

OUTPARCEL GROUND LEASE OPPORTUNITY



WATERCOLOR® CROSSINGS

COUNTY ROAD 395, WATERCOLOR, FL

PRIME LOCATION

Positioned on County Road 395 north of Scenic Highway 30A in South Walton, FL, adjacent to the Publix-anchored shopping center in the WaterColor community and vacation hotspot



LEASE: \$200K/YEAR



.84 acre lot with frontage on County Road 395 and adjacent to Publix



Utilities Available:
Electricity, Gas, Water, Sewer



Convenient Access Points
Via CR-395



Perfect for Developers or
End Users; Retail/Service



Near Major Retailers &
Residential Communities

Ready for Development

Unlock a rare opportunity in one of South Walton's most desirable locations. This high-visibility parcel boasts direct frontage on County Road 395 in the heart of a high-traffic area, adjacent to the WaterColor Crossings Publix Shopping Center. Surrounded by a thriving mix of affluent tourists and year-round residents, the site benefits from strong foot traffic and growing demand for dining and retail. With high visibility and long-term growth potential, this is the ideal spot to activate and grow a thriving business.

**CONTACT US
TODAY!**

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