



Cortez Blvd

Cortez Blvd, Weeki Wachee, FL 34613



April Cannon

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Cortez Blvd

\$1,785,000

High Visibility location Zoned C-1- Corner parcel on Cortez (SR50) just 400 feet east of Deltona on North side. Ideal location for all retail and medical office uses. County Library is just west of site and Fire Station #12 is located on east side. CPD exceeds 33,000 cars per day. Retailers in the area include Racetrac, Circle K, Winn Dixie, CVS, Just 3000 feet east of 19 and world famous Weeki Wachee Springs....

- CPD exceeds 33,000 cars per day
- High Visibility location Zoned C-1
- Corner parcel on Cortez (SR50)



Zoning Map

Price:	\$1,785,000
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	Mixed Use
Sale Type:	Investment or Owner User
Total Lot Size:	5.70 AC
No. Lots:	1
Zoning Description:	C-1
APN / Parcel ID:	R36-422-17-0000-0410-0011

Key# 1215606
Brooksville, FL

UTILITY LEGEND

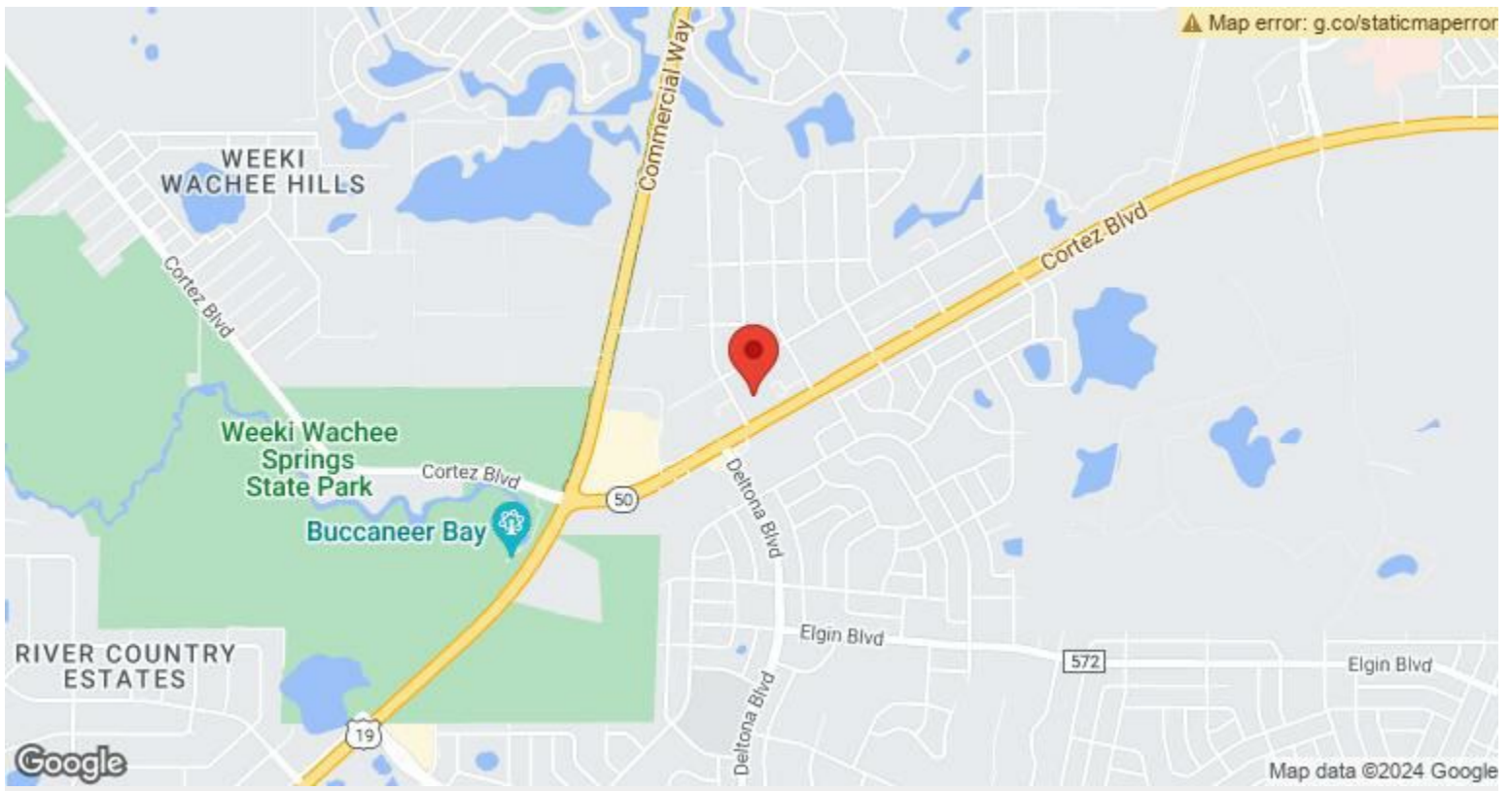
Water

- Water main
- Service lateral
- Meter box
- Fire hydrant

Sewer

- Force main
- Gravity main
- Manhole
- Lift station

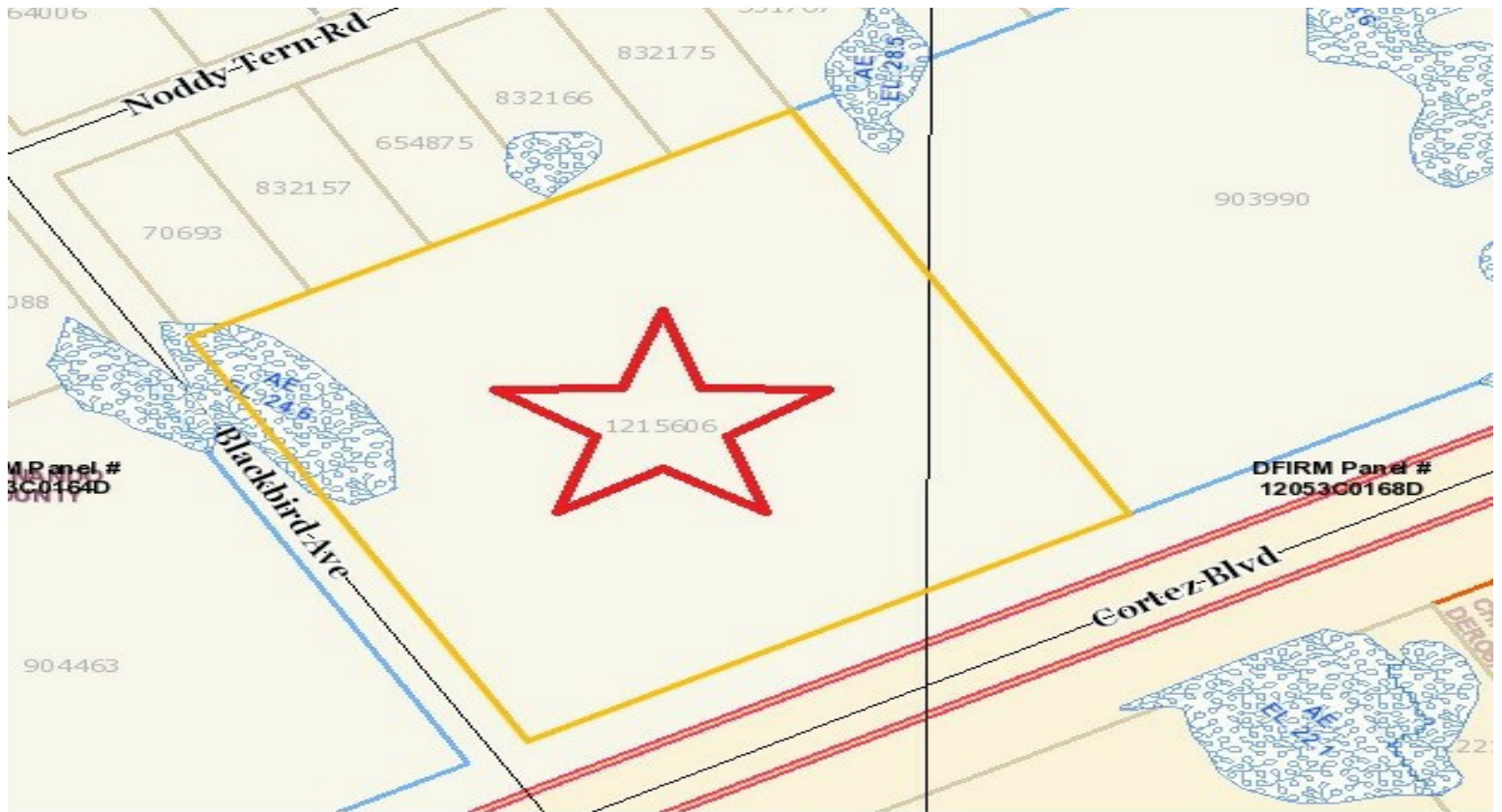
Please note that the map provided is to be used for visual reference only and is subject to a field survey. Location does not guarantee capacity, a capacity request, along with a site plan, is required to determine capacity. Website: <http://www.hernandocounty.us/departments/departments-n-2/utilities> HCUD Customer Service 352.754.4037 • HCUD Engineering 352.540.4368



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Property Photos



Flood Plain Map

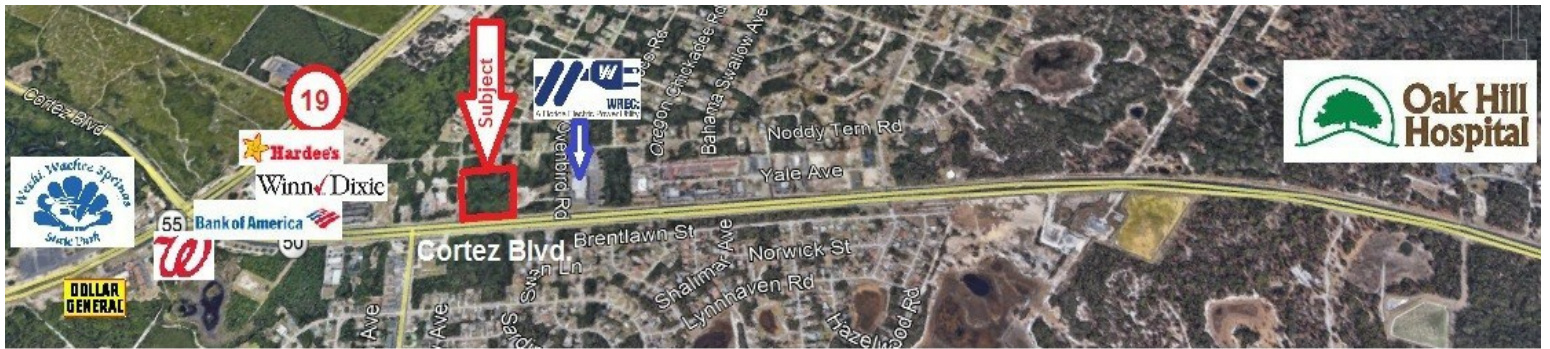
Other



Traffic Map via DOT

Other

Property Photos



Deltona

Aerial



SA Plat Map