

## PROPERTY HIGHLIGHTS

Location	1506 Olive Street, Lakeland, Florida 33815		
Size	±9.1 Acres		
Zoning	MF-22		
Future Land Use	Residential High (FLU-RM HIGH); proposed capacity is 200 units		
Frontage	±431 front feet on Olive Street		
Special Feature	The property is located in an Opportunity Zone (OZ) and a Qualified Census Tract (QCT).		
Tax Parcel ID	23-28-23-100500-005040		





## MARKET **OVERVIEW**



DEMOGRAPHICS				
Radius	5 Miles	10 Miles	15 Miles	
POPULATION	142,208	349,554	517,660	
RENTER-OCCUPIED HOUSING	25,302	45,057	63,846	
MEDIAN AGE	37.8	38.9	39.0	
AVERAGE HH INCOME	\$67,980	\$76,106	\$74,479	
MEDIAN HH INCOME	\$49,589	\$57,099	\$56,523	

## Opportunity Zone Housing Site

Tucked into a primarily residential area on Olive St (CR 543), the location has advantages:

- One mile or a 23 minute walk from the Lakeland Civic Center in downtown Lakeland;
- Harvey's Supermarket is 1.3 miles away at 1305 Ariana West;
- the Lakeland Regional Medical Center 2.6 miles
- Accessible to 1-4 to the north and Polk Parkway to the south
- Convenient to US 92, George Jenkins Blvd

## 1506 OLIVE STREET LAKELAND, FLORIDA 33815

Exclusively Listed By:



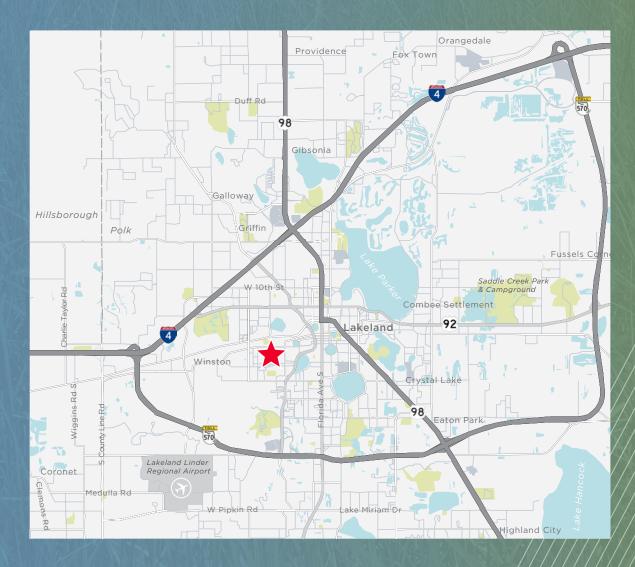
**Cushman & Wakefield of Florida, LLC** 20 North Orange Avenue, Suite 300 Orlando, Florida 32801

ANDY SLOWIK Senior Director andrew.slowik@cushwake.com +1 407 541 4428

MARGERY JOHNSON Senior Director margery.johnson@cushwake.com +1 407 435 4947

JOSEPH LENTZ Director joseph.lentz@cushwake.com +1 904 380 4112

RACHEL SLOWIK Senior Associate rachel.slowik@cushwake.com +1 407 541 4405



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