

THE STANDARD

GAINESVILLE

1360 W. UNIVERSITY AVE
GAINESVILLE, FL 32603

Colliers

LEE &
ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

LAUREN VAZQUEZ

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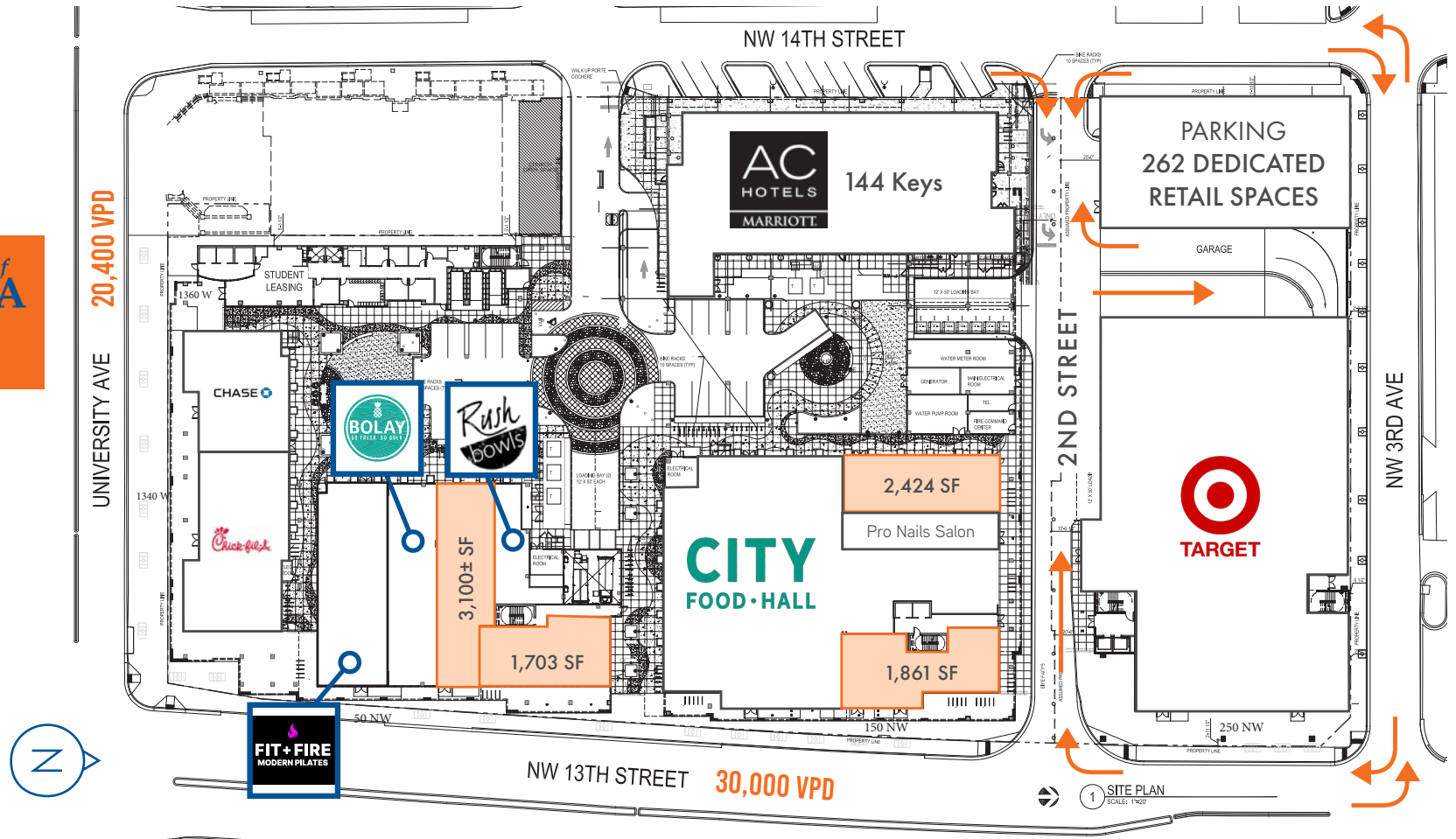
WHITNEY SPANGLER

+1 404 574 1046

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\$236K
AVG ANNUAL
INCOME OF
RESIDENTS

100%
LEASED
APARTMENTS

1,200
BEDS

144 - KEY
AC MARRIOTT
HOTEL

960 NEW JOBS
193 START-UPS
GENERATED BY THE
INNOVATION DISTRICT

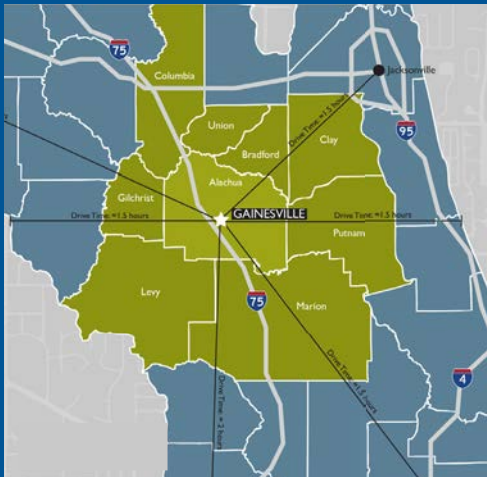
GAINESVILLE FLORIDA

DEMOGRAPHICS

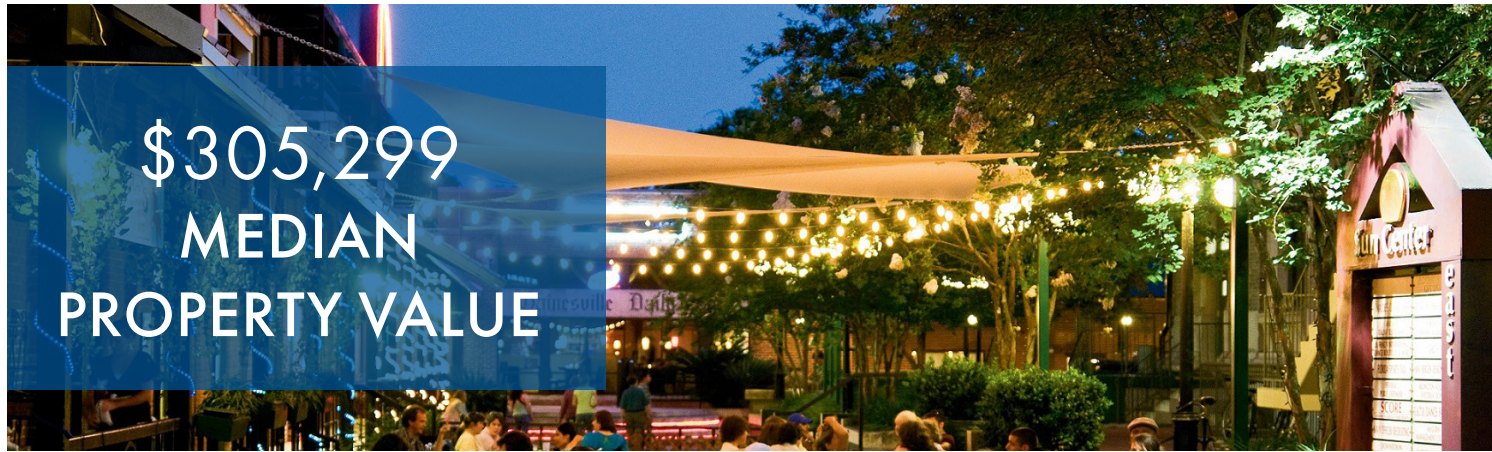
	1 MILE	3 MILE	5 MILE
Total Population	25,147	100,407	164,426
Total Households	7,864	41,197	67,742
Average HH Income	\$41,662	\$68,873	\$76,612
Daytime Population	55,478	135,842	205,901

Source: ESRI Business Analyst, 2026

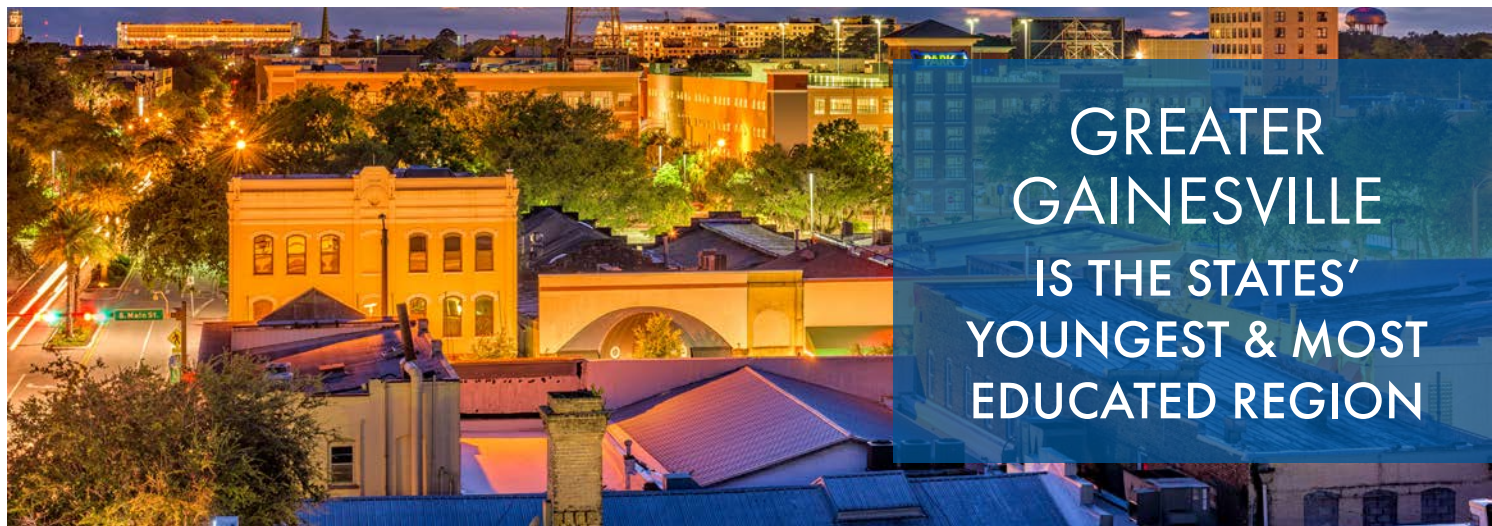
LOCATION



284,030
POPULATION IN
ALACHUA COUNTY



\$305,299
MEDIAN
PROPERTY VALUE



GREATER
GAINESVILLE
IS THE STATES'
YOUNGEST & MOST
EDUCATED REGION



THE UNIVERSITY OF FLORIDA, is an American public land-grant, sea-grant and space-grant research university on a 2,000-acre campus in Gainesville, Florida. The University of Florida is home to 16 academic colleges and more than 180 research centers and institutes on one contiguous campus.

CLASSIFIED AS A RESEARCH UNIVERSITY
with Very High Research by the Carnegie Foundation for the Advancement of Teaching

3RD LARGEST FLORIDA UNIVERSITY
by student population.

5TH LARGEST SINGLE-CAMPUS UNIVERSITY
in the United States.



**#1
TOP PUBLIC
UNIVERSITY IN THE
UNITED STATES**



**60,795±
UF STUDENTS LIVE IN
GAINESVILLE
32,228
UNIVERSITY EMPLOYEES**



**CLOSE PROXIMITY TO
BEN HILL GRIFFIN STADIUM,
WITH MORE THAN 1.2M
VISITORS ANNUALLY**

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