



FOR SALE

**3,045 SF/0.70 Acres - Commercial Use**  
301 Big Tree Road, Daytona Beach, FL



### Property Overview

Address	301 Big Tree Road, Daytona Beach, FL, 32119
Zoning	Commercial Intensive
Flood Zone	B and X
BLDG Area	3,045 SF
Land Area	0.70 Acres
Parking	22 spaces (7.22 spaces per 1,000 SF)
Parcel	5344-16-00-0552
Year Built	2007

### Demographics

	1 Mile	3 Miles	5 Miles
Population	8,651	58,068	119,468
Median HH Income	\$41,048	\$41,085	\$41,057
Average HH Income	\$51,320	\$56,819	\$56,924
Households	3,953	28,097	54,719
Q3 2022 Employees	3,050	29,371	66,972
Median Age	41.1	47.3	44.9
Retail Sales	\$200M	\$1.5B	\$2.8B

### Traffic Counts

Big Tree Road	7,600 VPD
U.S. Highway 1	31,500 VPD

**PRICE: \$795,000**

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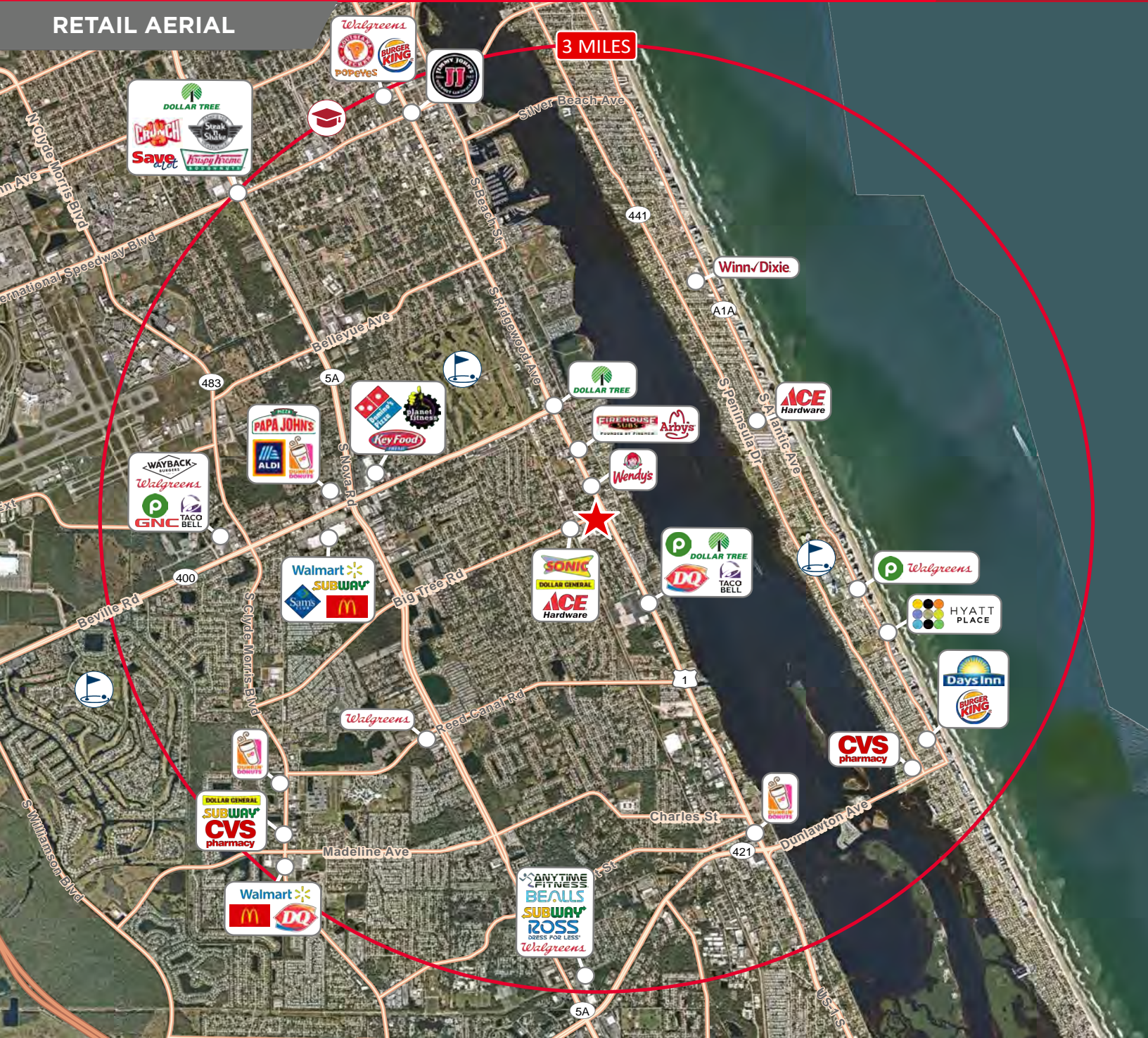


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RETAIL AERIAL



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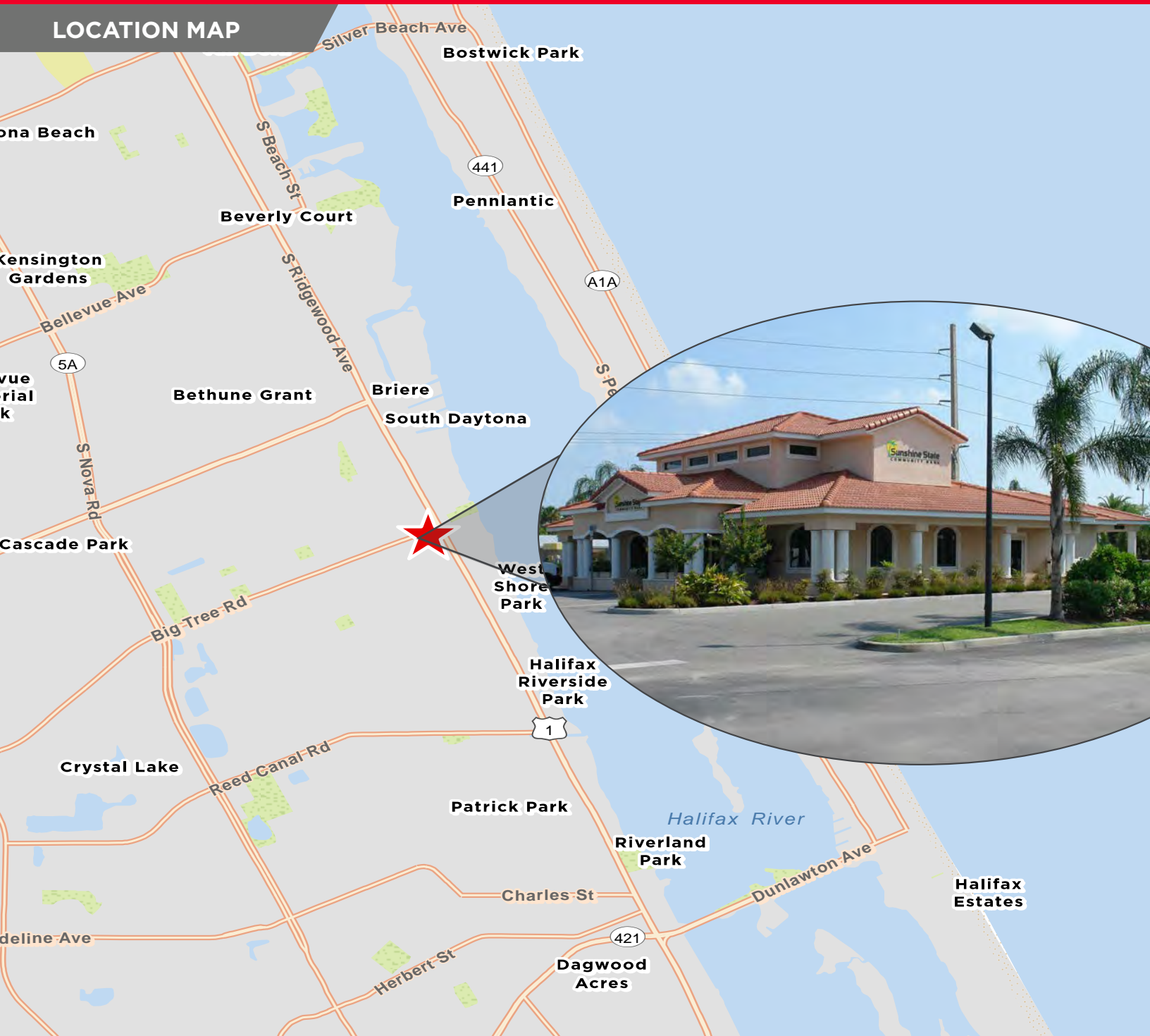


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**LOCATION MAP**



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