

3.97 acres vacant land for sale

CAMP ROAD AND 19

TAVARES, FL 32778

Price: \$1,191,000.00



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PROPERTY DESCRIPTION

Camp Road
Camp Road and 19 | Tavares, FL 32778



3.97 acres of Agricultural land with a Lake County Future Land Use of Urban Low.

TYPICAL USES INCLUDE:

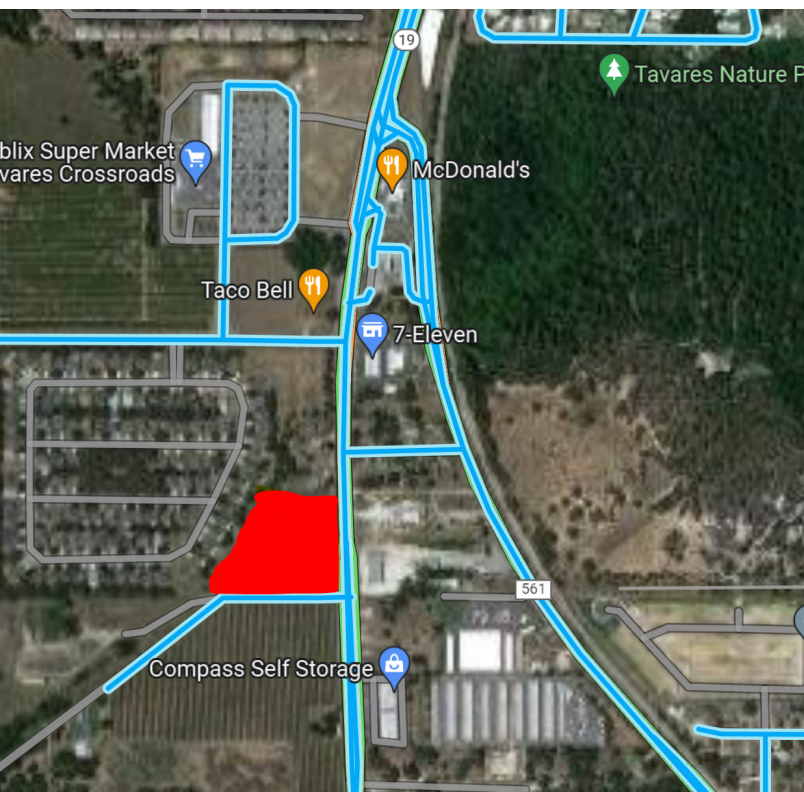
- General office, including: services, finance, insurance and real estate;
- Limited commercial retail trade uses that support office land uses;
- Light industrial uses such as manufacturing, wholesale trade, transportation, communications, electric, gas and sanitary services. Activities are limited to those without off-site impacts and take place primarily within an enclosed building;
- Day care facilities;
- Health Services, except hospitals;
- Civic uses;
- Religious organizations;
- Colleges, universities and professional schools;
- Public order and safety;
- Hotels and other lodging places;
- Utilities;
- Existing single-family dwelling units and accessory structures;
- Limited multi-family residential

THE ABOVE IS TO BE VERIFIED BY BUYER. DUE DILIGENCE IS THE RESPONSIBILITY OF THE BUYER TO MAKE SURE USE IS ALLOWABLE. PLEASE SPEAK WITH COUNTY ABOUT SPECIFIC USES AND APPROVALS.

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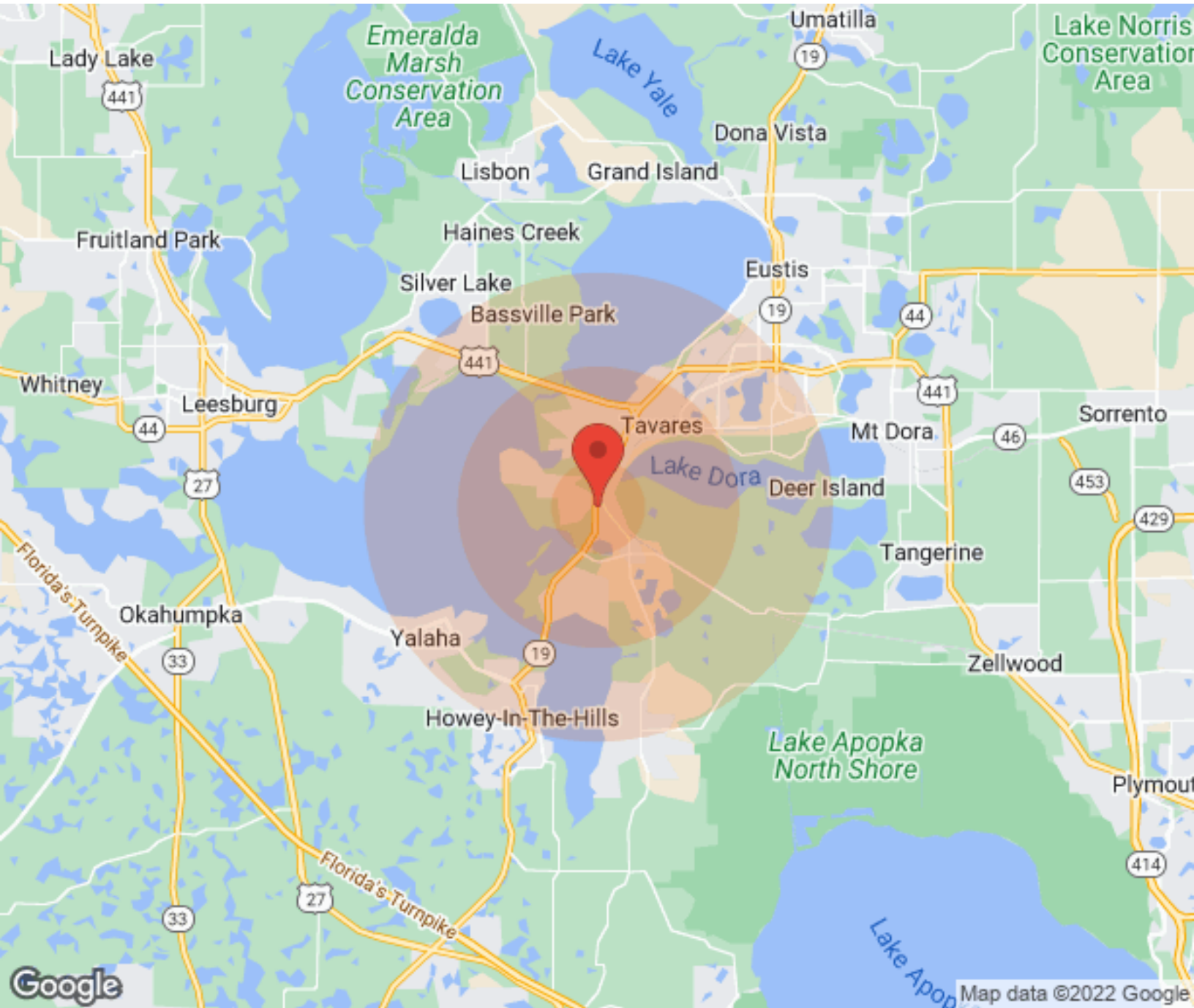
PROPERTY PHOTOS

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DEMOGRAPHICS

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Population	1 Mile	3 Miles	5 Miles
Male	463	5,853	17,598
Female	612	7,177	20,547
Total Population	1,075	13,030	38,145

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	196	1,824	6,068
Ages 15-24	121	1,167	3,927
Ages 55-64	123	1,375	4,339
Ages 65+	342	5,252	12,836

Race	1 Mile	3 Miles	5 Miles
White	819	11,383	33,442
Black	209	1,280	3,284
Am In/AK Nat	N/A	9	18
Hawaiian	N/A	N/A	6
Hispanic	85	742	2,413
Multi-Racial	94	566	1,888

Income	1 Mile	3 Miles	5 Miles
Median	\$35,547	\$37,405	\$40,839
< \$15,000	136	1,001	2,271
\$15,000-\$24,999	64	605	2,444
\$25,000-\$34,999	76	887	2,285
\$35,000-\$49,999	25	1,255	2,614
\$50,000-\$74,999	41	766	2,999
\$75,000-\$99,999	41	463	1,656
\$10,000-\$149,999	68	497	1,357
\$150,000-\$199,999	N/A	95	443
> \$200,000	32	89	342

Housing	1 Mile	3 Miles	5 Miles
Total Units	703	7,777	21,216
Occupied	522	6,153	17,399
Owner Occupied	394	4,753	12,266
Renter Occupied	128	1,400	5,133
Vacant	181	1,624	3,817


BUSINESS MAP


Camp Road
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 Publix Super Market at Tavares Crossroads

 Popeyes Chicken

 Hungry Howie's Pizza & Subs

 McDonald's


 Subway

 Taco Bell

 Circle K

 7-Eleven

 U-Haul
Neighborhood Dealer

 Compass Self Storage