



Orange Park Corner Retail Parcel

565 Kingsley Ave | Orange Park, FL 32073

Property Highlights:

- 1.0± AC parcel at signalized intersection
- ¼ mile west of Park Avenue (US-17) in Orange Park
- Surrounding retailers includes Walgreens, CVS, Dairy Queen, Winn-Dixie and the public library
- Zoned CG / Commercial General
- Located in close proximity to Fleming Island residential
- Traffic counts:
 - > Kingsley: 29,500 AADT
 - > Park Ave (US-17): 61,500 AADT
- **Sale Price: \$1,000,000**

[View Online](#)

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Trade Area



Demographics

Source: ESRI Business Analyst, 2025



Population



Daytime Population



Median Household Income



Average Household Income

	Population	Daytime Population	Median Household Income	Average Household Income
3 Mile	37,879	39,778	\$62,383	\$82,852
5 Mile	109,658	113,865	\$70,229	\$91,023
7 Mile	254,122	231,933	\$69,650	\$90,686



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