

BUILD TO SUIT OR GROUND LEASE



SR 60 & 90TH AVE VERO BEACH, FLORIDA

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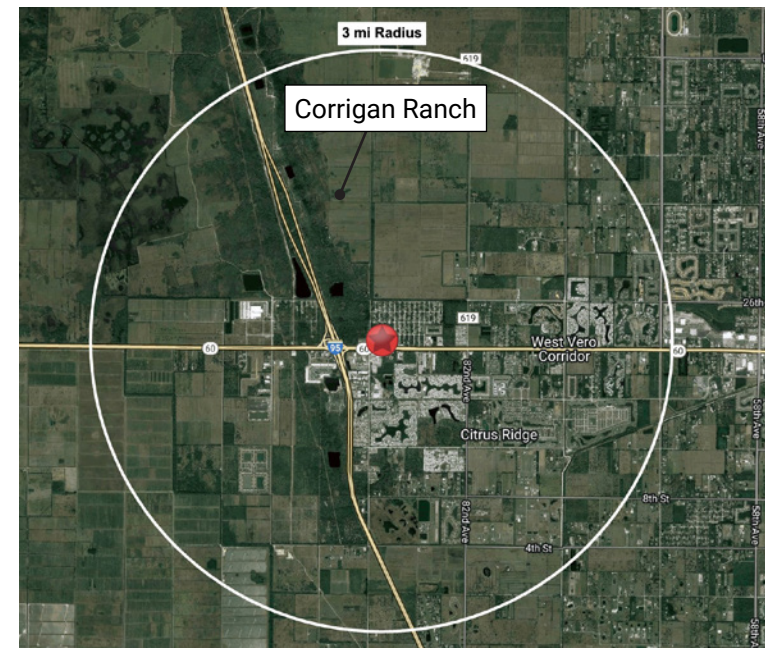
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HIGHLIGHTS

- High visibility location serving western Indian River County and I-95 highway traffic
- Cross access with signalized intersection at SR60 & 90th Ave.
- High growth area with many new retailers recently opened or under development
- Future growth planned around the site including the Corrigan Ranch development totaling 3,200 residential units and 12 million sf of commercial space.

OFFERING SUMMARY

Zoning: CG	SIZE
Parcel 1	2.03 ac
Parcel 2	2.72 ac



DEMOGRAPHICS (3 mi)



Population
13,310



Daytime
Population
3,303

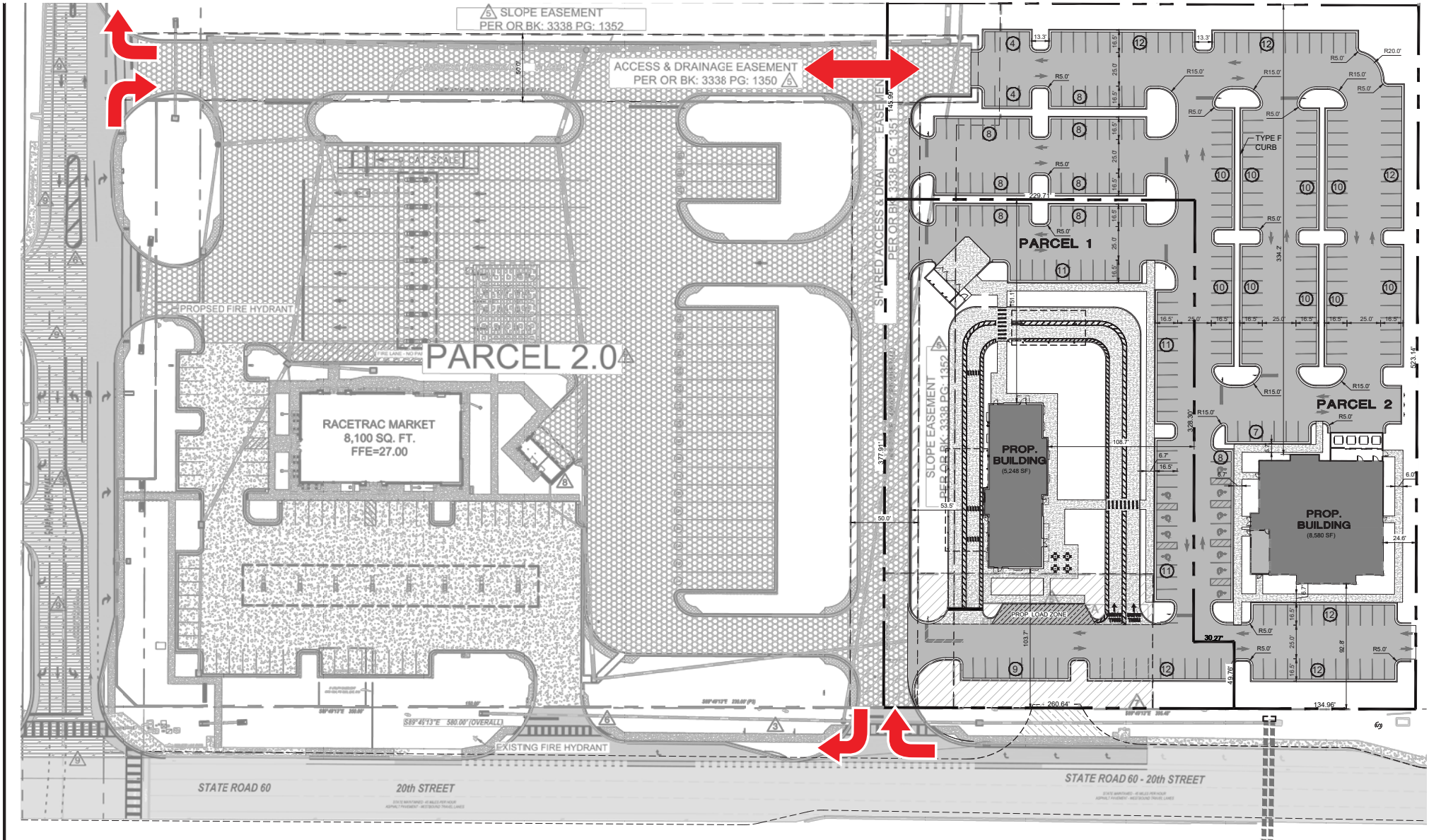


Average HH
Income
\$73,559



Median
Age
62.2





Landmark

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