

6920 Powell Road

Wildwood, Florida 34785

Property Highlights

- 4.76± acre site entitled for assisted living / independent living facilities
- Zoning: Institutional (City of Wildwood)
- Close to The Villages and convenient to I-75
- · Surrounded by high elderly population growth
- Next to a planned 120,000 SF medical office building in Millennium Park
- Adjacent to Millennium Park & Wildwood Community Center
- Only a mile from Brownwood Paddock Square, a 250,000 SF shopping/lifestyle center
- UF Health The Villages Hospital is within 10 miles



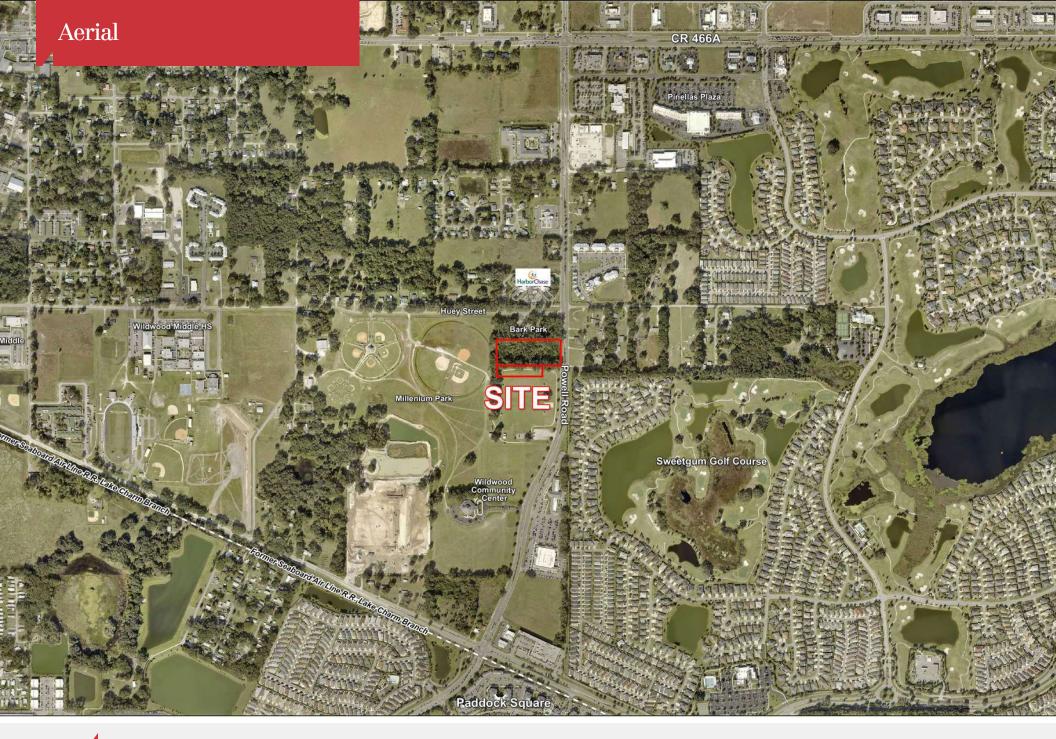
Sale Price: \$3,250,000

For more information

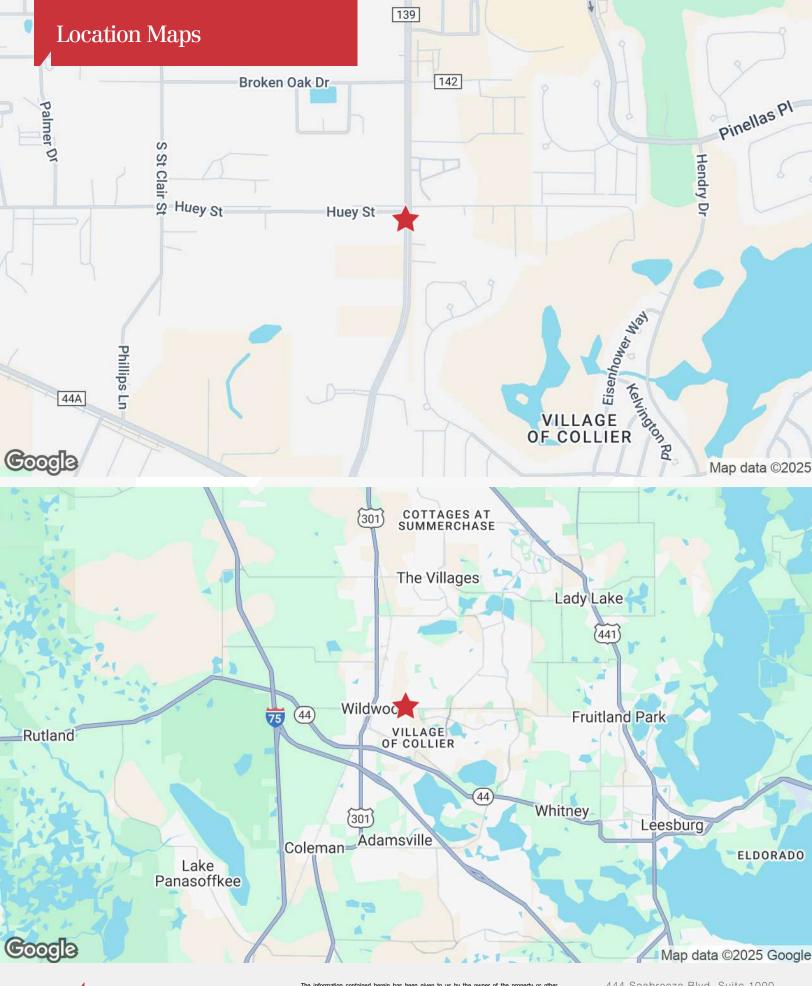
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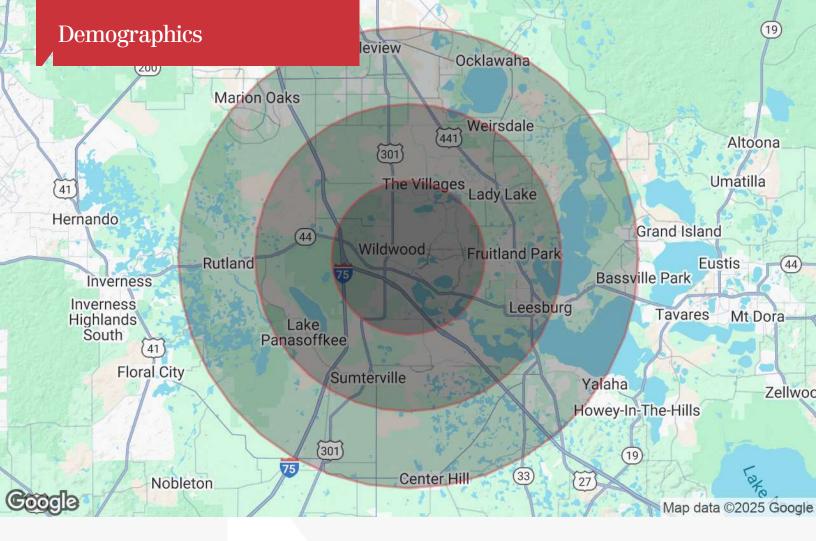








The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered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



Population	5 Miles	10 Miles	15 Miles	
TOTAL POPULATION	90,283	204,527	320,190	
MEDIAN AGE	67	63	58	
MEDIAN AGE (MALE)	67	62	58	
MEDIAN AGE (FEMALE)	67	63	58	
Households & Income	5 Miles	10 Miles	15 Miles	
Households & Income TOTAL HOUSEHOLDS	5 Miles 48,317	10 Miles 103,508	15 Miles 153,480	
TOTAL HOUSEHOLDS	48,317	103,508	153,480	
TOTAL HOUSEHOLDS # OF PERSONS PER HH	48,317 1.9	103,508 2	153,480 2.1	

^{*} Demographic data derived from 2020 ACS - US Census

