



Property Highlights

- Sale Price \$400,000
- .62 Acres B4 Retail Land
- Vacant but improved with Parking Lot & Utilities
- Modular building has been removed
- Visibility from SW200 and SW 20th Ave
- Near Chipotle and ABC Liquors on SW20th Street

Demographics	1 Mile	5 Miles	10 Miles
Total Households	2,128	33,527	90,645
Total Population	5,178	72,836	197,514
Average HH Income	\$46,069	\$62,712	\$60,669

Randy Buss, CCIM, SIOR

Managing Partner
352.482.0777 x7214
randy@naiheritage.com

2605 SW 33rd St. Suite 200
Ocala, FL 34471
352.482.0777
naiheritage.com



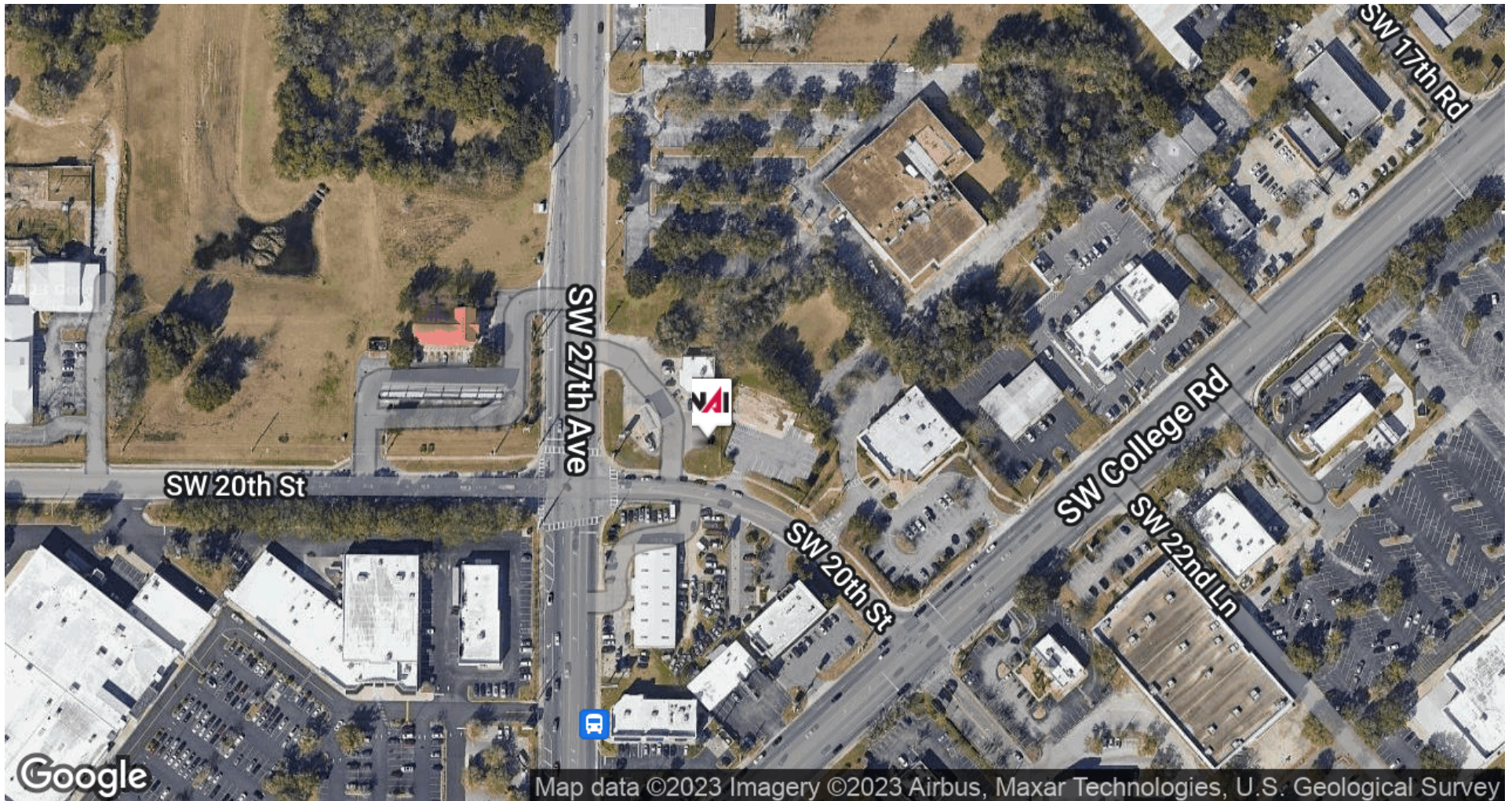
0 45 90 180 ft
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[Map Title]

9/9/2023
Manatee County Property Appraiser

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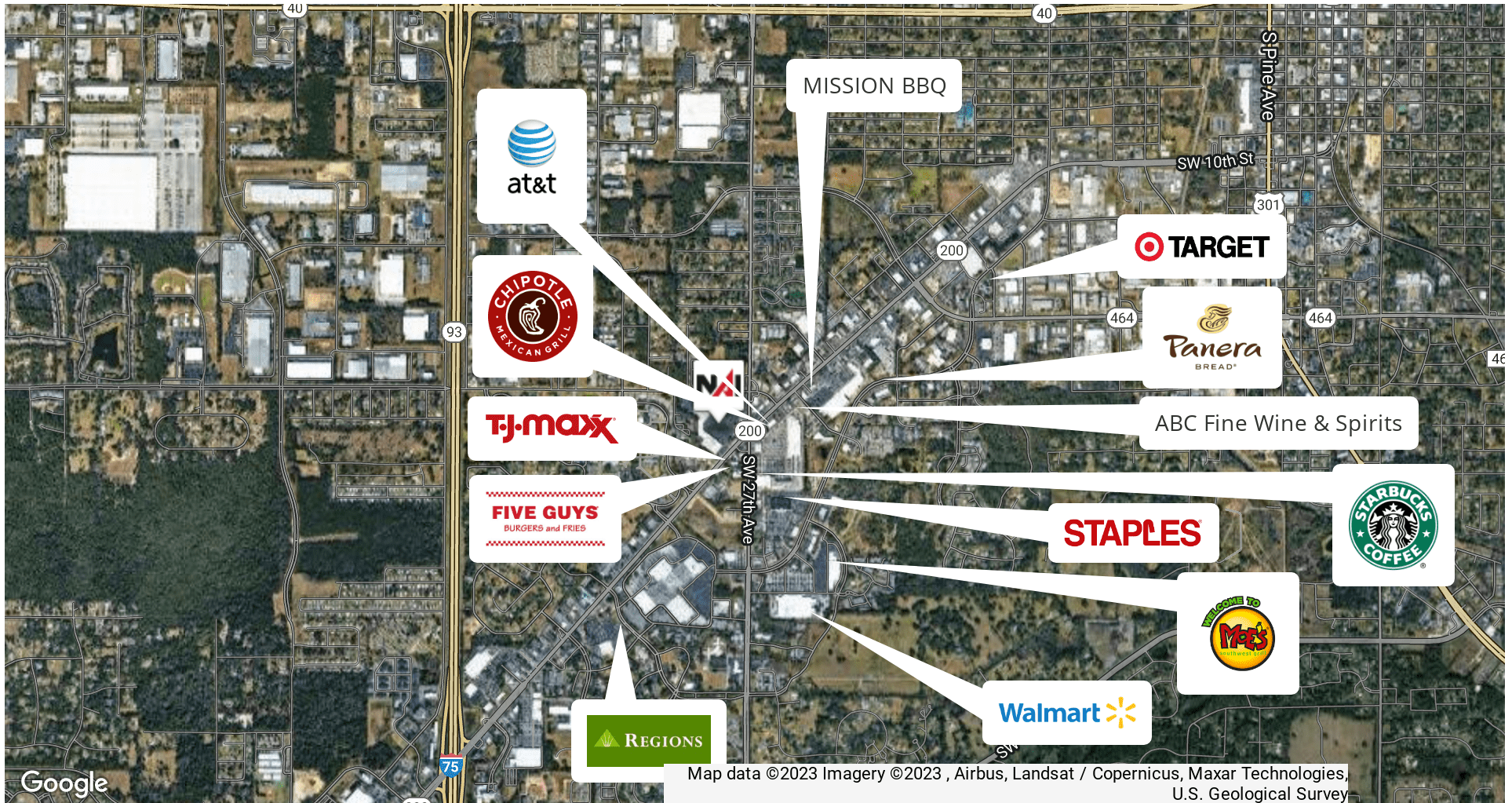
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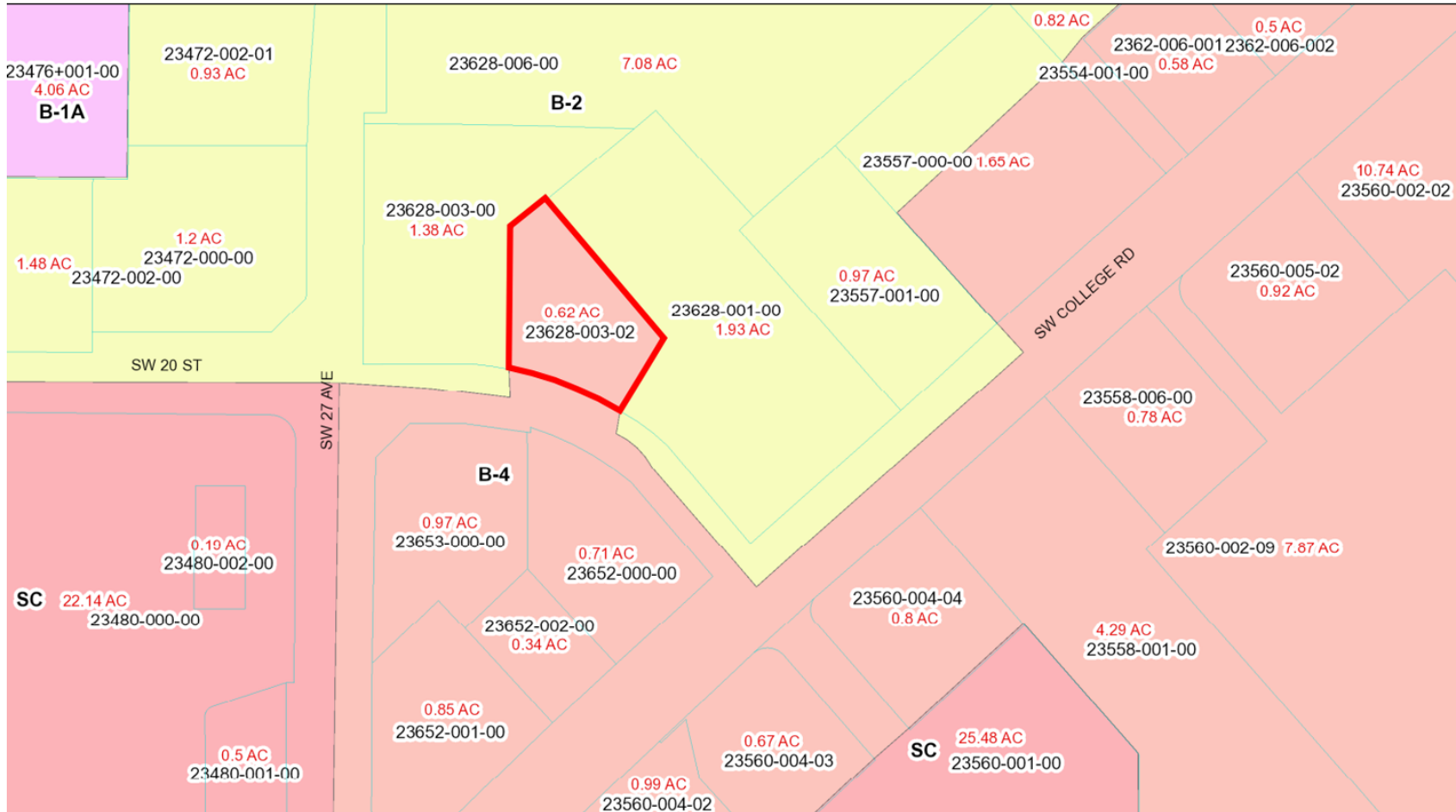
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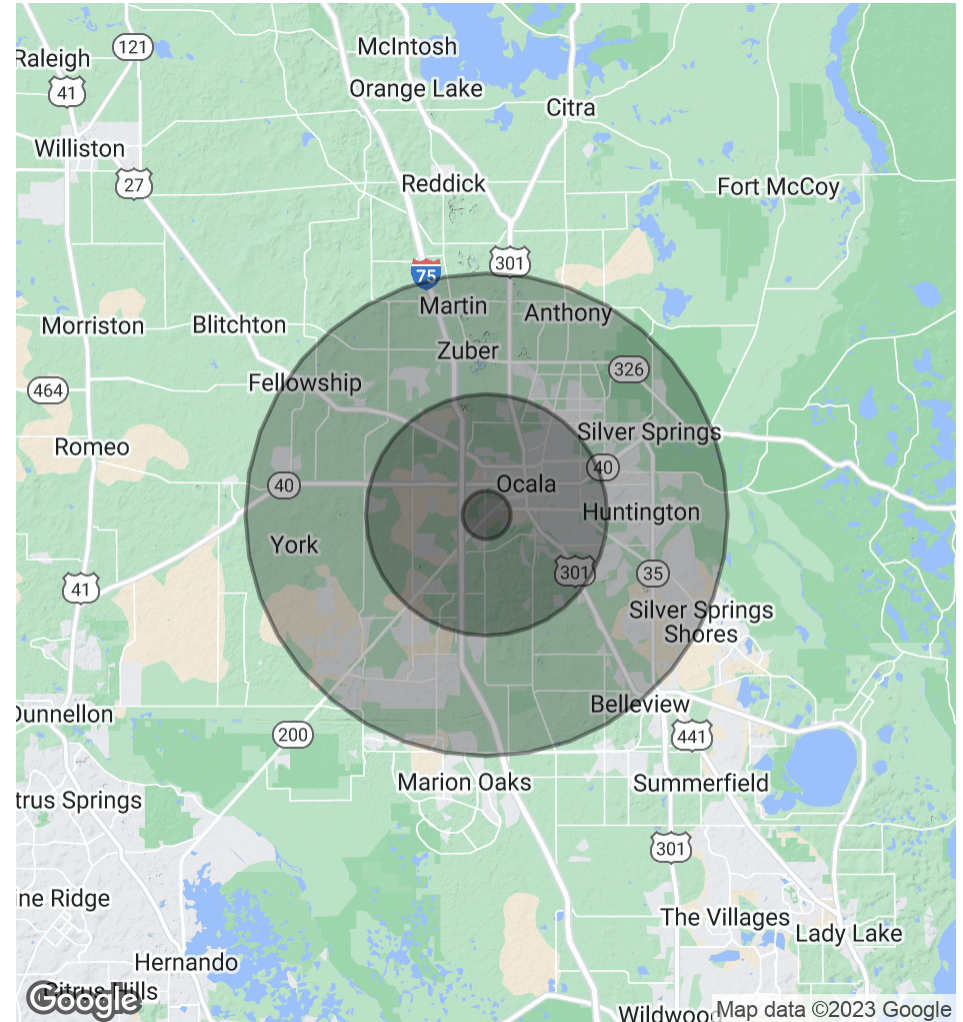
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Population	1 Mile	5 Miles	10 Miles
Total Population	5,178	72,836	197,514
Average Age	35.4	42.2	45.4
Average Age (Male)	34.3	40.1	43.3
Average Age (Female)	35.8	43.9	47.0

Households & Income	1 Mile	5 Miles	10 Miles
Total Households	2,128	33,527	90,645
# of Persons per HH	2.4	2.2	2.2
Average HH Income	\$46,069	\$62,712	\$60,669
Average House Value	\$83,679	\$161,803	\$166,361

* Demographic data derived from 2020 ACS - US Census



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