

# PRIME LAND FOR SALE IN CALLAHAN

📍 US HWY 1, CALLAHAN FL 32011 | PARCEL #: 29-2N-25-0000-0022-0000

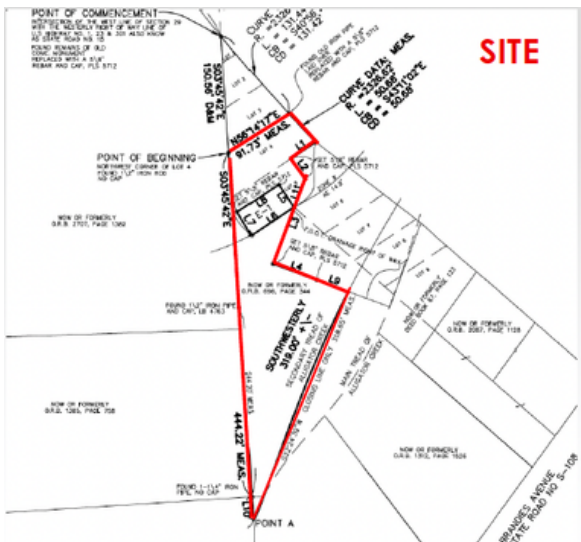


Commercial Real Estate  
RESULTS-DRIVEN RETAIL

## PROPERTY FEATURES:

- **AVAILABLE:** 2.2 ACRES \*
- **ZONING:** COMMERCIAL
- **PRICE:** \$84,900
- PRIME LOCATION IN RETAIL CORRIDOR IN FAST GROWING CALLAHAN MARKET
- NEIGHBORING TRACTOR SUPPLY AMONG OTHER NEW RETAILERS

\*BUYER TO VERIFY



| DEMOGRAPHICS                 | 1 MILE   | 3 MILE    | 5 MILE    |
|------------------------------|----------|-----------|-----------|
| Est. Population (2025)       | 2,097    | 6,546     | 13,120    |
| Daytime Population           | 1,936    | 3,890     | 6,945     |
| Est. Households (2025)       | 806      | 2,479     | 4,939     |
| Avg. Household Income (2025) | \$88,753 | \$107,189 | \$100,109 |

## CONTACT

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LICENSED REAL ESTATE BROKER