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For Sale

## Palm Coast Pkwy. SW | Palm Coast, FL 32137

3.62± AC | Asking price: \$950,000

- 3.62± acre parcel at Palm Coast Pkwy SW and Belle Terre Pkwy
- Zoned PUD and developable for up to 26,400 SF of retail
- Pad ready site with offsite retention and utilities to the property line
- This multi-parcel development includes Kohl's, ALDI, McDonald's and CVS with Publix, Winn Dixie, Walmart, Lowe's and Home Depot in the immediate trade area
- The average household income within 5 miles is \$105,168
- Traffic counts: 24,000± AADT on Belle Terre Pkwy, 19,000± AADT on Palm Coast Pkwy NW, 12,000± AADT on Palm Coast Pkwy SW

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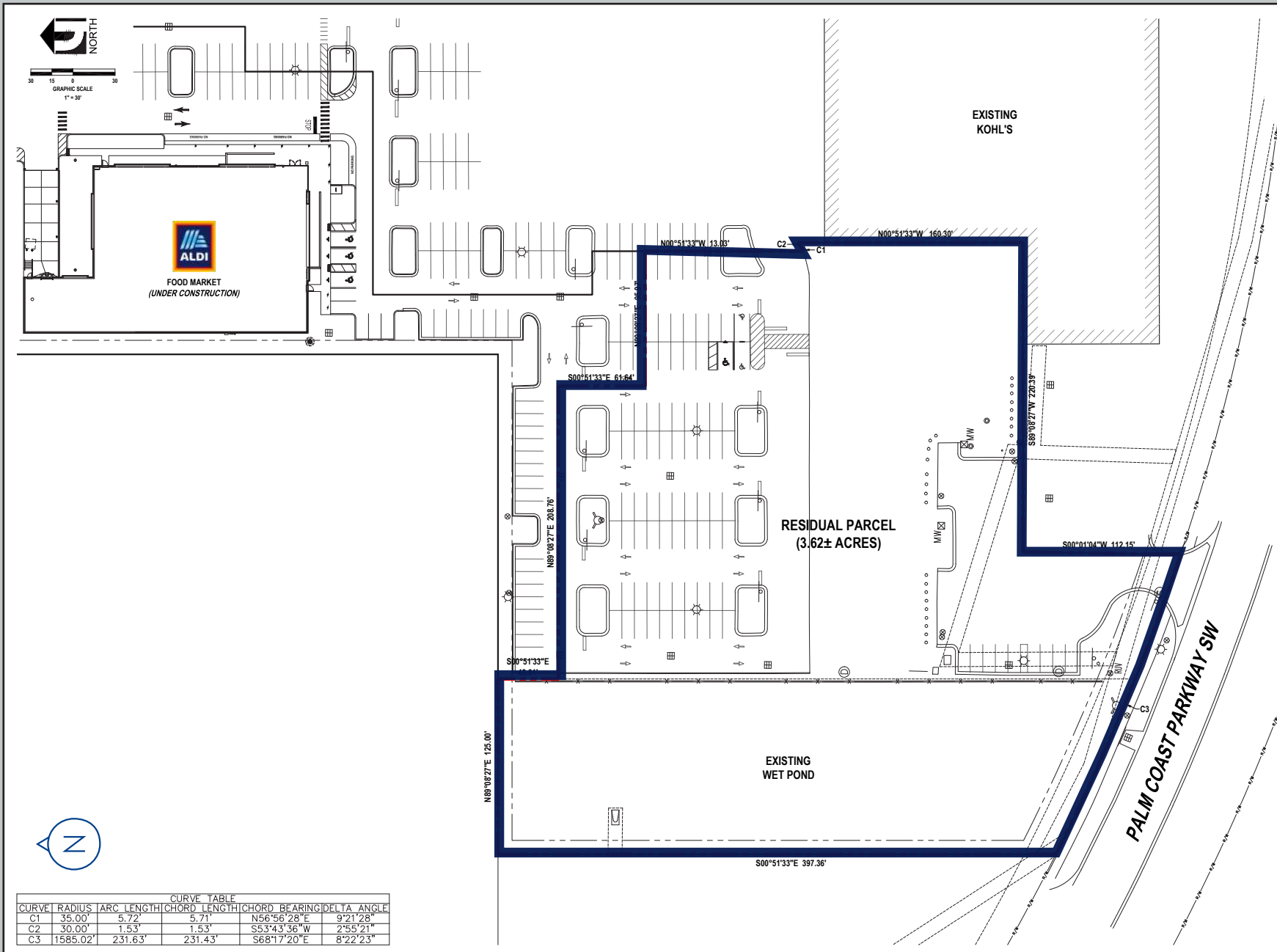


# Trade Area

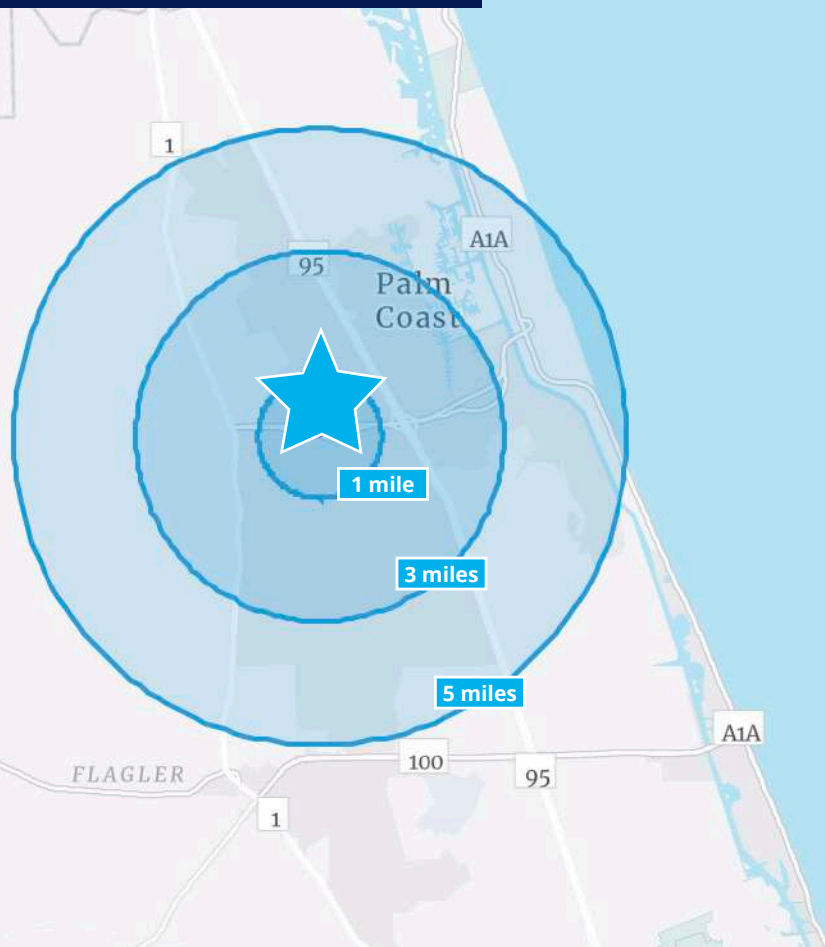




# Survey



# Area Demographics



## Demographics

Source: ESRI Business Analyst, 2025



### Population

1 Mile | 8,156  
3 Miles | 53,146  
5 Miles | 89,536



### Total Households

1 Mile | 3,321  
3 Miles | 22,264  
5 Miles | 38,011



### Average HH Income

1 Mile | \$86,639  
3 Miles | \$100,034  
5 Miles | \$105,168

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