



**FULLY ENTITLED
RESIDENTIAL
DEVELOPMENT**
LAND FOR SALE

5500 DAVIE ROAD

Davie, FL 33314

For Sale By

NATIVE
REALTY®



PROPERTY DESCRIPTION

FULLY SITE PLAN APPROVED!!!

Looking to develop without the hassle of entitlements? Your dream community awaits! This prime site in the heart of Davie is fully approved for 8 spacious 3,472 sq ft single-family homes with pools and 7 stylish townhomes with backyards up to 2,251 sq ft. Enjoy additional amenities like a dog park and a serene lake.

Unlike many sites in Davie, this location is conveniently just about 20 minutes from the Fort Lauderdale city center, offering a perfect blend of space and quality of life. Located just a couple miles from the South Florida Educational center including Nova, Broward and FAU. Entertainment and dining options abound with the famous Seminole Hardrock Hotel & Casino Hollywood is only 2.1 miles away, offering a variety of attractions and nightlife. Travel is a breeze with Fort Lauderdale International Airport just 8.3 miles away, ideal for frequent flyers and visitors.

The property is surrounded by shopping centers, diverse restaurants, and easily accessible public transportation. Nearby parks and recreational areas provide ample opportunities for outdoor activities, while top-rated hospitals and medical centers ensure quick access to healthcare services. Additionally, its proximity to major business districts makes it an excellent choice for professionals. Don't miss out on the perfect blend of convenience, entertainment, and accessibility this location offers!

OFFERING SUMMARY

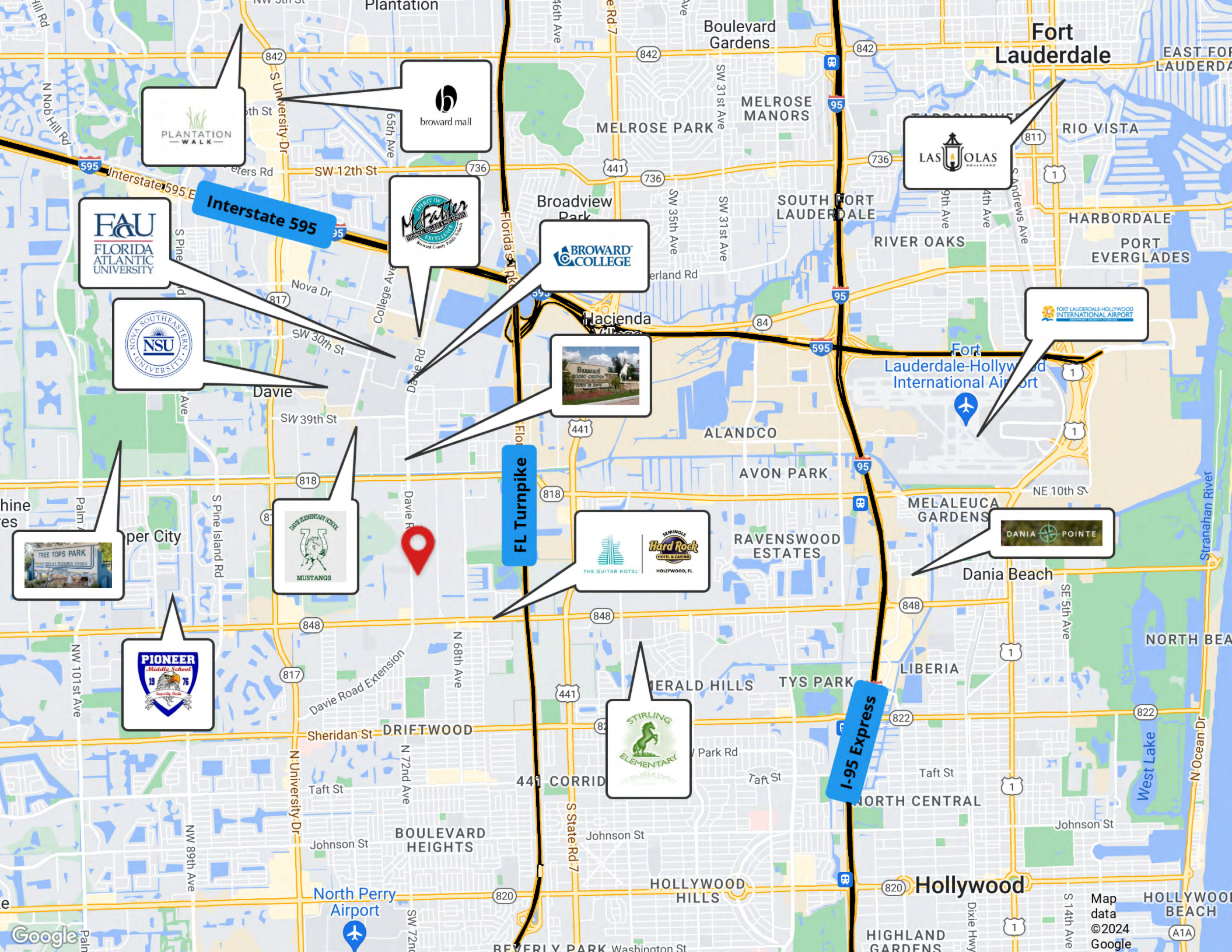
Sale Price:	\$3,595,000
Lot Size:	254,004 SF
Acres:	5.83
Single-Family Homes:	(8) Eight
Townhomes:	(7) Seven

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	48,476	144,760	570,883
Total Population	135,612	396,867	1,519,643
Average HH Income	\$100,142	\$102,010	\$98,108

 SITE PLANS

 DESIGN PLAN

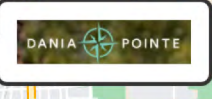
 SURVEY



Interstate 595



FL Turnpike



I-95 Express

















NATIVE REALTY®

JAIME STURGIS

ADAM DOCKTOR

NativeRealty.com

954.595.2999

Info@NativeRealty.com

1926 East Sunrise Blvd, Fort Lauderdale, FL 33304