

For Sale

# Office/Retail Development Site

1.35 Acres | \$629,556 / Acre



## 385 Wekiva Springs Road

Longwood, Florida 32779

### Property Highlights

- Development opportunity - potential for 12,000± SF of new professional building
- 150 feet of frontage on Wekiva Springs Road (27,500 AADT)
- Great infill site - surrounded by office and retail
- OP Zoning will accommodate a variety of uses; City of Longwood
- Close to SR 434 intersection; 2.5 miles (7 minutes) from I-4
- Existing structure on site - medical or professional office conversion
- Easy access to SR 434, I-4, SR 436 and Maitland Blvd



**Sale Price: \$849,900**

For more information

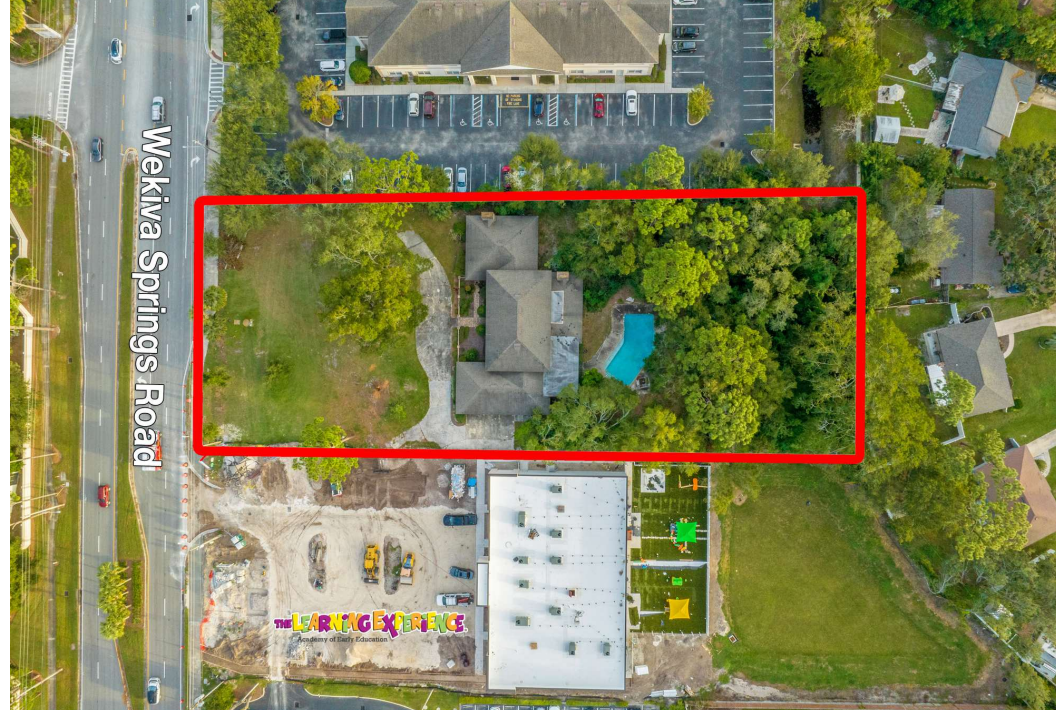
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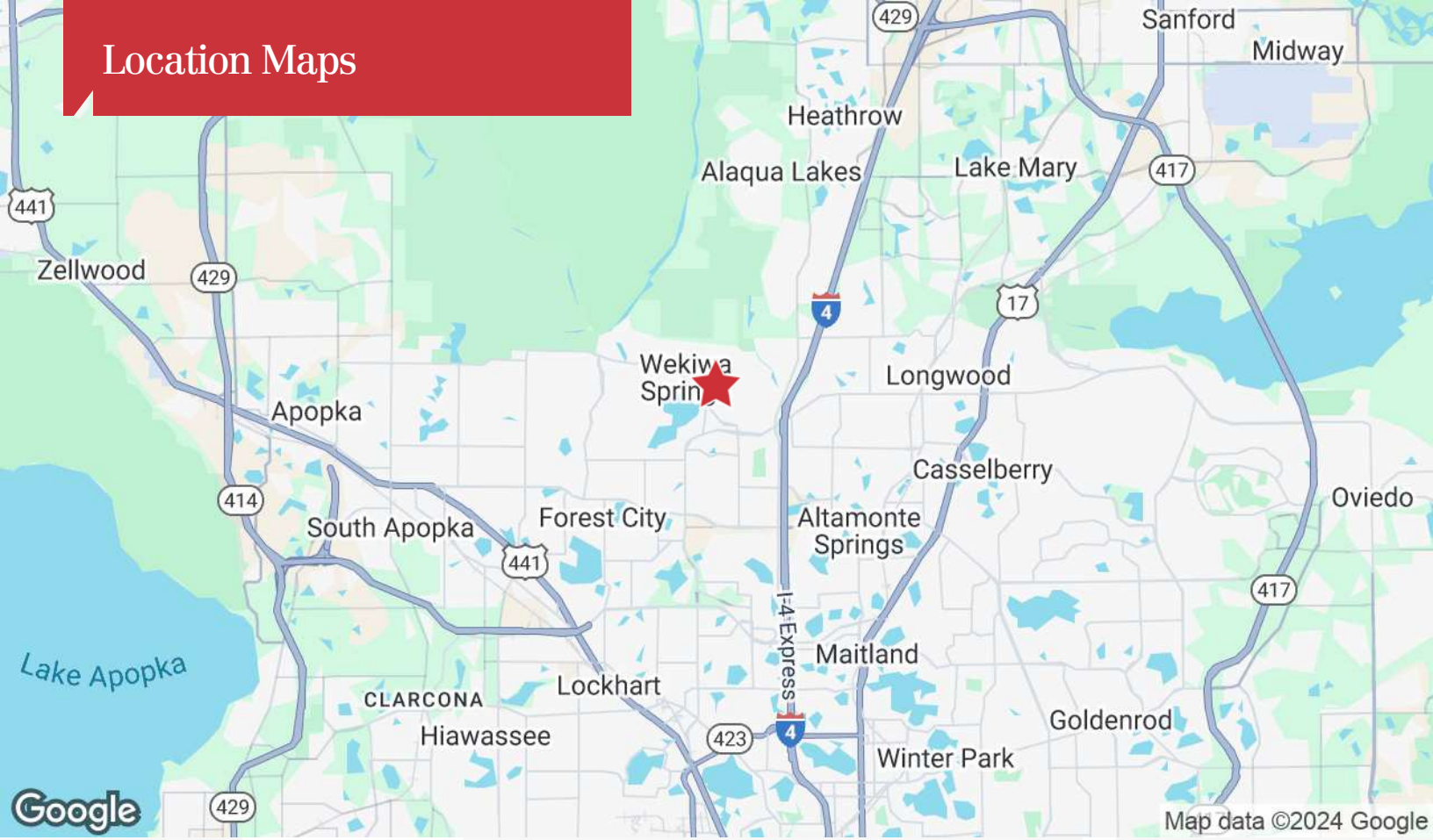
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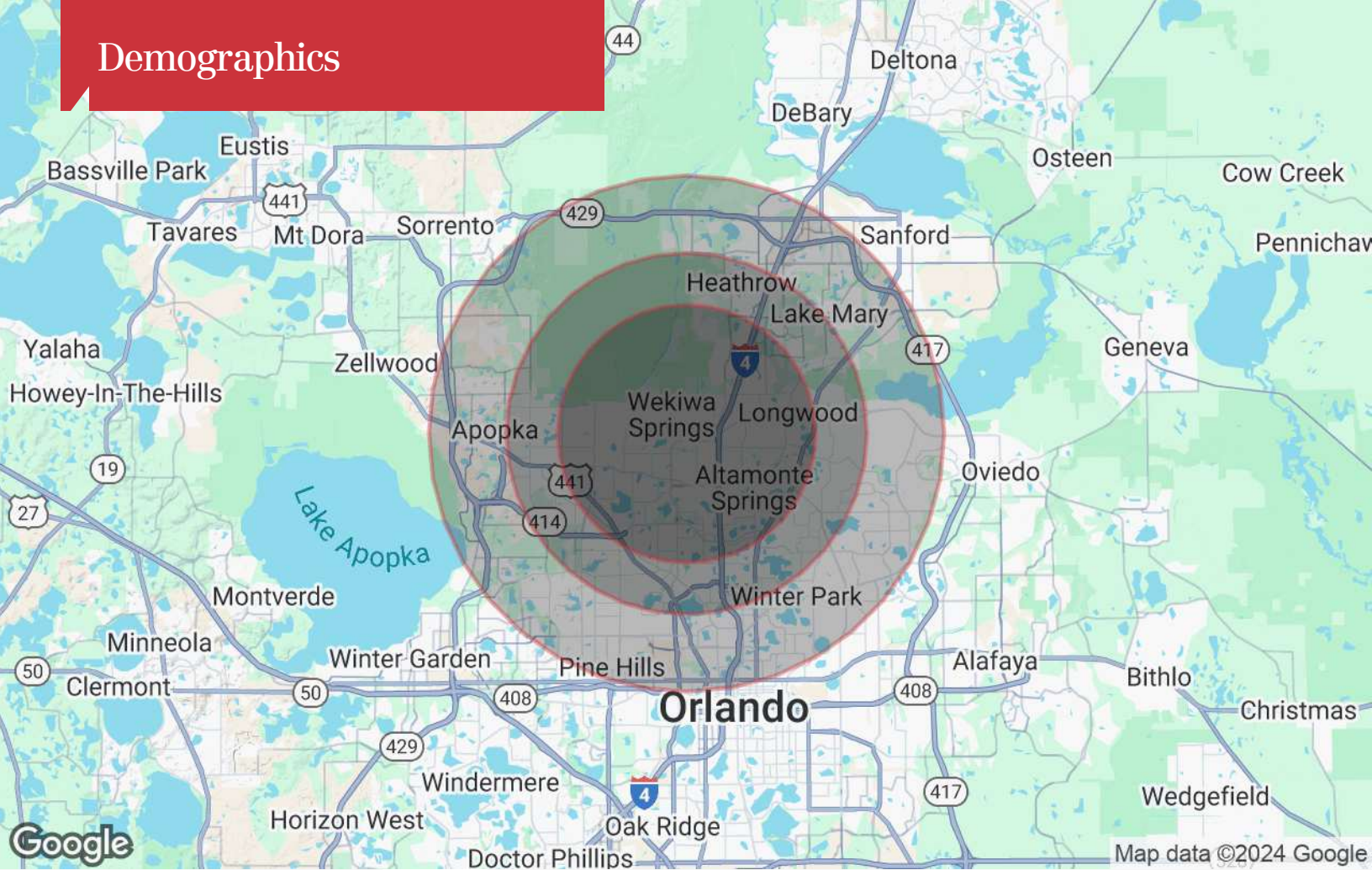
# Property Photos



# Location Maps



# Demographics



## Population

	5 Miles	7 Miles	10 Miles
TOTAL POPULATION	184,500	356,015	757,607
MEDIAN AGE	42	41	41
MEDIAN AGE (MALE)	41	40	39
MEDIAN AGE (FEMALE)	43	43	42

## Households & Income

	5 Miles	7 Miles	10 Miles
TOTAL HOUSEHOLDS	74,698	140,168	296,526
# OF PERSONS PER HH	2.5	2.5	2.6
AVERAGE HH INCOME	\$104,341	\$103,614	\$105,906
AVERAGE HOUSE VALUE	\$409,426	\$410,348	\$427,295

\* Demographic data derived from 2020 ACS - US Census