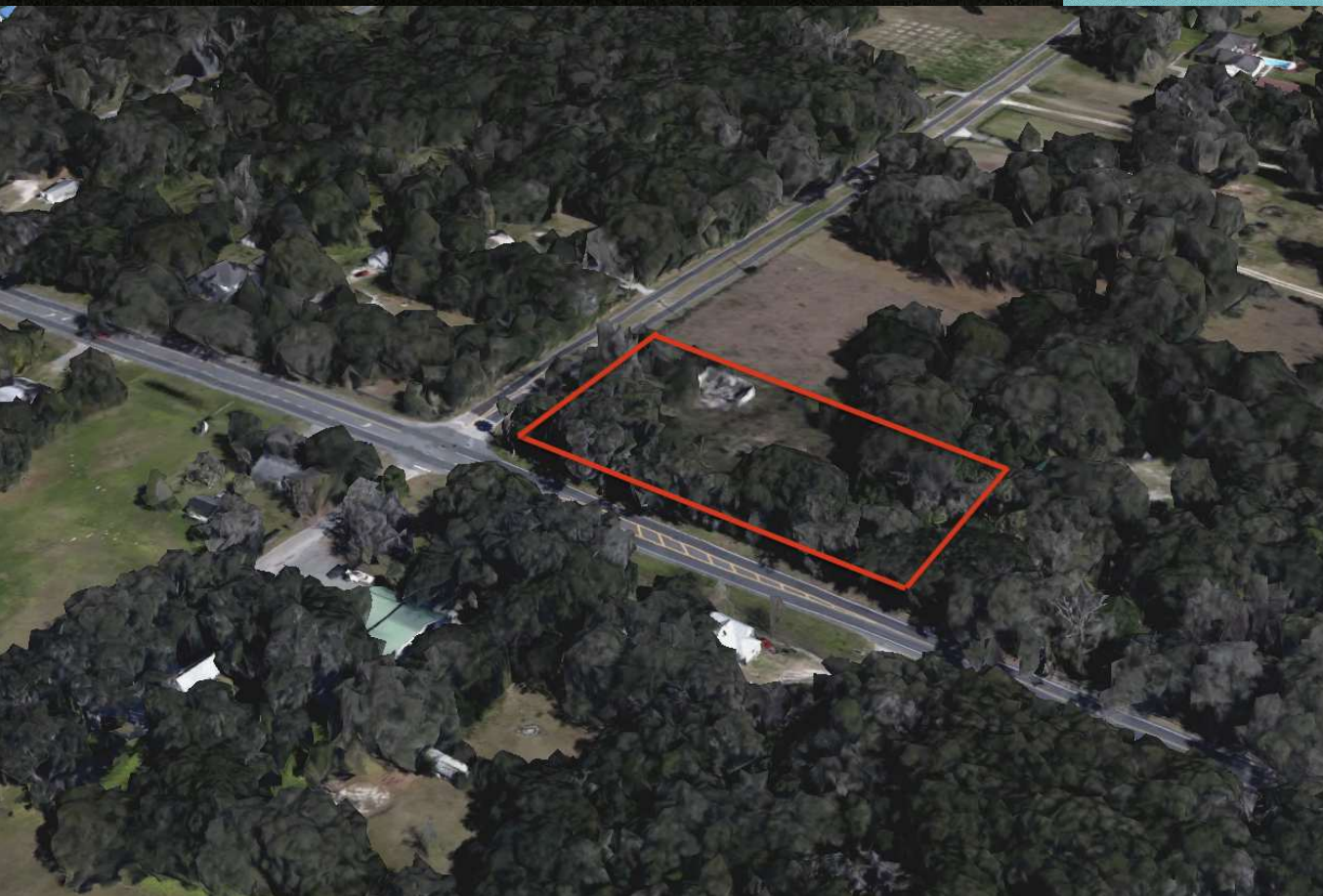


# 14727 S U.S. 301

Summerfield, FL 34491



FOR SALE

**Parker Buchanan**

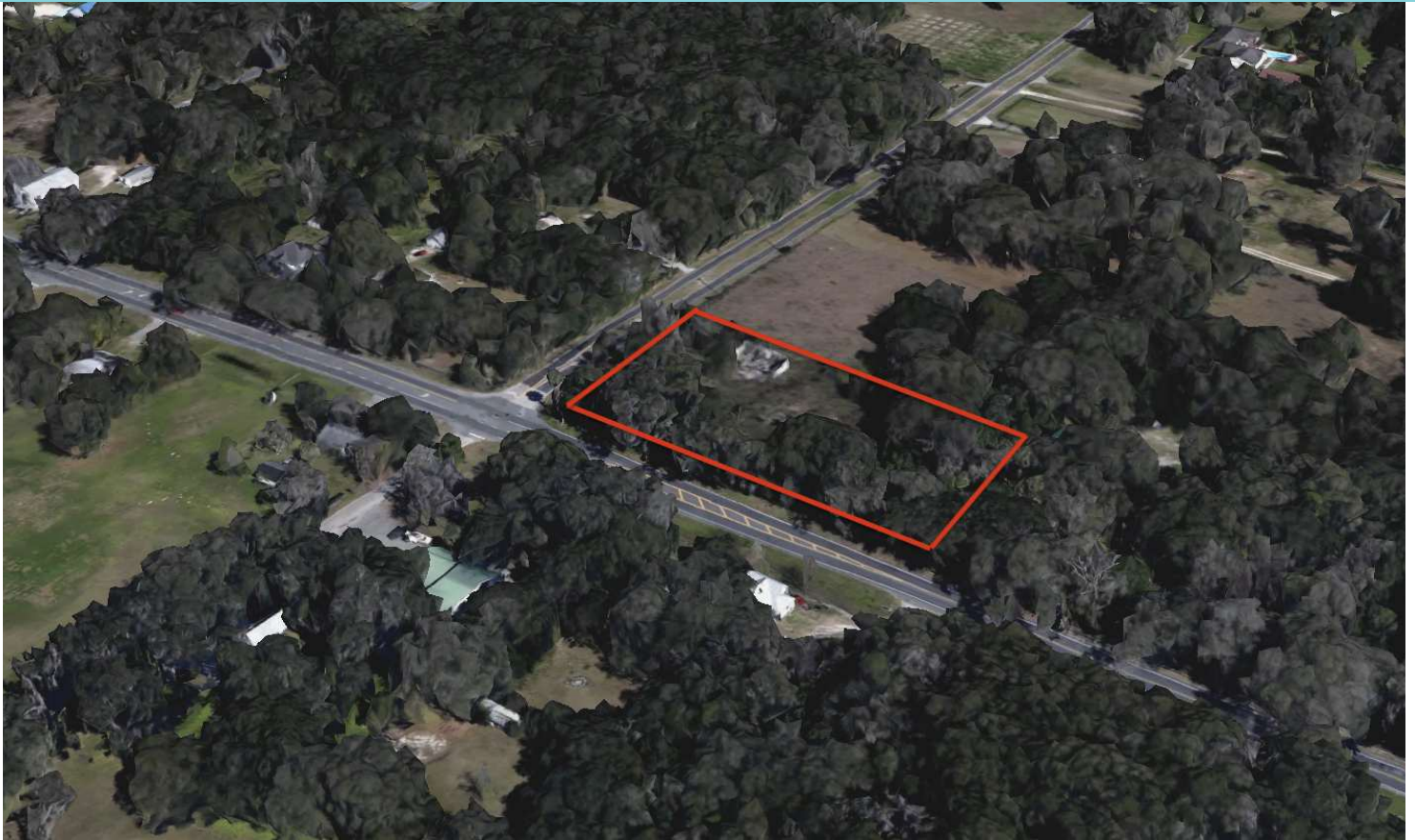
404.372.8701

p.buchanan@bellstreet.com

  
BellStreet

## For Sale

14727 S U.S. 301 Summerfield, FL 34491



### Property Description

This 1.71 Acres is located on a hard corner which would be ideal for a Gas Station/ C-Store or any retail use. Currently zoned RAC (Rural Activity Center). This zoning allows for Fuel oil, including sale and storage, packaged liquor, convenience stores, gas stations, bar alcohol sales and many more additional uses.

This parcel is located in unincorporated Marion County. This location boasts +/- 16,200 AADT along Hwy 301 and +/- 4,800 AADT along 147th Street. This location provides 350 ft of road frontage on Hwy 301 and 200 ft of road frontage along 147th Street.

### Property Highlights

- Hard Corner
- 1.71 Acres
- +/- 16,200 AADT along Hwy 301
- Ideal for a Gas Station/ C-Store

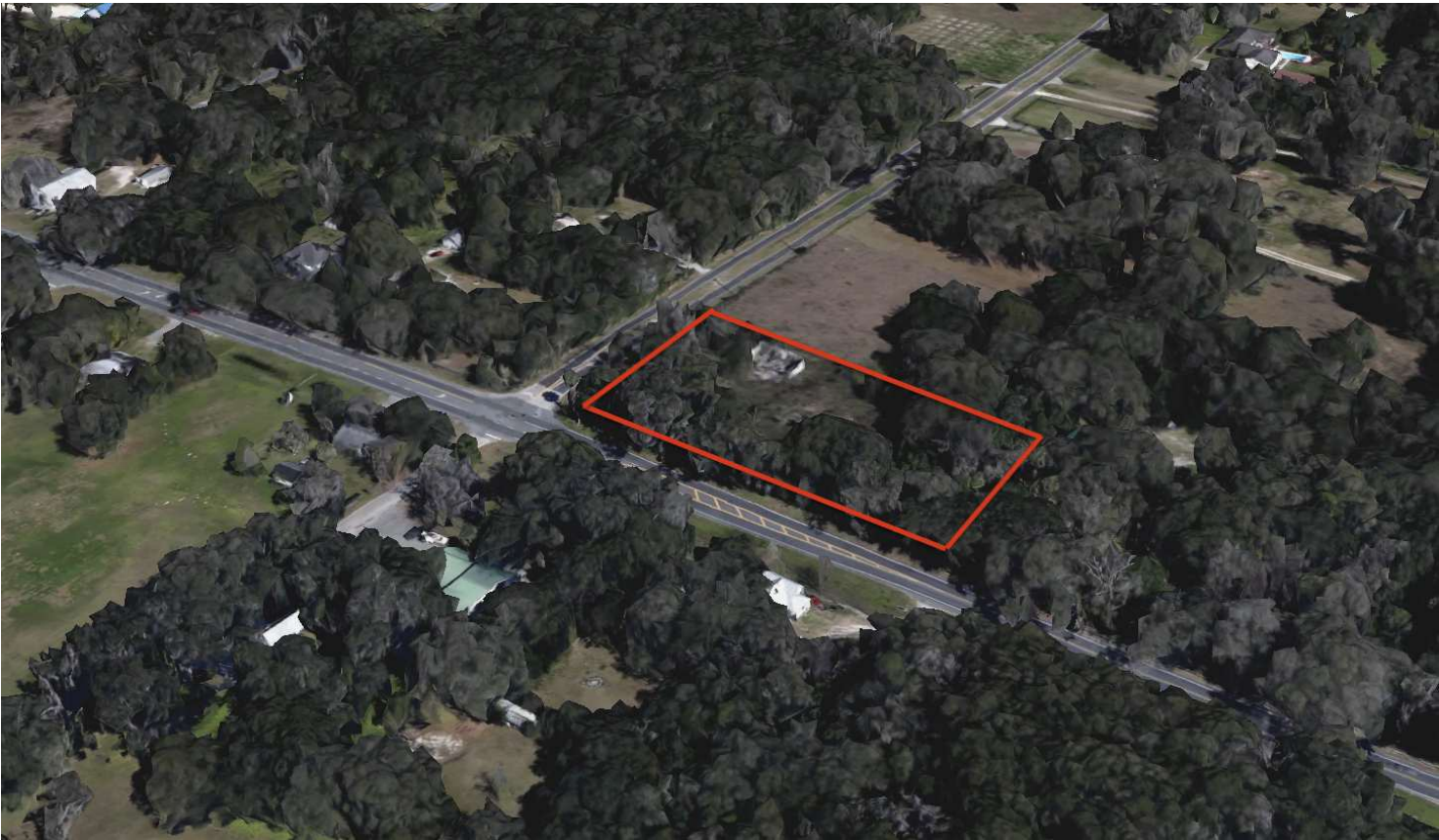
### Offering Summary

Sale Price:	\$600,000
Lot Size:	1.71 Acres

Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	34	80	564
Total Population	87	205	1,502
Average HH Income	\$81,742	\$76,851	\$70,181

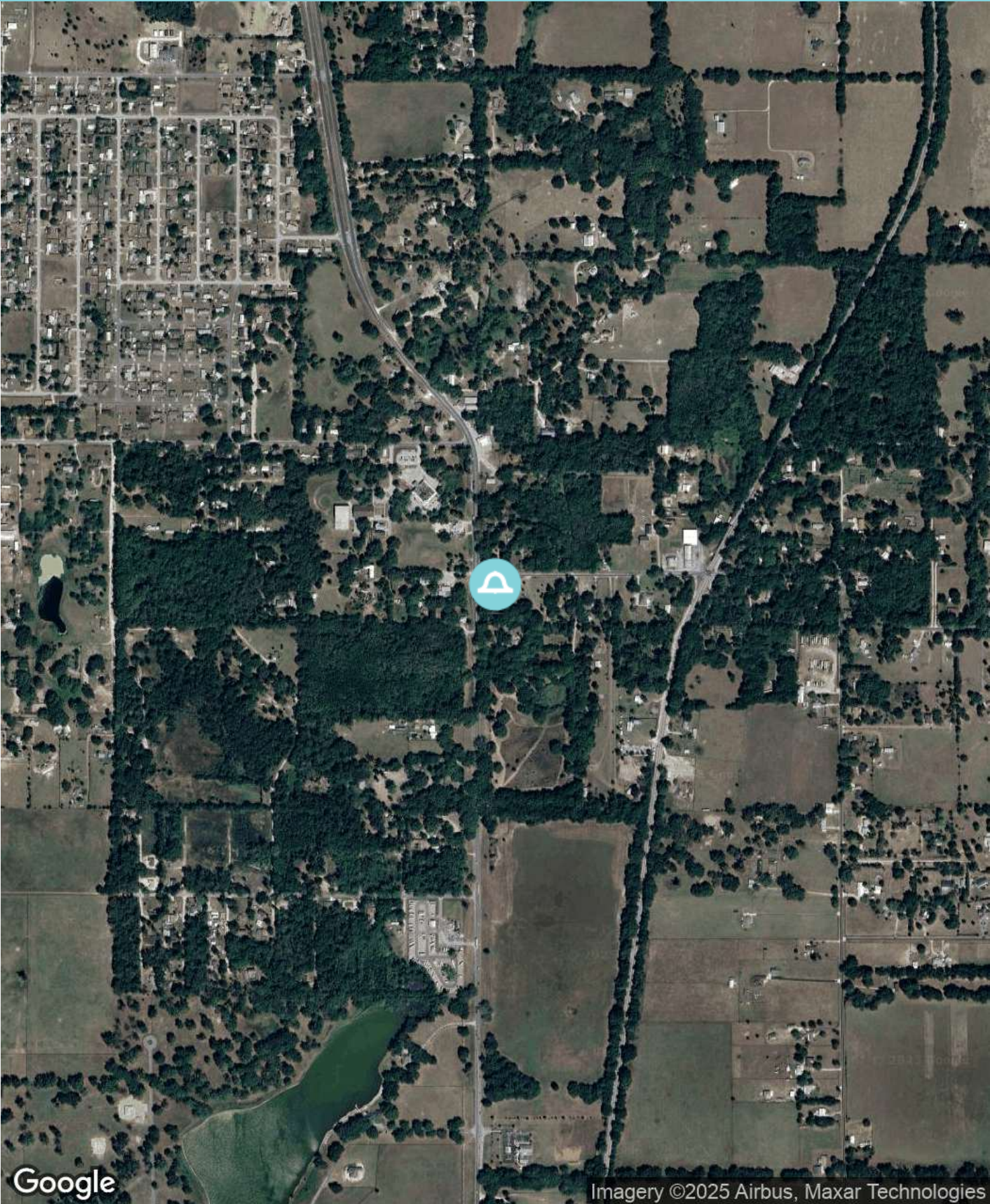
For Sale

14727 S U.S. 301 Summerfield, FL 34491



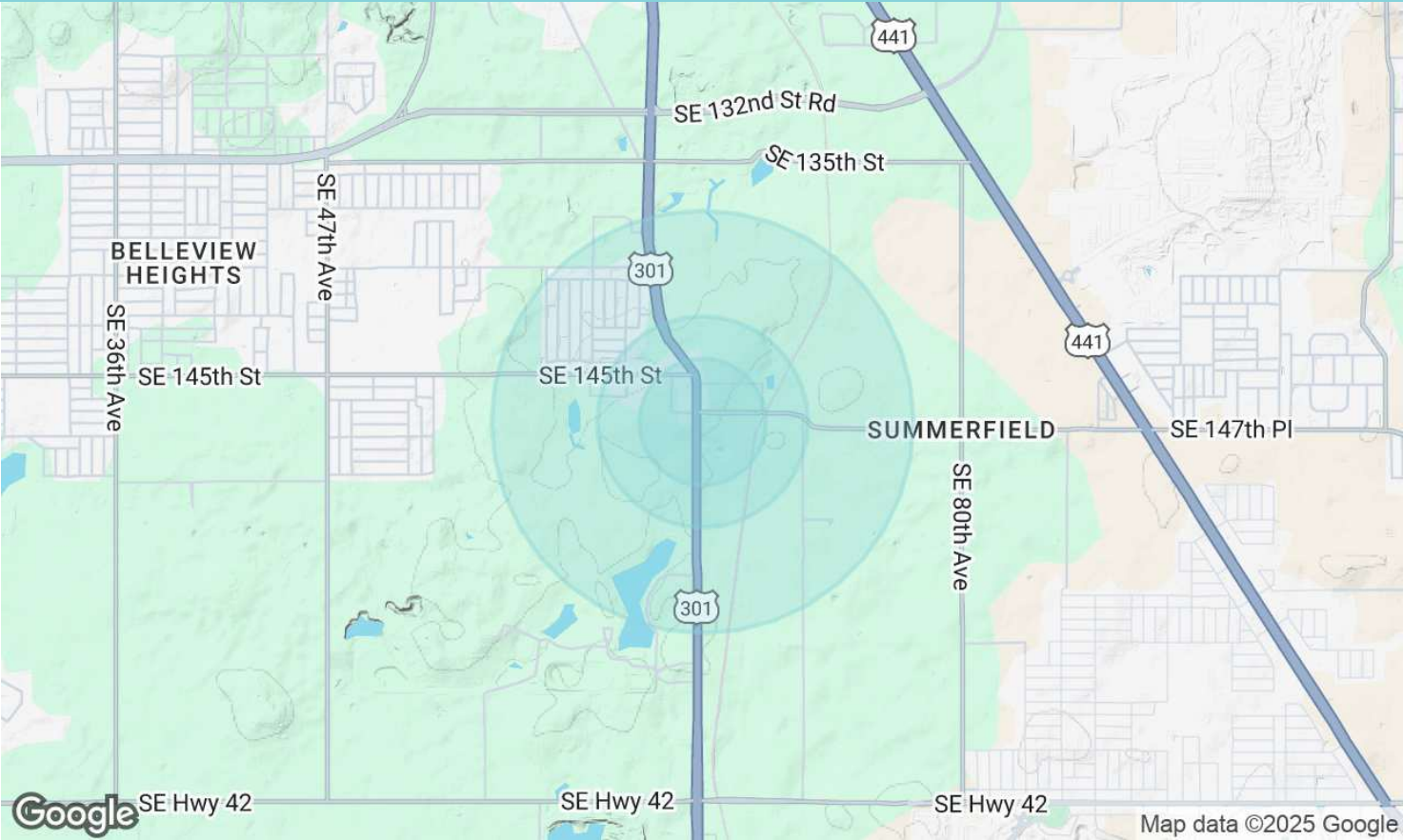
For Sale

14727 S U.S. 301 Summerfield, FL 34491



For Sale

14727 S U.S. 301 Summerfield, FL 34491



Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	87	205	1,502
Average Age	44	44	41
Average Age (Male)	43	43	41
Average Age (Female)	44	44	42

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	34	80	564
# of Persons per HH	2.6	2.6	2.7
Average HH Income	\$81,742	\$76,851	\$70,181
Average House Value	\$370,762	\$303,935	\$235,373

Demographics data derived from AlphaMap