



## 14.04 ACRES ON CR-210 | FOR SALE

CR-210 West  
Saint Johns, FL 32259

KAYLA DEGUZMAN  
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# PROPERTY HIGHLIGHTS

Presenting 14.04 acres of undeveloped land for sale in Saint Johns County. Given that St. Johns County is one of the fastest growing markets in the Country, it's not surprising it has continued to be the epicenter of commercial and residential growth in Northeast Florida. The parcel is located near the Future First Coast Expressway Exit.

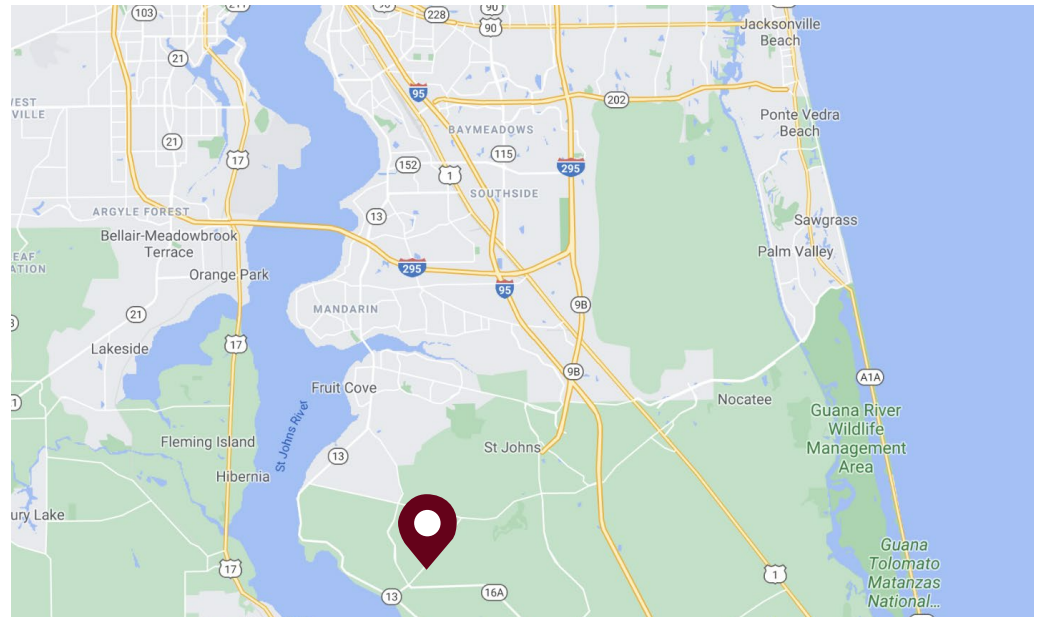
Construction of the First Coast Expressway is underway and will serve as a beltway to connect two of the major highway ways on the eastern coast of the United States in I-95 and I-10. Prime location with approx. 680' of frontage on CR-210 W.

## BULLETS HEADLINE

- Wooded non-developed land
- Located in the highly growing Saint Johns County.
- Near the Future First Coast Expressway
- Located near significant residential and commercial activity

## SALE DETAILS

**Price:** \$2,700,000  
**Parcel Size:** 14.04 Acres  
**Frontage:** approx. 680 feet on CR-210 W  
**Parcel ID:** 0102700050

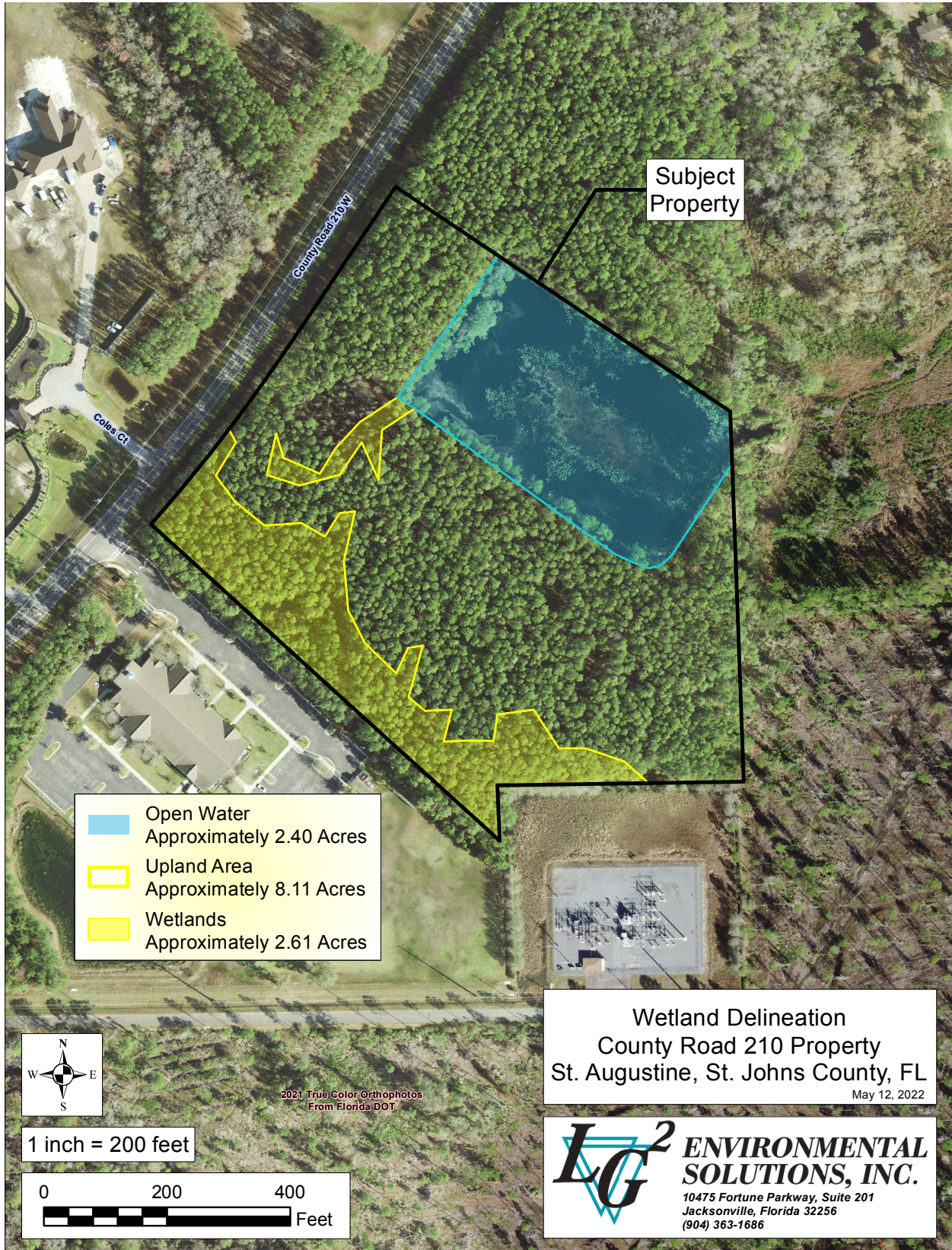


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# WETLAND MAP



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# SITE LOCATION

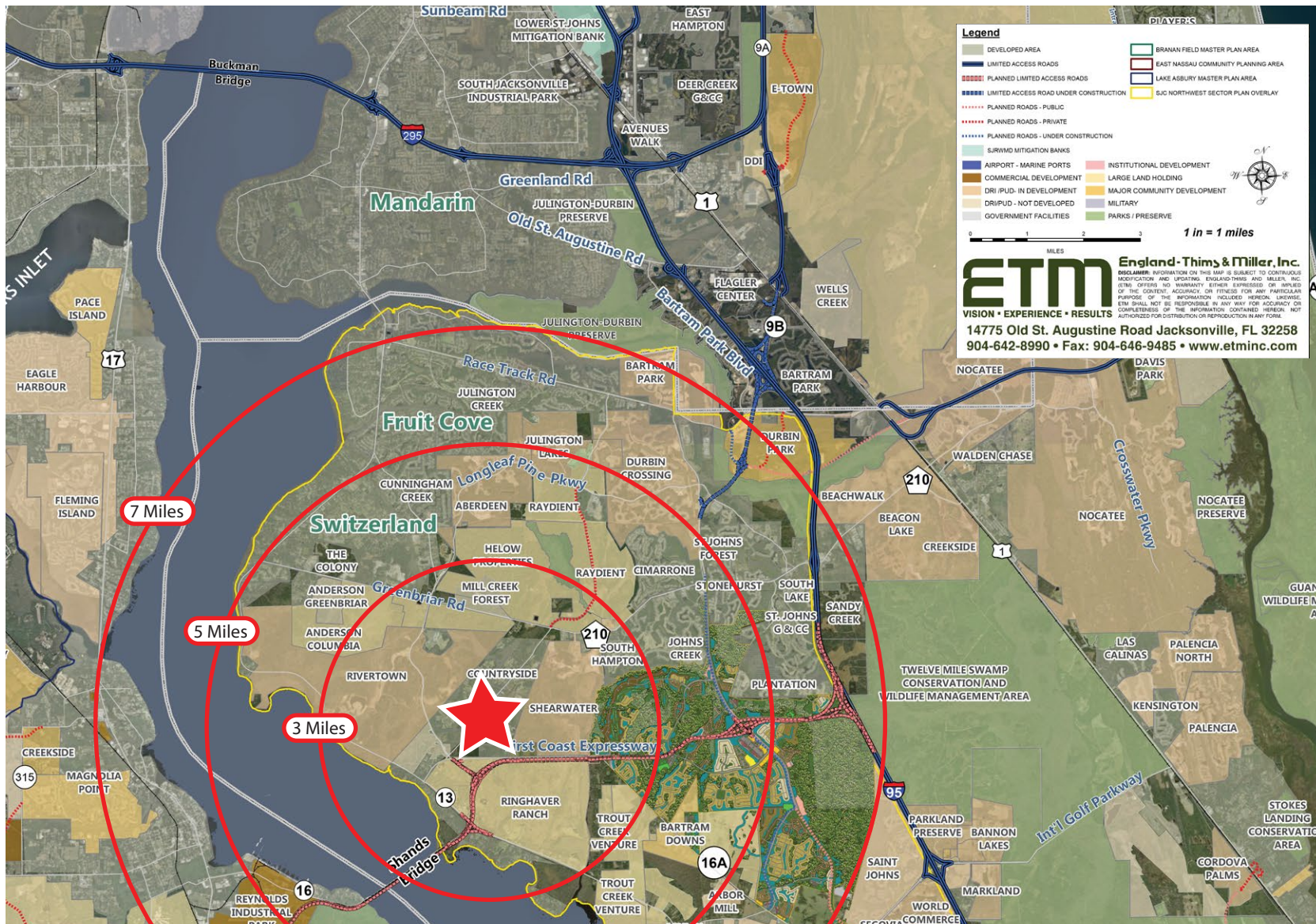


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# LOCATION MAP & DEMOGRAPHICS



## DEMOS:

 Population	
3 Miles	9,844
5 Miles	39,269
 Daytime Population	
3 Miles	7,160
5 Miles	27,288
 Average Household Income	
3 Miles	\$175,573
5 Miles	\$171,300
 Median Home Value	
3 Miles	\$438,837
5 Miles	\$419,244

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