



SUBJECT



Kings Hwy Industrial Development Site

2106 N Kings Hwy, Fort Pierce, Florida 34950



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PROPERTY OVERVIEW



| | |
|-------------------|--------------------|
| Sale Price | \$4,500,000 |
|-------------------|--------------------|

Offering Summary

| | |
|----------------|------------------|
| Acreage: | 16.62 Acres |
| Price / Acre: | \$270,758 |
| City: | Fort Pierce |
| County: | Saint Lucie |
| State: | Florida |
| Property Type: | Development Land |

Property Overview

This 16.62 ± acre industrially zoned development site is located 1.7 miles north of Orange Ave. Exit 131 of I-95 in St. Lucie County. Surrounded by industrial development and warehouses, with excellent access, this property offers a strong opportunity for a distribution user, trucking facility, manufacturer or developer. The property is located across Kings Hwy from the stabilized Kings Hwy Industrial Park at Commercial Circle.

The Florida Department of Transportation has expanded Kings Hwy to a four lane divided highway as far as one mile south of the property with imminent plans for further expansion in front of the property to be completed in 2026. Those plans include a signalized interchange at the southwest corner of the property with excellent potential for future commercial use. The complete project is projected to be completed in 2027 providing four lane access to I-95 both Indrio Rd (FL614) to the north and Orange Ave (FL68) to the south.

SPECIFICATIONS & FEATURES



Specifications & Features

Uplands / Wetlands:

100% uplands

8 acres of Winder Loamy Sand
3 acres of Wabasso Sand
3 acres of Arents
3 acres of Nettles & Oldsmar Sands

Taxes & Tax Year:

2023 Property Taxes were \$7,252.11

Zoning / FLU:

IL: Industrial Light

Road Frontage:

600 FT ± on North Kings Hwy

Fencing:

Barbed wire perimeter fenced

LOCATION



Location & Driving Directions

Parcel: 1336-331-0000-000-2

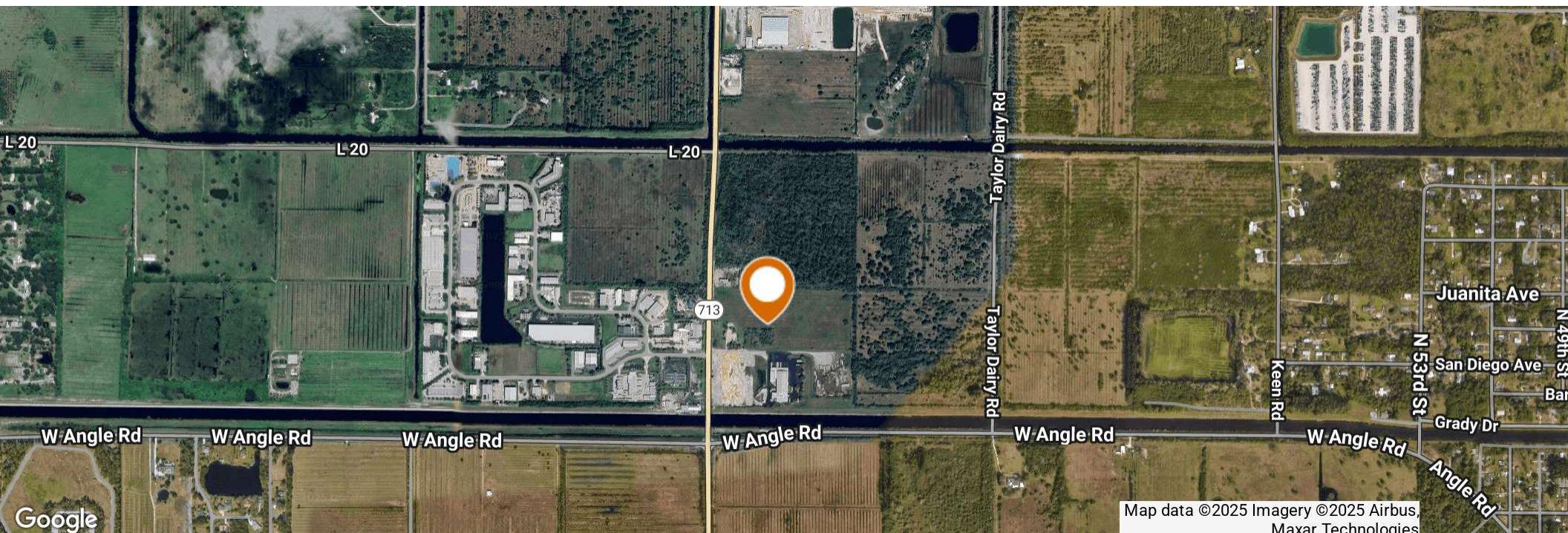
GPS: 27.472356, -80.3973463

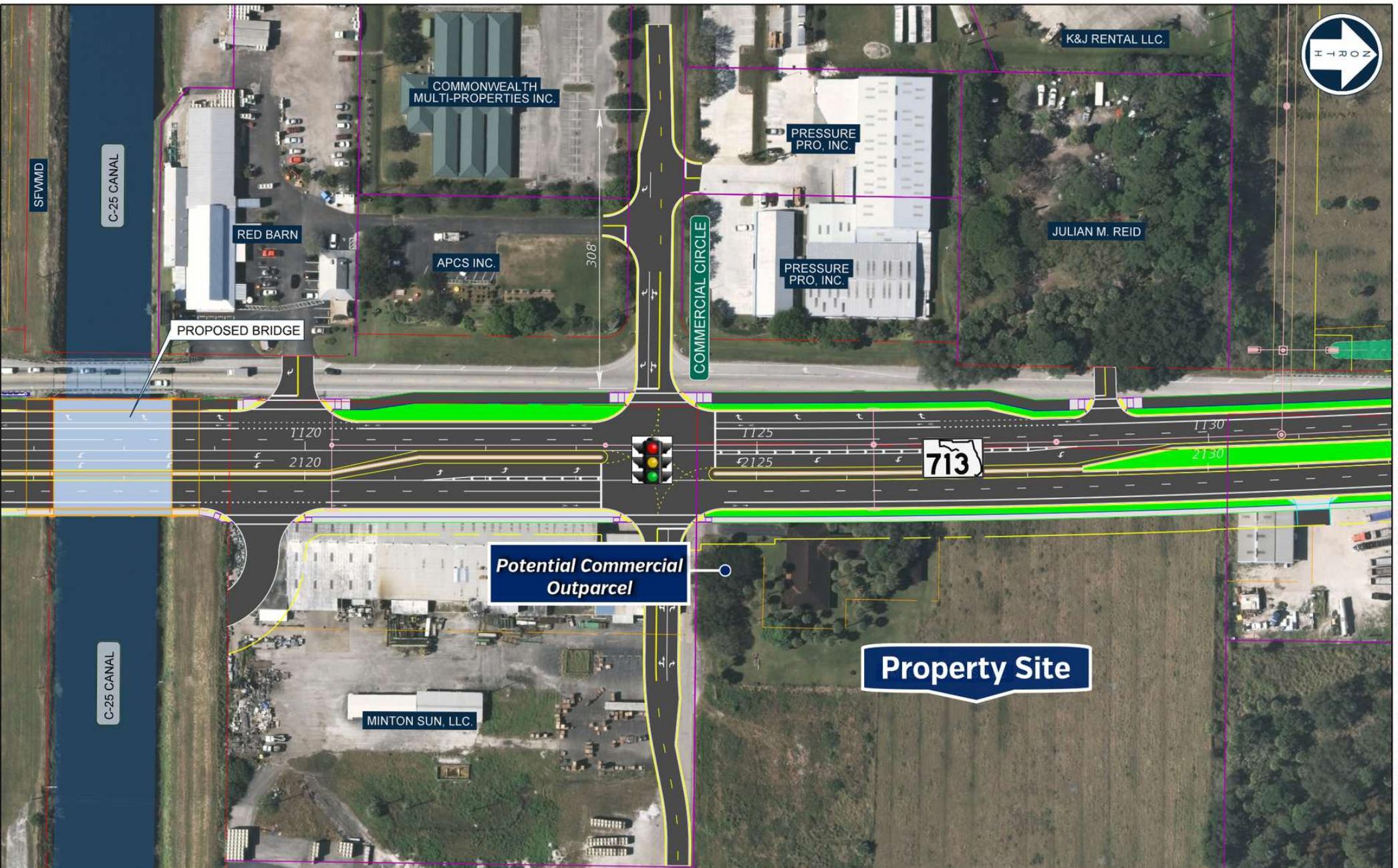
- From the intersection of SR68 and I-95 travel west 1650 feet to Kings Hwy
- Take a right and travel north 1.7 miles property is on your right.

Driving Directions:

Showing Instructions:

Call for instructions





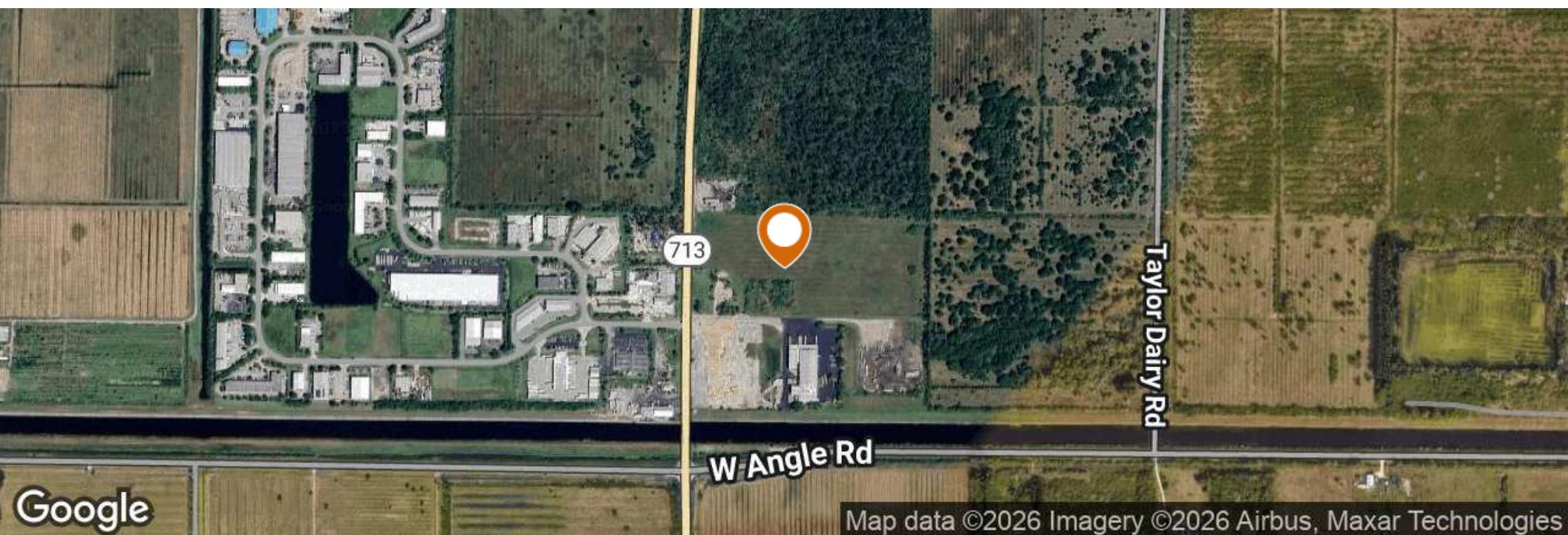
| REVISIONS | | | | OSCAR OLIVA, P.E. P.E. LICENSE NUMBER 75502 BCC ENGINEERING, LLC. 6401 SW 87th AVE, SUITE 200, MIAMI, FLORIDA 33173 P: (305) 670-2350 F: (305) 670-2351 | STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION | | | AMRC EXHIBIT ALTERNATIVE 2 | SHEET NO. | | |
|-----------|-------------|------|-------------|--|--|--------|----------------------|-------------------------------|--------------|--------|--------|
| DATE | DESCRIPTION | DATE | DESCRIPTION | | ROAD NO. | COUNTY | FINANCIAL PROJECT ID | | | | |
| | | | | SR 713 | ST. LUCIE | | 438379-1-52-01 | SUSERS | SDATES | STIMES | SFILES |



REGIONAL & LOCATION MAP



Map data ©2026 Imagery ©2026 NASA



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