

For Sale

Commercial Land

4.54 Acres | \$1,800,000



20010 US Highway 441

Mt. Dora, Florida 32757

Property Highlights

- High visibility corner lot available for single or multi-use business
- 350 feet of frontage on US Hwy 441
- City of Mount Dora water and sewer available
- C-1 Zoning: allowable commercial uses include service station, convenience store, restaurant
- Other uses include professional office, medical office, day care, car wash
- Less than 2 miles from Downtown Mount Dora
- Less than 4 miles to SR 453 Expressway

OFFERING SUMMARY

Sale Price	\$1,800,000
Lot Size	4.54 Acres



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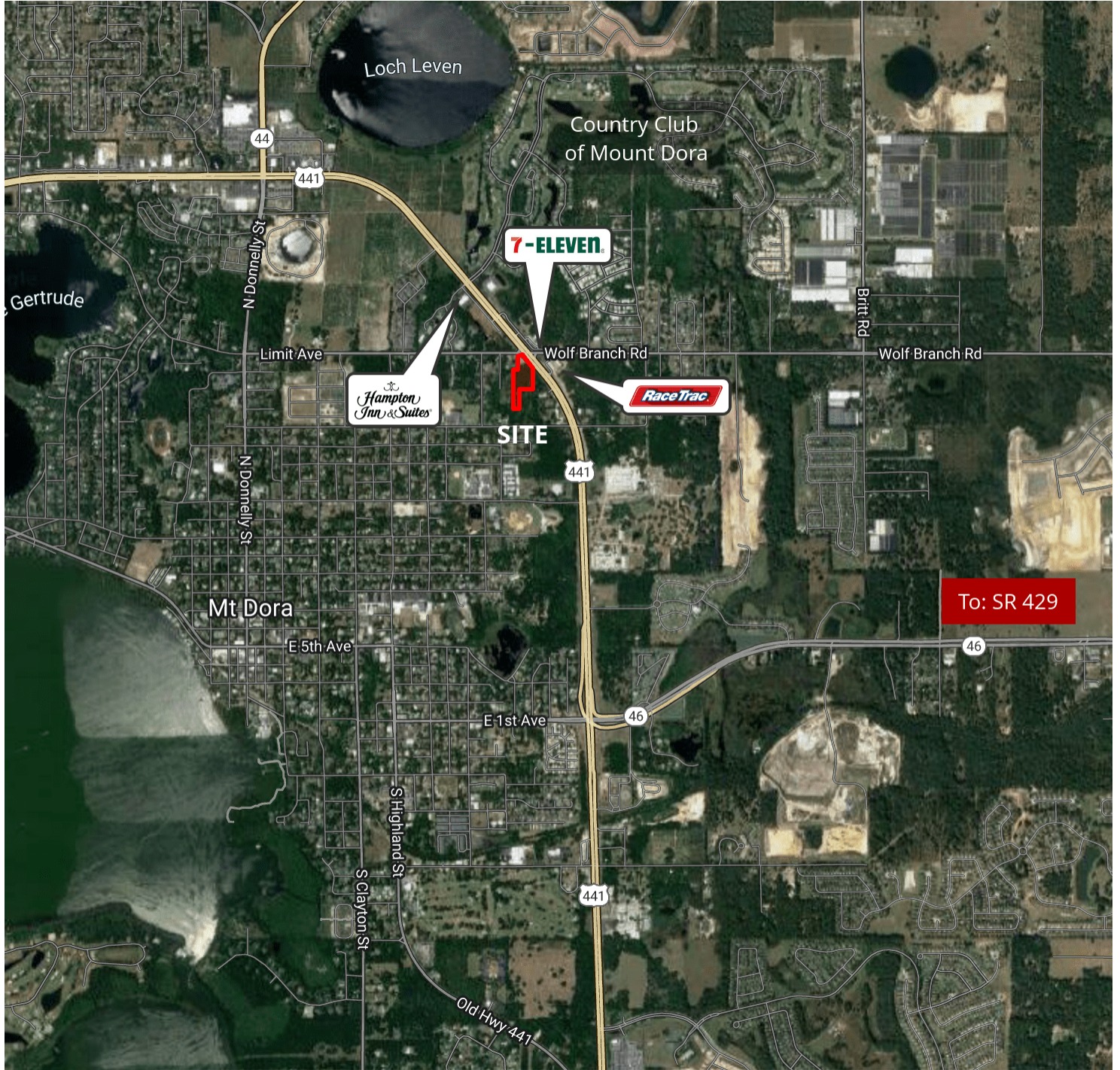
For more information

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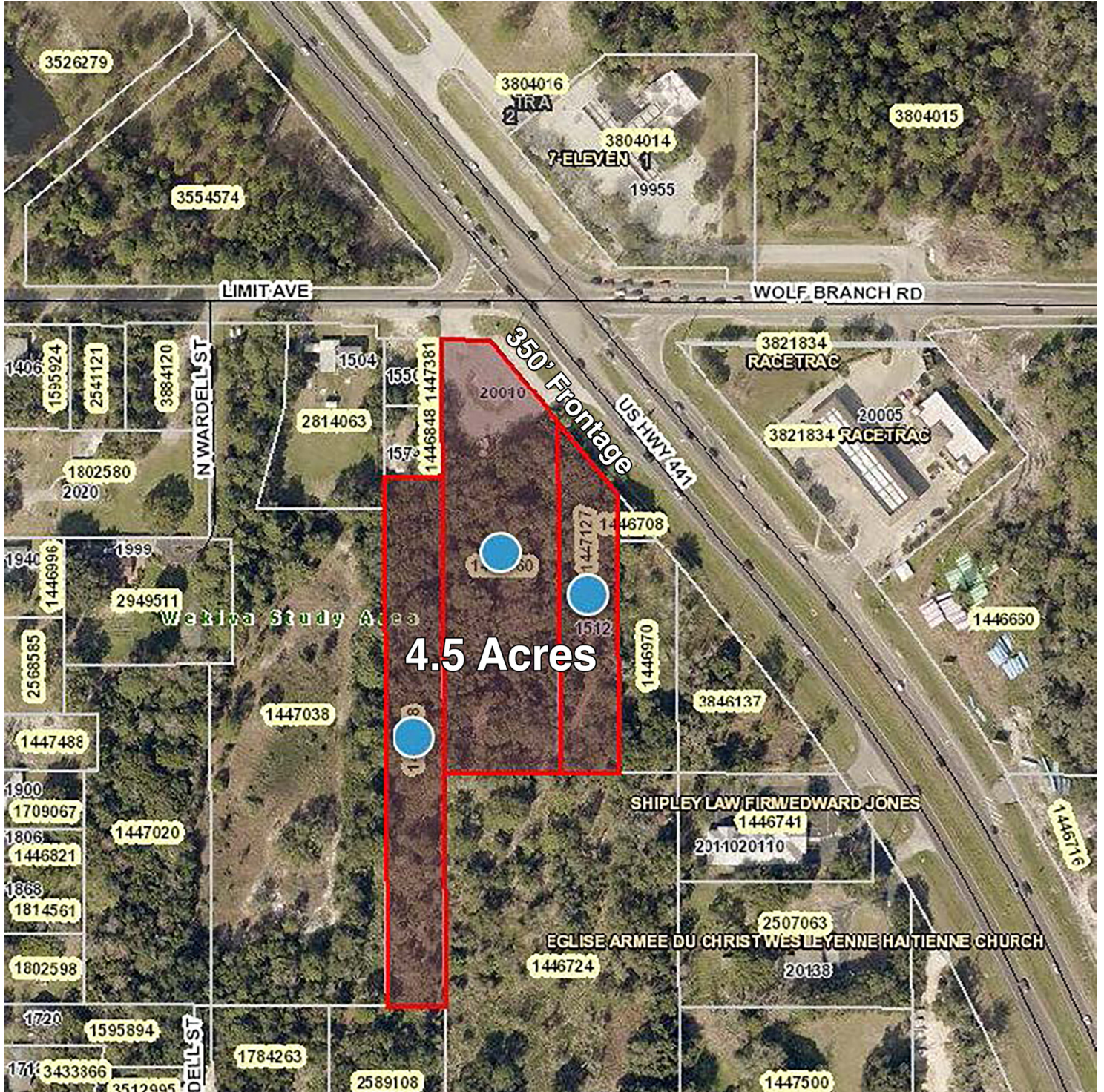
jwalls@realvest.com

Retailer Map

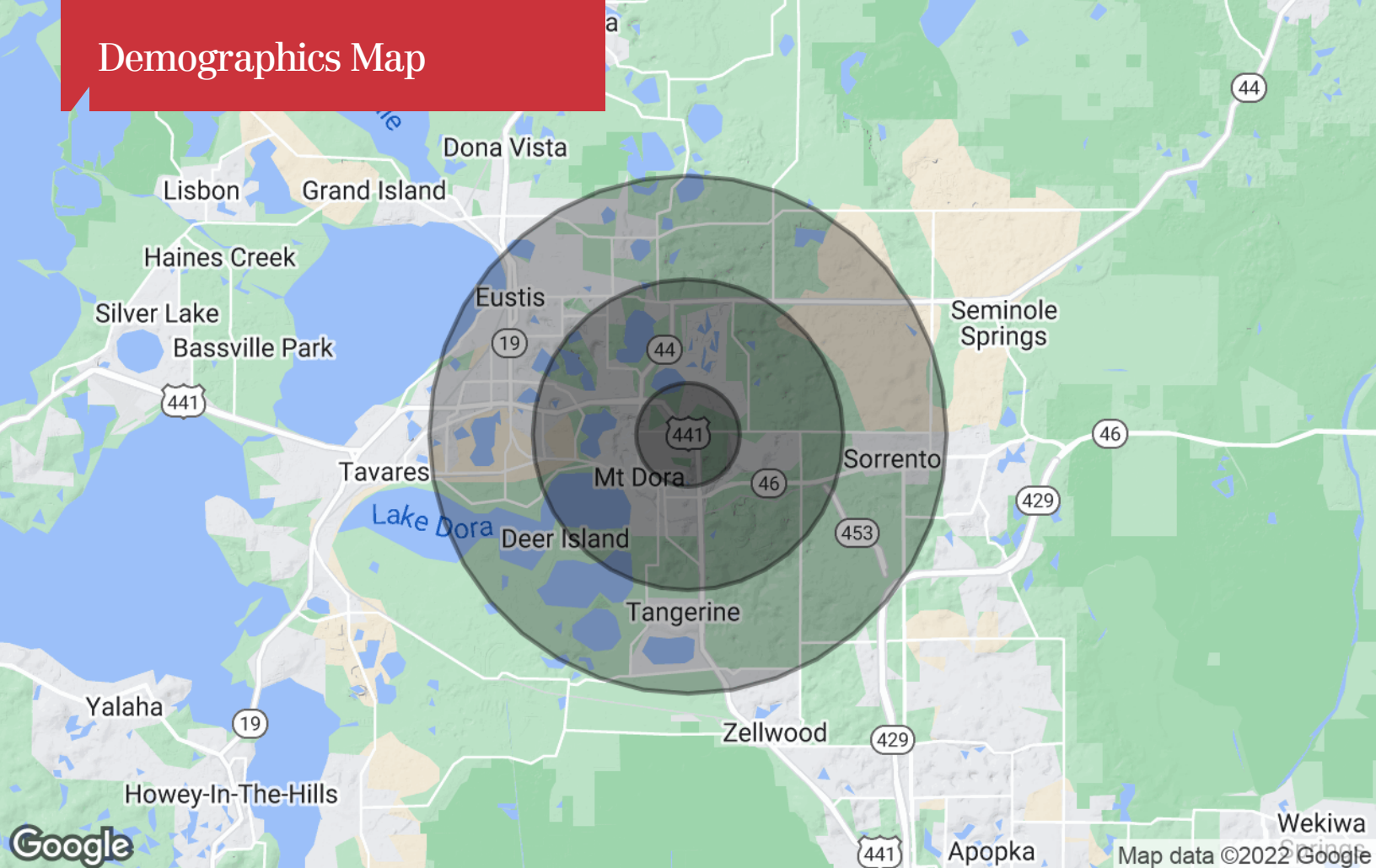


Google

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Demographics Map



Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	3,458	17,748	43,171
MEDIAN AGE	42.5	45.3	44.1
MEDIAN AGE (MALE)	42.3	45.0	43.9
MEDIAN AGE (FEMALE)	44.2	47.3	45.3

Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	1,443	7,524	17,868
# OF PERSONS PER HH	2.4	2.4	2.4
AVERAGE HH INCOME	\$61,164	\$69,440	\$64,493
AVERAGE HOUSE VALUE	\$278,014	\$263,708	\$233,995

* Demographic data derived from 2020 ACS - US Census