

# HIBISCUS - VACANT LAND

## RATTLESNAKE HAMMOCK RD. & HIBISCUS DR.



click here!



## PRIME RESIDENTIAL DEVELOPMENT PARCELS ADJACENT TO GOLF COURSE

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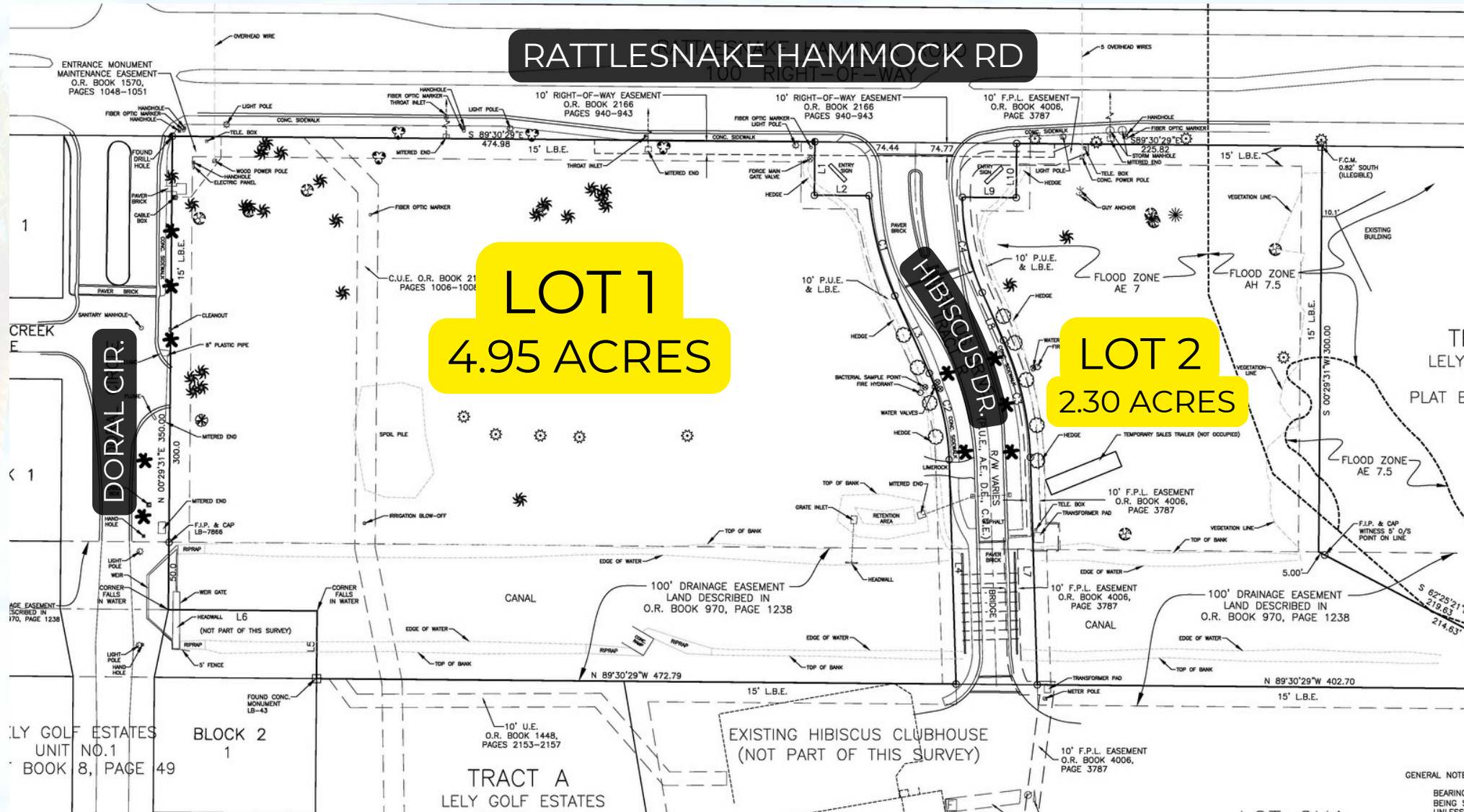




Investment  
Properties  
Corporation

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## OFFERING SUMMARY

**PRICE:**

**\$5,950,000**

**LOT SIZE:**

**4.95 +/- ACRES**

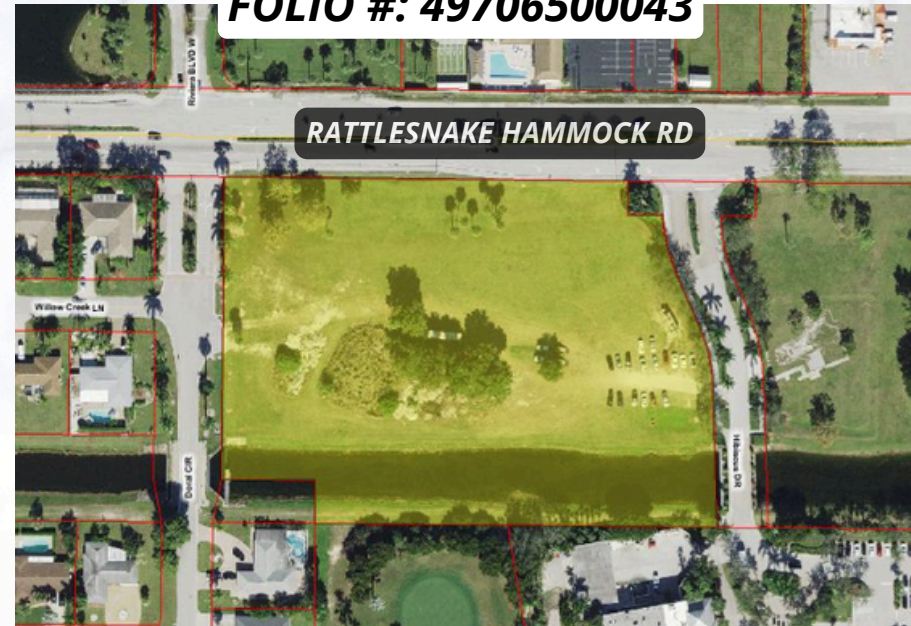
**2.30 +/- ACRES**

**ZONING:**

**RPUD**

DEMOGRAPHICS (2024)	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
Est. Population	8,410	56,347	106,607
Est. Avg. Household Income	\$106,101	\$102,675	\$115,162
2024 AADT Traffic Count	21,500 Cars on Rattlesnake Hammock Rd 47,000 Cars on Tamiami Trl E		

**FOLIO #: 49706500043**



**FOLIO #: 49706500140**







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# CONCEPT PLAN

## RATTLESNAKE HAMMOCK RD. & HIBISCUS DR.











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