

Commercial **Real Estate FL**

MEDICAL/PROFESSIONAL OFFICE VACANT LAND

3821 Woodbriar Trial Port Orange, Florida 32129

Property Summary

Property:	3821 Woodbriar Trail		
Parcel No:	6308-00-07-0015		
Status:	For Sale		
Size:	1.4+/- Acres		
Price:	\$279,000		
Zoning:	PUD 'Planned Unit Development'		
Population (est):	<u>1 MILE</u> 9,623	<u>3 MILES</u> 59,190	<u>5 MILES</u> 101,124
Average Household Income (est.):	<u>1 MILE</u> \$48,713	<u>3 MILES</u> \$52,088	<u>5 MILES</u> \$56,905
Traffic Count:	28,500 vehicles per day - Dunlawton Ave		



Property Highlights: enue

- 1.4+/- Acres zoned for Medical/Professional Offices
 - Centrally located in Port Orange
 - Approximately 2.1 miles to Interstate 95
 - Walking Distance to Halifax Health Medical Center Port Orange
 - Lakefront Site
 - Easy access to Dunlawton Avenue
 - Survey available in office
 - Zoning permitted uses include: Hospitals, Churches, Restaurants, Veterinarians, Insurance Offices, Professional Services, etc.

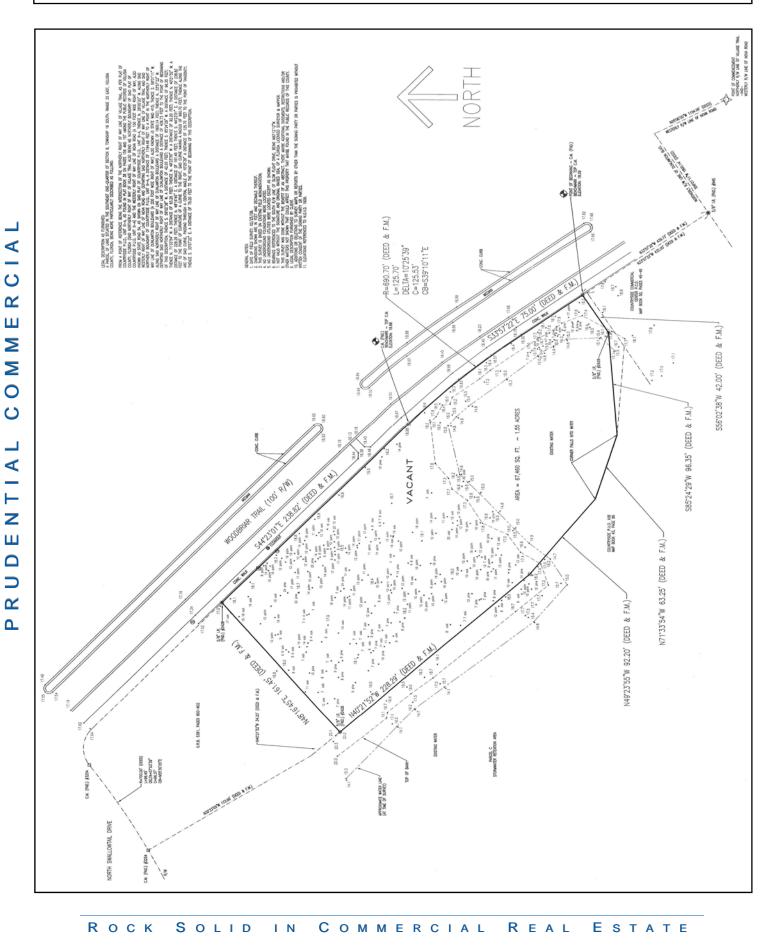
Rock Solid in Commercial Real Estate

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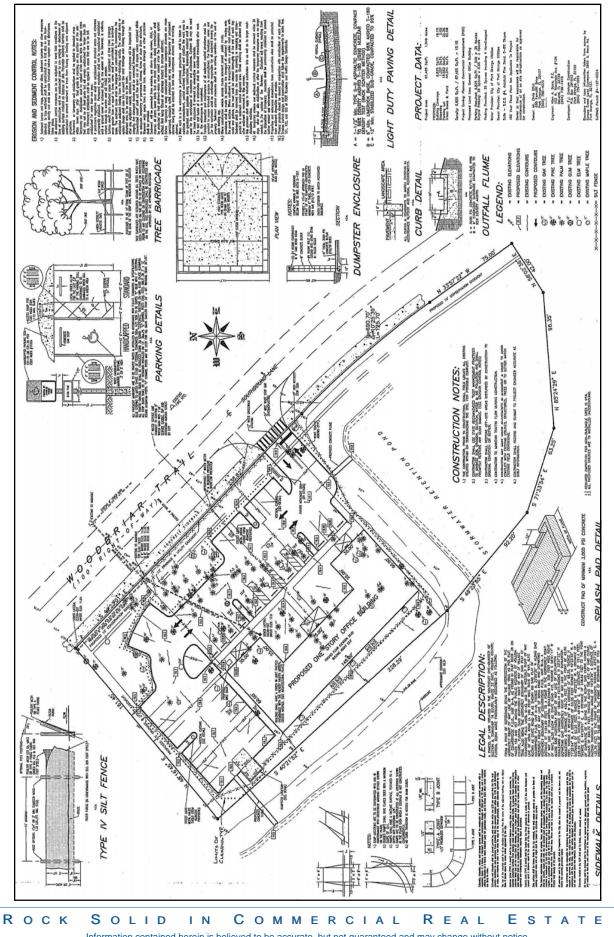
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SURVEY



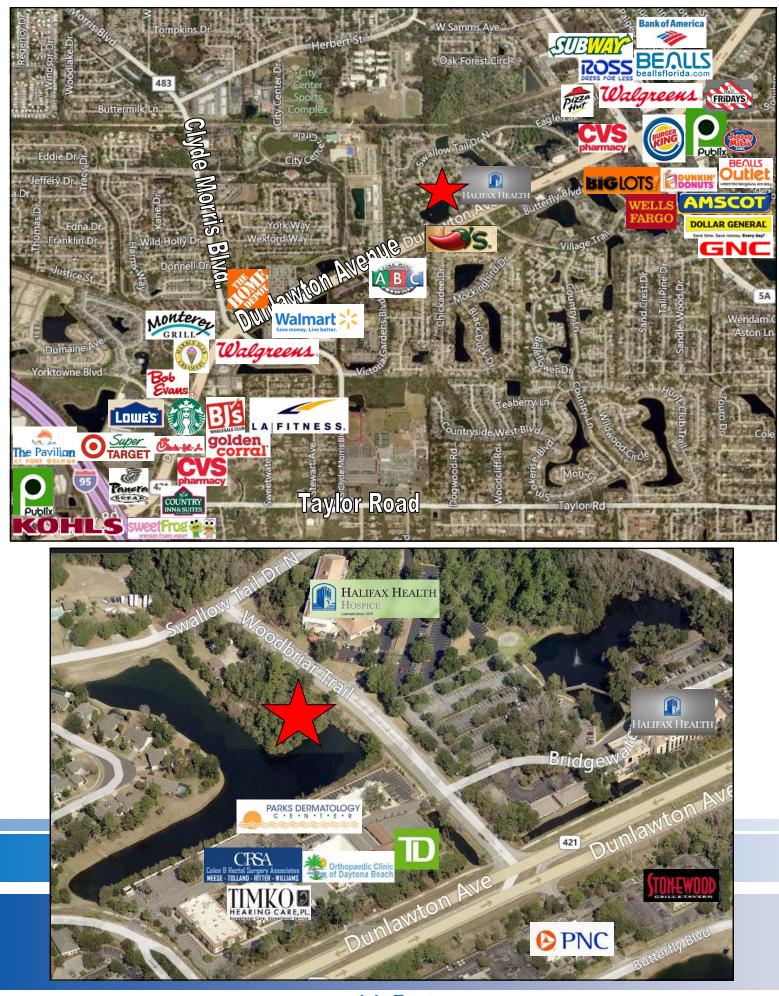
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PROPOSED SITE PLAN



PRUDENTIAL COMMERCIAL

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