

Address	0 Grand Boulevard & Auld Lane
Total Land Area (AC)	6 AC
In-place zoning	C2

Get more information:

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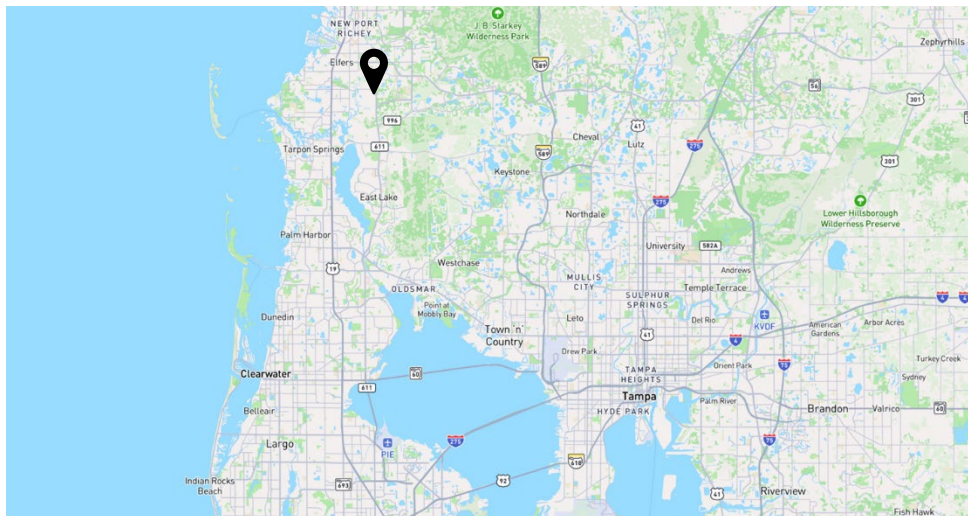
nick.mastro@avisonyoung.com

Property Overview

Land For Sale
6 Acres - Grand Boulevard & Auld Lane
Holiday, Florida 34690

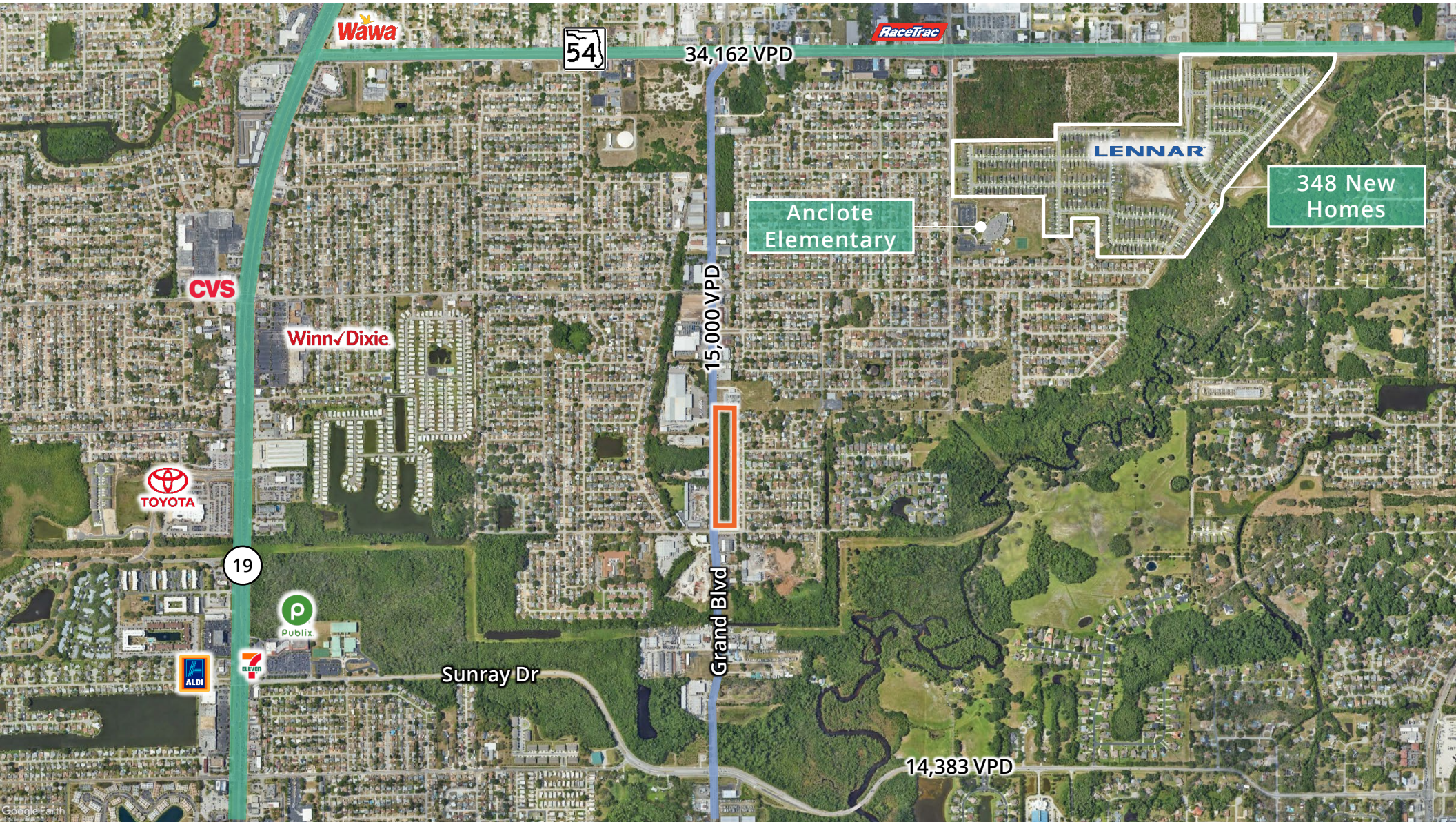
Property address:	0 Grand Boulevard & Auld Lane Holiday, Florida 34690
Parcel Number:	20-26-16-0000-00500-0020
Site Area:	261,360 square feet (6.00 acres)
Zoning Designation:	C2 (General Commercial)
Frontage:	1,292' along Grand Boulevard; 200.' along Auld Lane
Permitted Uses:	Auto services, retail sales, offices, warehousing, etc.
Topography:	Level
Utilities/Services:	Typical utilities and municipal services available
Floodplain Zone:	Zone X (Unshaded) - Non-Special Flood Hazard Area (NSFHA)
Minimum Lot Size:	15,000 square feet
Minimum Lot Width:	90 feet
Maximum Height:	60 feet

**Site is available as a whole, or divisible. Inquire for details.*



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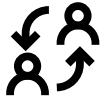
Demographics

TOTAL POPULATION



1-mile	3-mile	5-mile
13,672	87,920	152,850

DAYTIME POPULATION



1-mile	3-mile	5-mile
11,399	75,223	143,963

MEDIAN HOUSEHOLD INCOME



1-mile	3-mile	5-mile
\$47,294	\$46,064	\$50,843

TOTAL BUSINESSES

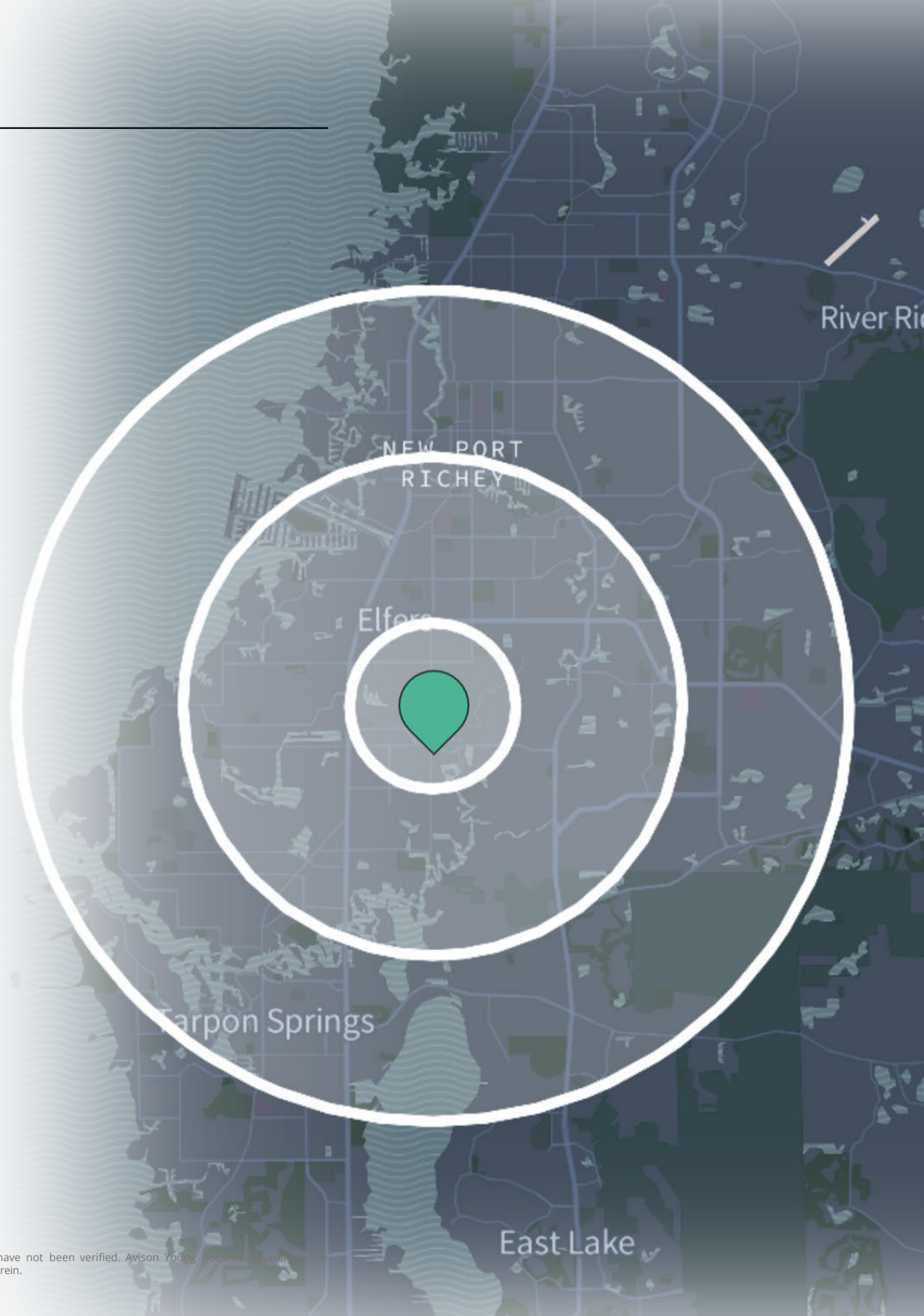


1-mile	3-mile	5-mile
479	2,859	5,877

TOTAL EMPLOYEES



1-mile	3-mile	5-mile
3,385	22,059	49,432



Location overview

ECONOMIC MOMENTUM & BUSINESS CLIMATE

New Port Richey is experiencing significant economic growth, driven by key sectors such as healthcare, retail, hospitality, and technology. This expansion is fueled by population growth and increased tourism, positioning the city as a focal point for business expansion in Florida. ^{roireal.estate}The city offers various government incentives, including tax abatements and grants, aimed at attracting businesses and revitalizing the community. ^{roireal.estate}

QUALITY OF LIFE & AFFORDABILITY

New Port Richey provides affordable coastal living, with a median home value of \$218,818, significantly below Florida's state average. Residents enjoy access to Gulf Coast beaches, parks, and a variety of recreational activities, making it appealing to both young professionals and retirees. ^{Livability.com College Brothers}

INFRASTRUCTURE & CONNECTIVITY

The city is investing in infrastructure improvements, including road resurfacing projects and the development of multi-use paths to enhance accessibility and connectivity. These enhancements support the movement of goods and services, benefiting businesses and residents. ^{What's What New Port Richey+1}

MAJOR EMPLOYERS & INDUSTRY PRESENCE

New Port Richey hosts a diverse array of major employers, including Welbilt, Pasco-Hernando State College, and Florida Medical Clinic. The presence of these organizations contributes to a stable employment landscape and supports the city's economic vitality. ^{Zippia}

Migration continues to fuel New Port Richey - the city ranks among fastest-growing markets in the U.S.



#2 Fastest Growing Metro in Florida (Tampa MSA)

SmartAsset | 2023



#6 Best Places to Start a Business in Florida

WalletHub | 2024



#1 in Florida for Net In-Migration

MoveBuddha | 2023



Top 10 U.S. Metros for Economic Growth (Tampa MSA)

Brookings Institution | 2023



#2 Fastest-Growing County in Florida

axios.com | 2025

Economic development

"New Port Richey isn't just growing—we're strategically building an economy that works for the next generation," says Bill Cronin, President/CEO of Pasco Economic Development Council. "Between our business-friendly environment, trained workforce, and prime location, companies like Moffitt and Blue Tide Technologies are choosing Pasco because they see long-term potential."

CORPORATE ANNOUNCEMENTS



Coastal Manufacturing Solutions, a marine and aerospace component manufacturer, expanded its Pasco County operations with a \$24.5 million investment in a new advanced manufacturing facility.
175 new jobs



Sunrise Logistics, a regional freight and warehousing leader, is establishing its Gulf Coast headquarters in New Port Richey, investing \$8.9 million in a state-of-the-art distribution hub.
120 new jobs



Blue Tide Technologies, an innovator in marine renewable energy, will open its first Florida R&D center with a \$16.2 million commitment.
90 high-tech

Advanced Manufacturing

- Siemens Energy (Tampa): \$150M expansion for grid tech.
- Sparton Electronics (New Port Richey): Defense/aerospace supplier.

Life Sciences

- Moffitt Cancer Center: \$400M+ Pasco campus (1,500 jobs).
- Johnson & Johnson MedTech: Tampa innovation lab.

Logistics & Distribution

- Amazon's 1M+ SF fulfillment centers in Pasco/Hillsborough.
- FedEx's \$300M regional hub (Tampa Airport).

Business Incentives

- No state income tax + Pasco County tax abatements for target industries.
- Florida's Qualified Target Industry (QTI) Tax Refund: Up to \$5K per job created.
- Opportunity Zones: 3 designated zones in New Port Richey.

**If you would like
more information,
please contact:**

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