



For Sale

Development Site

2.13 Acres | \$563,380 / Acre

Dr Martin Luther King Jr Bltwy

DeLand, Florida 32724

Property Highlights

- 2.13± acre development site
- Located at the newly completed intersection of Beresford Road Extension and Martin Luther King Beltway (MLK)
- High potential for commercial growth - ideal site for convenience store / fast food
- Lake Beresford Extension connecting to Downtown DeLand just completed
- Surrounded by Planned Residential Communities
- Serving adjacent neighborhoods of Lakewood Park and The Reserve at Victoria
- 12,000 ADT on MLK



Sale Price: \$1,200,000

For more information

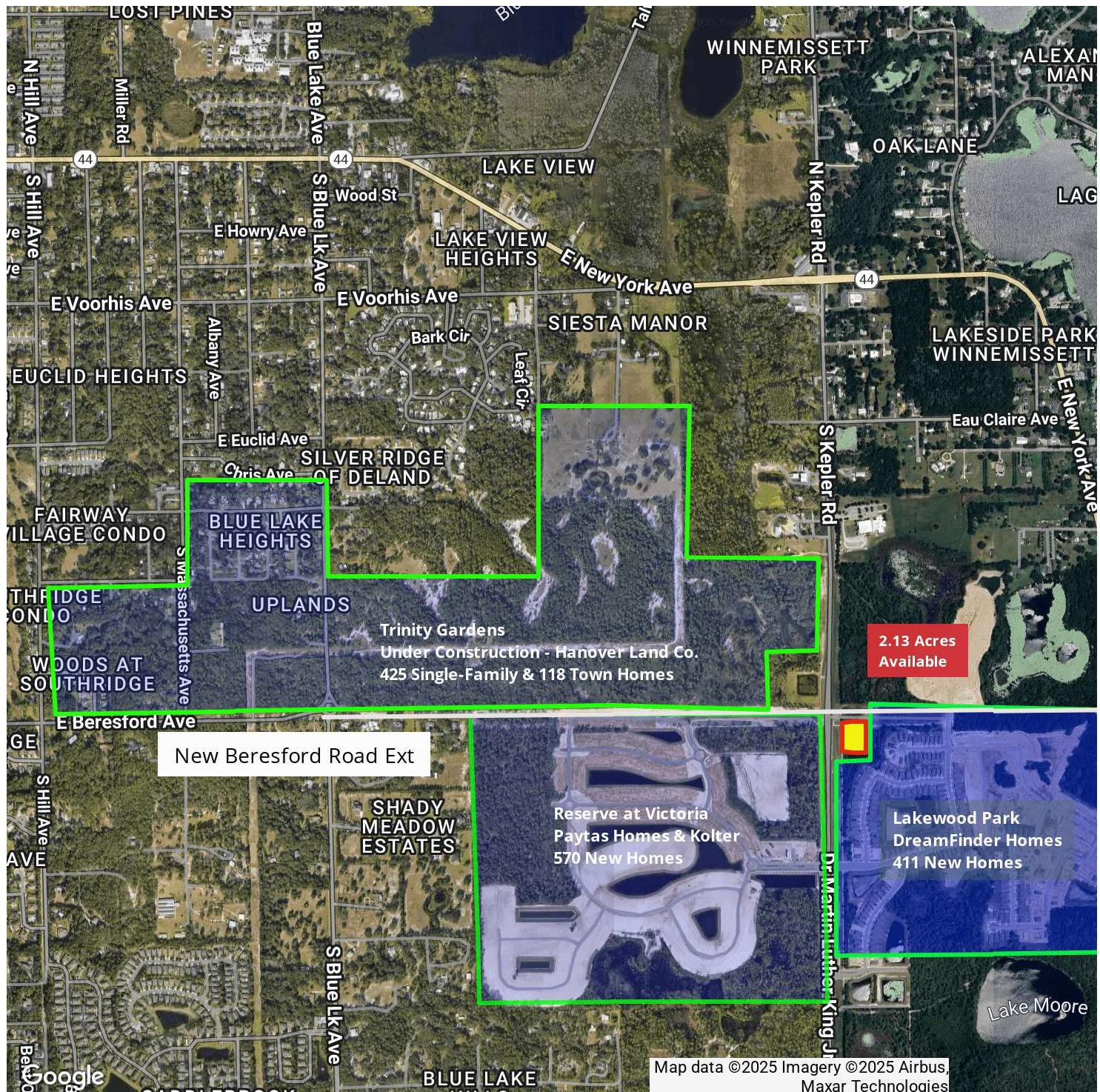
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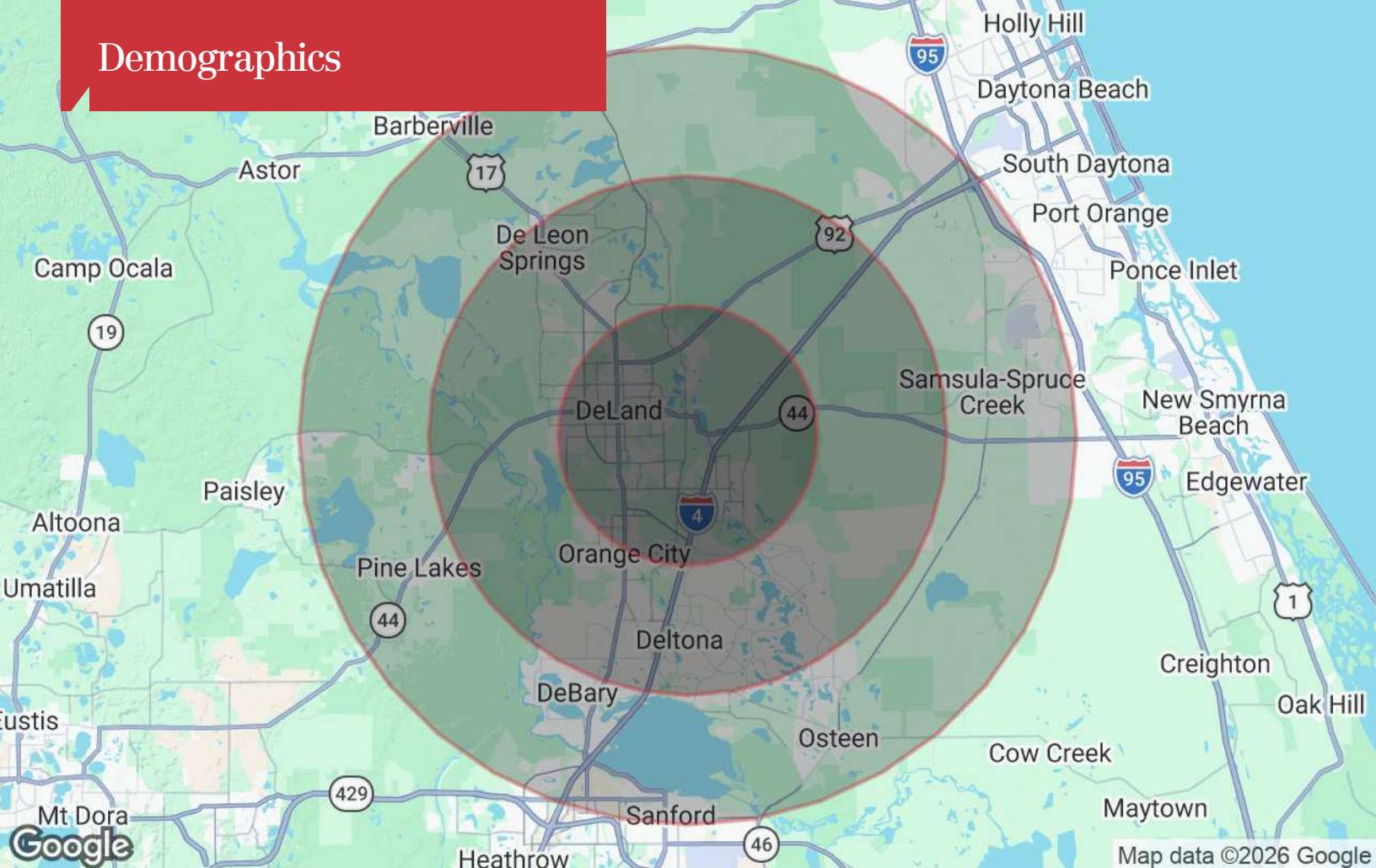
Aerial



Area Map



Demographics



Population

	5 Miles	10 Miles	15 Miles
TOTAL POPULATION	65,370	200,454	284,697
MEDIAN AGE	41.0	41.9	42.4
MEDIAN AGE (MALE)	38.3	40.0	40.5
MEDIAN AGE (FEMALE)	42.9	43.5	43.8

Households & Income

	5 Miles	10 Miles	15 Miles
TOTAL HOUSEHOLDS	27,248	79,935	114,112
# OF PERSONS PER HH	2.4	2.5	2.5
AVERAGE HH INCOME	\$64,457	\$63,795	\$67,024
AVERAGE HOUSE VALUE	\$202,292	\$189,386	\$205,026

* Demographic data derived from 2020 ACS - US Census

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.