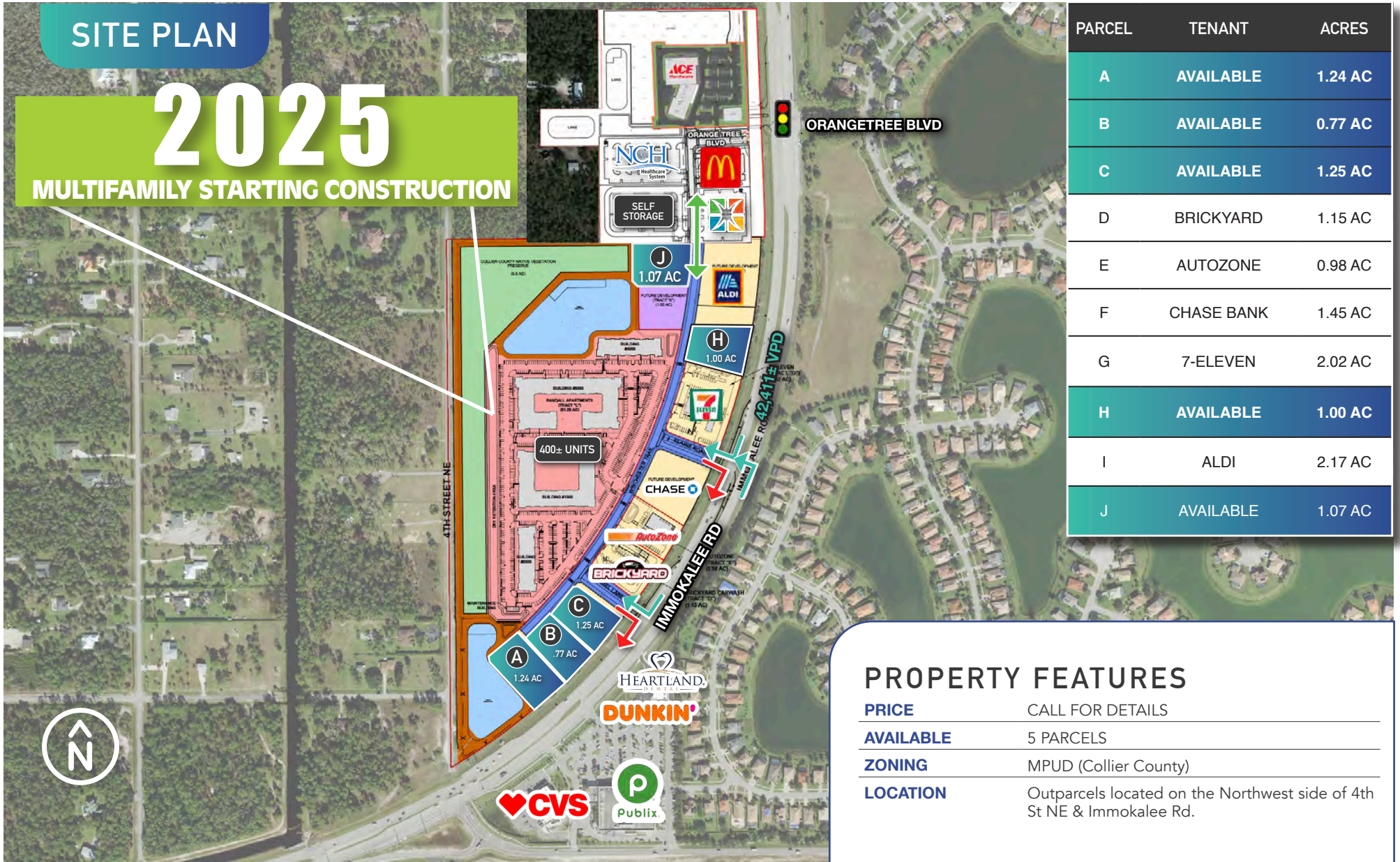
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SITE PLAN

2025

MULTIFAMILY STARTING CONSTRUCTION



PARCEL	TENANT	ACRES
A	AVAILABLE	1.24 AC
B	AVAILABLE	0.77 AC
C	AVAILABLE	1.25 AC
D	BRICKYARD	1.15 AC
E	AUTOZONE	0.98 AC
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J	AVAILABLE	1.07 AC

PROPERTY FEATURES

PRICE	CALL FOR DETAILS
AVAILABLE	5 PARCELS
ZONING	MPUD (Collier County)
LOCATION	Outparcels located on the Northwest side of 4th St NE & Immokalee Rd.

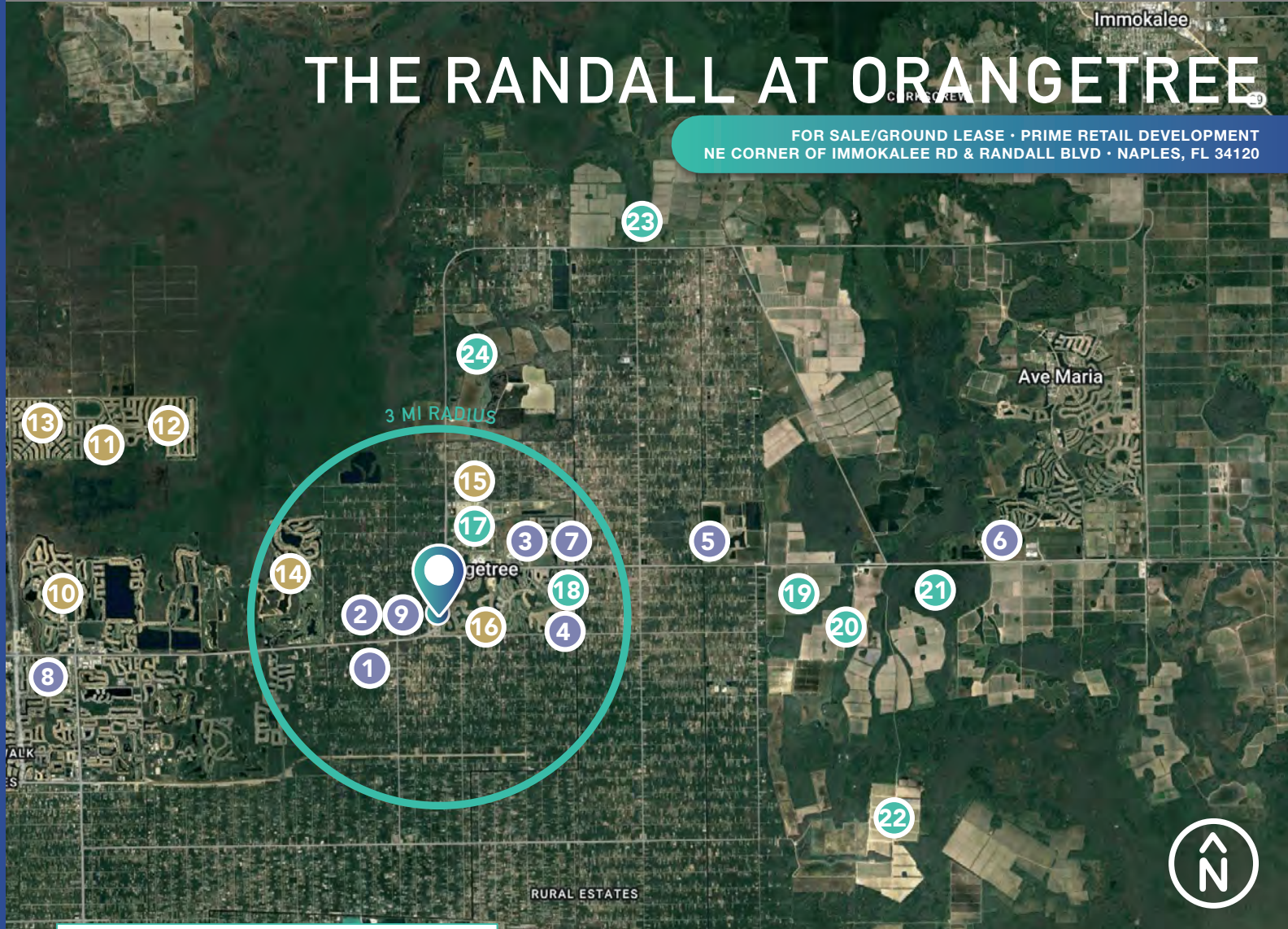


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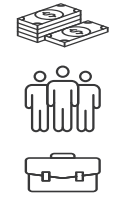
KEY

- Under Development - 17,200± Units
- Planned Developments - 15,340± Units
- Built Out - 6,861± SF

- 1 Valencia Lakes (GL Homes) - 400± Units
- 2 4th Quarter Construction Start - 400± Units
- 3 The Ranch At Orange Blossom - 1,950± Units
- 4 Valencia Country Club - 450± Units
- 5 Skysail - 1,500± Units
- 6 Ave Maria SRA - 11,000± Units
- 7 Orange Blossom Ranch - 320± Units
- 8 Valencia Trails - 800± Units
- 9 Winchester - 400± Units
- 10 Esplanade Golf & Country Club - 1,121± Units
- 11 Valencia Bonita - 997± Units
- 12 Bonita National - 1,489± Units
- 13 Village Walk of Bonita - 1,655± Units
- 14 Twin Eagles - 717± Units
- 15 Waterways of Naples Community - 423± Units
- 16 Valencia Lakes - 419± Units
- 17 Lennar - 400± Units
- 18 Terreno - 650± Units
- 19 Rivergrass Village - 2,500± Units
- 20 Longwater Village - 2,600± Units
- 21 Town of Big Cypress - 440± Units
- 22 Bellmar Village - 2,750± Units
- 23 Brightshore - 2,000± Units
- 24 Immokalee Road Rural Village - 4,000± Units

2024 DEMOGRAPHICS

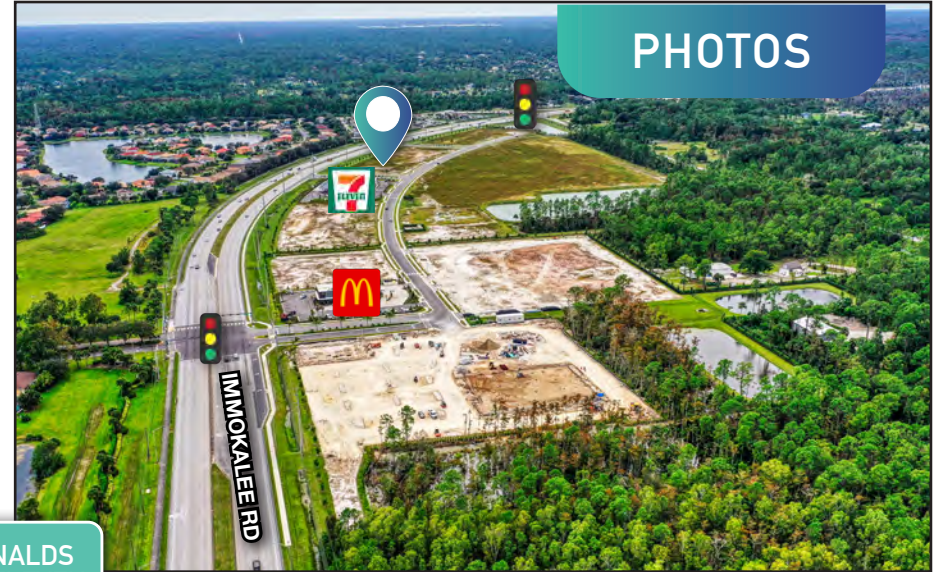
THE RANDALL AT ORANGE TREE



	1 MILE	3 MILE	5 MILE
MEDIAN H.H INCOME	\$97,410	\$132,213	\$131,724
POPULATION	3,059	15,555	36,782
EMPLOYMENT DENSITY	561	3,390	7,789

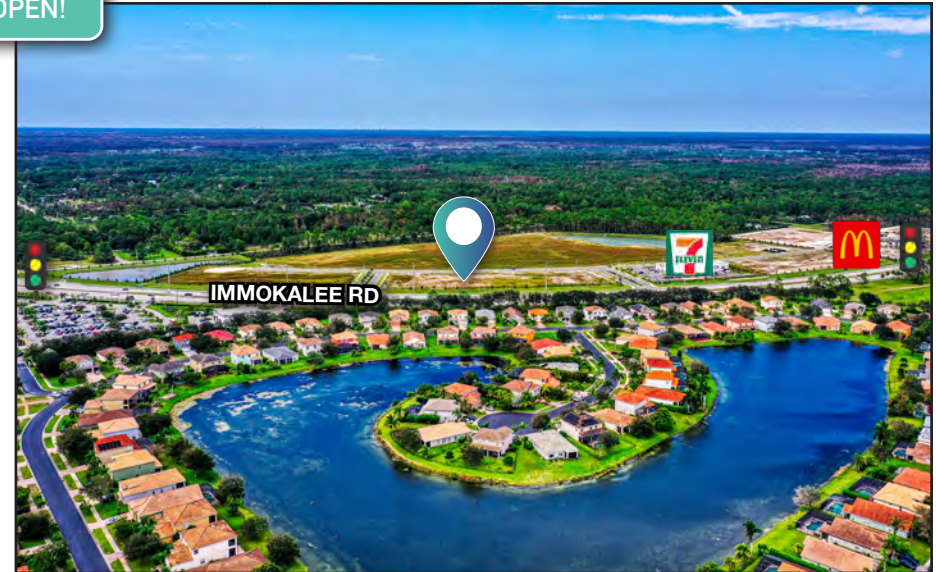
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PHOTOS

MCDONALDS
AND 7-ELEVEN
NOW OPEN!



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