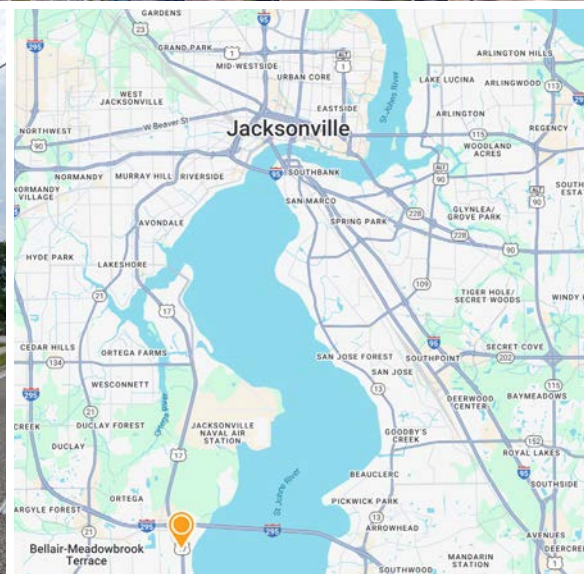


1.33 ACRE PARCEL

644 & 650 Park Ave, Orange Park, FL 32073

FOR SALE



PROPERTY OVERVIEW

- » Close proximity to I-295 (155,500 VPD)
- » Full access to Park Ave (60,000 VPD)
- » Site contains two retail/restaurant structures - 1,632 SF & 1,891 SF
- » Nearby:



DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	5,483	42,902	118,868
Households	2,229	17,144	47,037
Daytime Pop.	6,379	34,090	108,971
Ave. HH Income	\$76,911	\$87,762	\$109,098



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SITE PLAN



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