

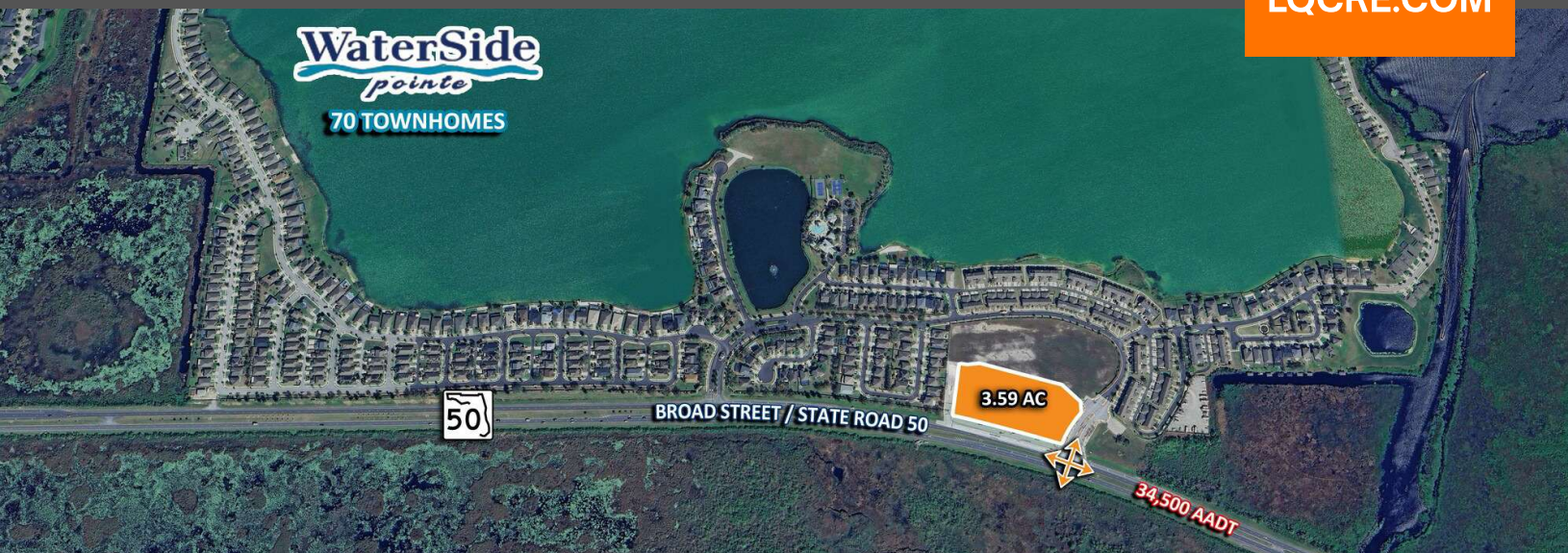
WATERSIDE POINTE OUTPARCEL

NWC SR 50 & Waterside Pointe Dr | Groveland, FL 34736
Up To 3.59± AC Land For Sale or Ground Lease (Orlando MSA)



LQ Commercial
REAL ESTATE SERVICES

LQCRE.COM



\$950,000
ACRE



1 - 3.59
ACRES



SALE OR
GROUND LEASE

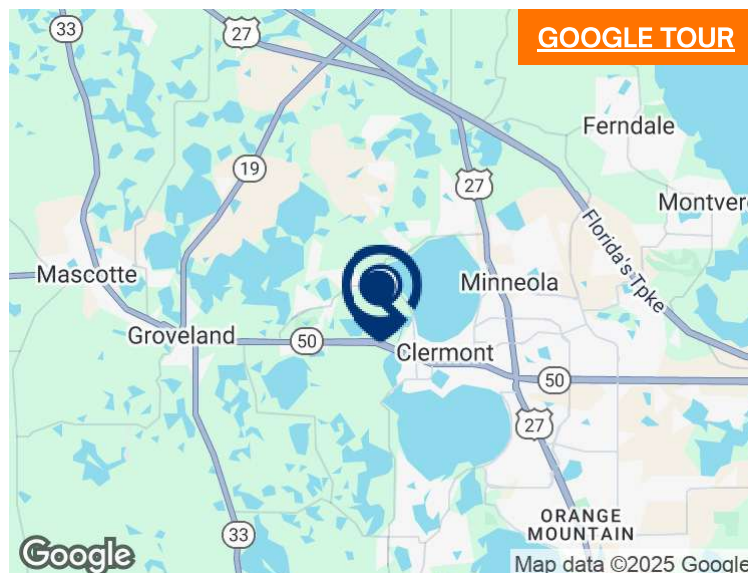


ZONED
PUD



34,500
CPD

- 1 - 3.6 AC for sale or ground lease.
- Fronting 70-unit, lakefront 'Waterside Pointe' townhomes.
- Growing Groveland, Florida just west of Clermont's US-27.
- Five-year projected growth of 3.8%.
- Planned Unit Development (PUD) zoning.
- Pad-ready, with off-site retention.
- Daily traffic of 34,500 vehicles per day.
- Excellent visibility on Orlando's East-West connector, SR 50.
- Neighboring developments:
 - IVX Health Medical
 - Cypress Reserve (Single & Multi-Family)
 - Clermont West (Mixed-Use)
- Retailers: Publix, Heartland Dental, Citrus Valley Car Wash, Starbucks, Chipotle, McDonald's, Mini Storage & many more.



[PROPERTIES.LQCRE.COM/GROVELAND-LAND](https://properties.lqcre.com/groveland-land)



TOTAL POPULATION
86,833



5-YR POP. INCREASE
3.8%



AVERAGE HH INCOME
\$114,950



500 Winderley Pl #104
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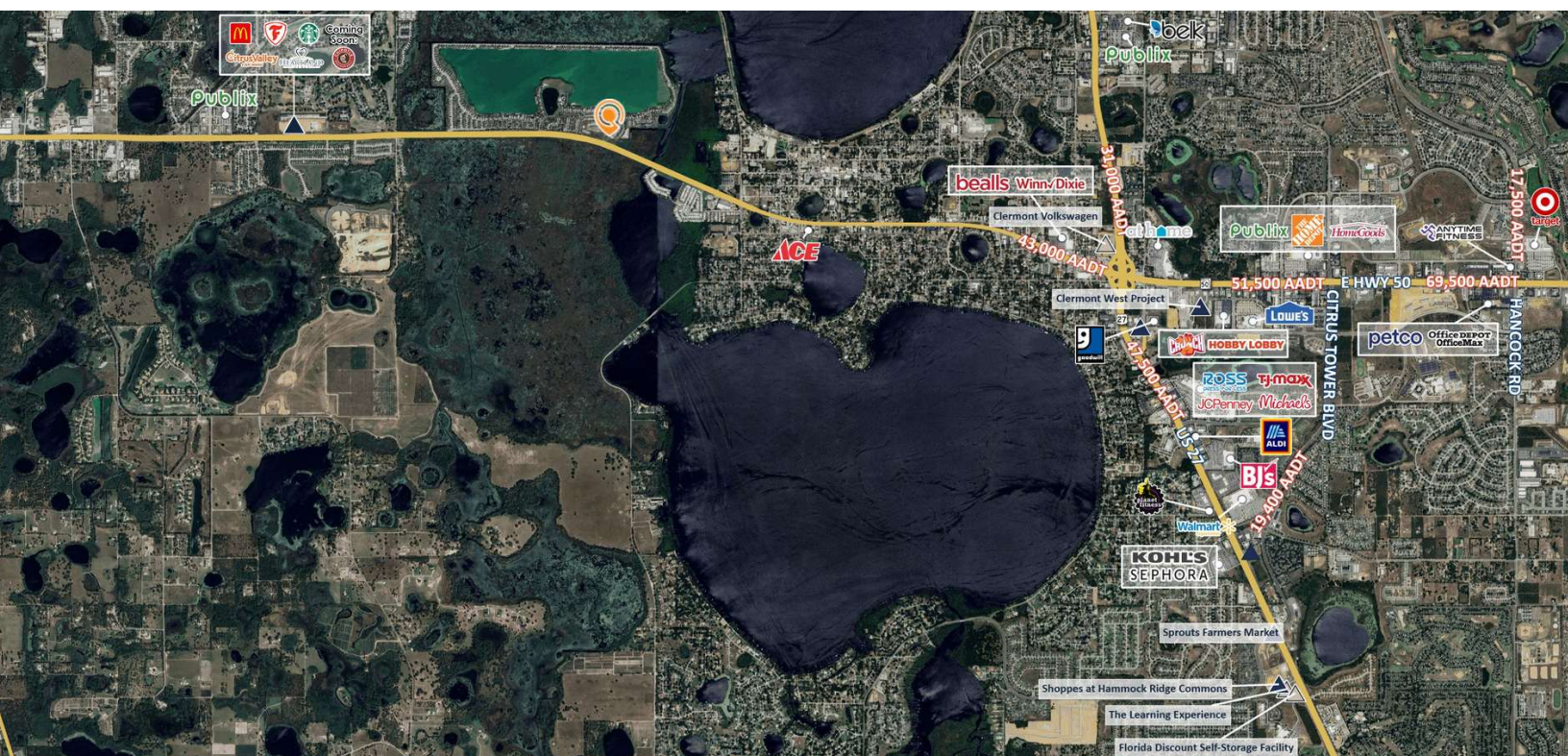
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Information obtained from owner(s) or other sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. All properties subject to change or withdrawal without notice.

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