

1 Midway Road

Fort Pierce, FL

Rail Served ±87 Acre Industrial Parcel Available For Sale



PROPERTY HIGHLIGHTS

- + Immediate I-95 Access and Visibility
- + Rail Served – Active Spur – FEC Rail Service
- + Industrial Zoning - Light Industrial and Heavy Industrial Uses Approved Subject to Use
- + Fully Cleared at Its Native Level
- + All Utilities to Site
- + Traffic Light at Entrance
- + Located in the Center of St Lucie County
- + 900' of Frontage on Midway Road

Contact Us

ROBERT SMITH
Executive Vice President
+1 561 707 5558
robert.c.smith@cbre.com

KIRK NELSON
Executive Vice President
+1 561 716 9936
kirk.nelson@cbre.com

Price: Call for Details



PRIME LOCATION

- + Expedited plan review, Fast Track Permitting, Pro-growth Government
- + Very professional and aggressive local Economic Development Council
- + Low Cost of Living with Most Affordable Housing
- + ZERO state income tax
- + 3 to 5 times faster population growth projections for 2035 than any other South Florida County



Direct Frontage
and Visibility
Along I-95



Direct I-95 access
via Midway Road



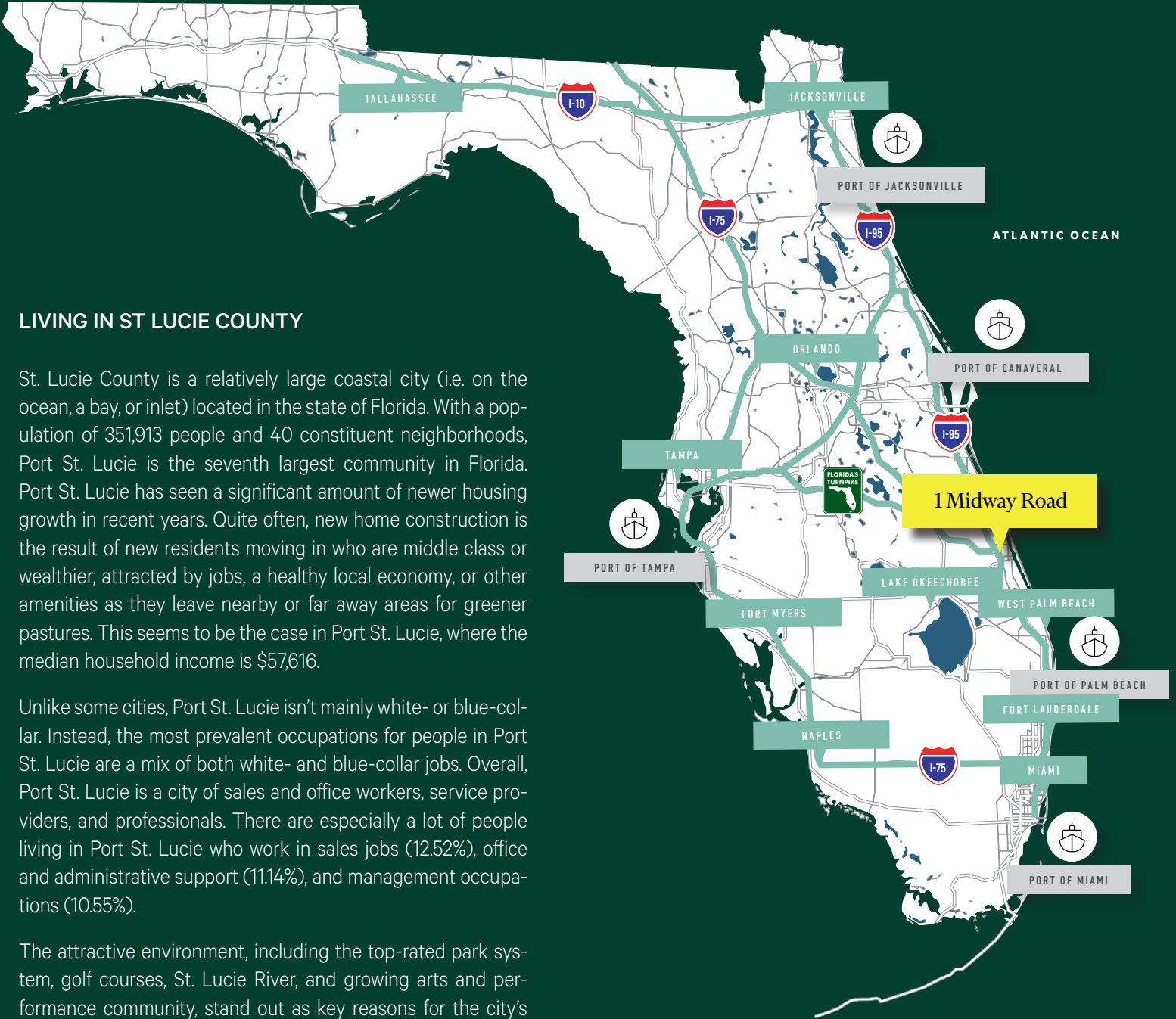
Property boasts rail,
highway and seaport
connections



Close proximity to
Florida's Turpike

20 MILLION
RESIDENTS WITHIN
4 HOURS

Area Overview



LIVING IN ST LUCIE COUNTY

St. Lucie County is a relatively large coastal city (i.e. on the ocean, a bay, or inlet) located in the state of Florida. With a population of 351,913 people and 40 constituent neighborhoods, Port St. Lucie is the seventh largest community in Florida. Port St. Lucie has seen a significant amount of newer housing growth in recent years. Quite often, new home construction is the result of new residents moving in who are middle class or wealthier, attracted by jobs, a healthy local economy, or other amenities as they leave nearby or far away areas for greener pastures. This seems to be the case in Port St. Lucie, where the median household income is \$57,616.

Unlike some cities, Port St. Lucie isn't mainly white- or blue-collar. Instead, the most prevalent occupations for people in Port St. Lucie are a mix of both white- and blue-collar jobs. Overall, Port St. Lucie is a city of sales and office workers, service providers, and professionals. There are especially a lot of people living in Port St. Lucie who work in sales jobs (12.52%), office and administrative support (11.14%), and management occupations (10.55%).

The attractive environment, including the top-rated park system, golf courses, St. Lucie River, and growing arts and performance community, stand out as key reasons for the city's growth in recent years. Port St. Lucie also attracts a vibrant mix of people because of its low crime rate, diverse housing stock, abundant open space and because of the optimistic vision of its residents.

±87 ACRES TOTAL
1 Midway Road | Fort Peirce, FL

For Sale



LOGISTICS & DISTRIBUTION

Located among Florida's largest population centers, St. Lucie County is home to 14 distribution companies and is quickly becoming known as the most desirable location to service Florida's population growth with affordable labor force and reasonable cost of living.

FedEx Ground FRESH CO AMAZON

SOUTHERN EAGLE Natalie's TOTAL TRUCK PARTS

Walmart Coca-Cola

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