

**ROWAN ROAD, NEW PORT RICHEY, FL 34653**



## **MULTI-FAMILY DEVELOPMENT POTENTIAL**

**Offered at \$299,000**

**LOCATION:** On Rowan Rd. across from Carlton Arms Apartments

**AMENITIES:**

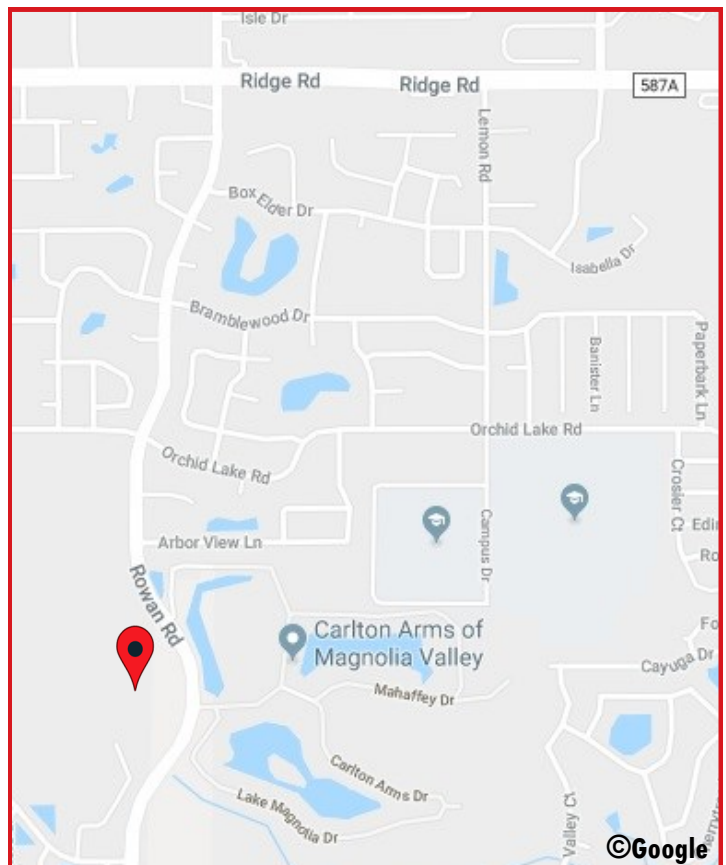
3.72 acres of vacant land. 1,000'± of frontage on Rowan Rd. Zoned for multi-family residential. Directly across from Carlton Arms Apartments in New Port Richey. Within a mile of public schools. Public bus stop at entrance to property.

**FOR INFORMATION, CONTACT:**

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DEMOGRAPHICS			
<i>Radius</i>	<i>1-Mile</i>	<i>3-Mile</i>	<i>5-Mile</i>
<b>Population:</b>	<b>10,586</b>	<b>66,881</b>	<b>146,171</b>
<b>Households:</b>	<b>4,629</b>	<b>28,761</b>	<b>63,535</b>
<b>Avg HH Inc:</b>	<b>\$45,976</b>	<b>\$48,971</b>	<b>\$52,942</b>

PROPERTY STATISTICS
<b>Use: Multi-Family Residential</b>
<b>Zoning: R-3 (Medium Density Residential)</b>
<b>Traffic Counts: 29,500 ADTV (FDOT)</b>

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