

LAND FOR SALE

# COMMERCIAL DEVELOPMENT OPPORTUNITY

1500 BLK W Quintette, Cantonment, FL 32533



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## OFFERING SUMMARY

**Sale Price:** \$268,900

**Lot Size:** 26.89 Acres

**Price / SF:** \$0.23

## PROPERTY OVERVIEW

Vacant land development opportunity in Cantonment, ideal for a residential subdivision. The growing population of Navy Federal Credit Union and operations at NAS Whiting Field in Milton have created a rise in demand for residential real estate. This site has the potential to serve the needs of both.

Total acreage is 26.89 +/- subject to agreement and survey. The site combines a comfortable level of privacy along with easy access to Highway 29 making it seamless to access 9 Mile Road and the Interstate.

Opportunity to combine with 40 acres to the North, 0 Carrington Lakes Blvd, [http://www.escpa.org/CAMA/Detail\\_a.aspx?s=282N311430000000](http://www.escpa.org/CAMA/Detail_a.aspx?s=282N311430000000), Catylist ID# 30145485. Contact agent for further details.

## PROPERTY HIGHLIGHTS

- Rectangular shape provides flexibility of layout
- Land survey available in print & electronic form
- RMU Zoning



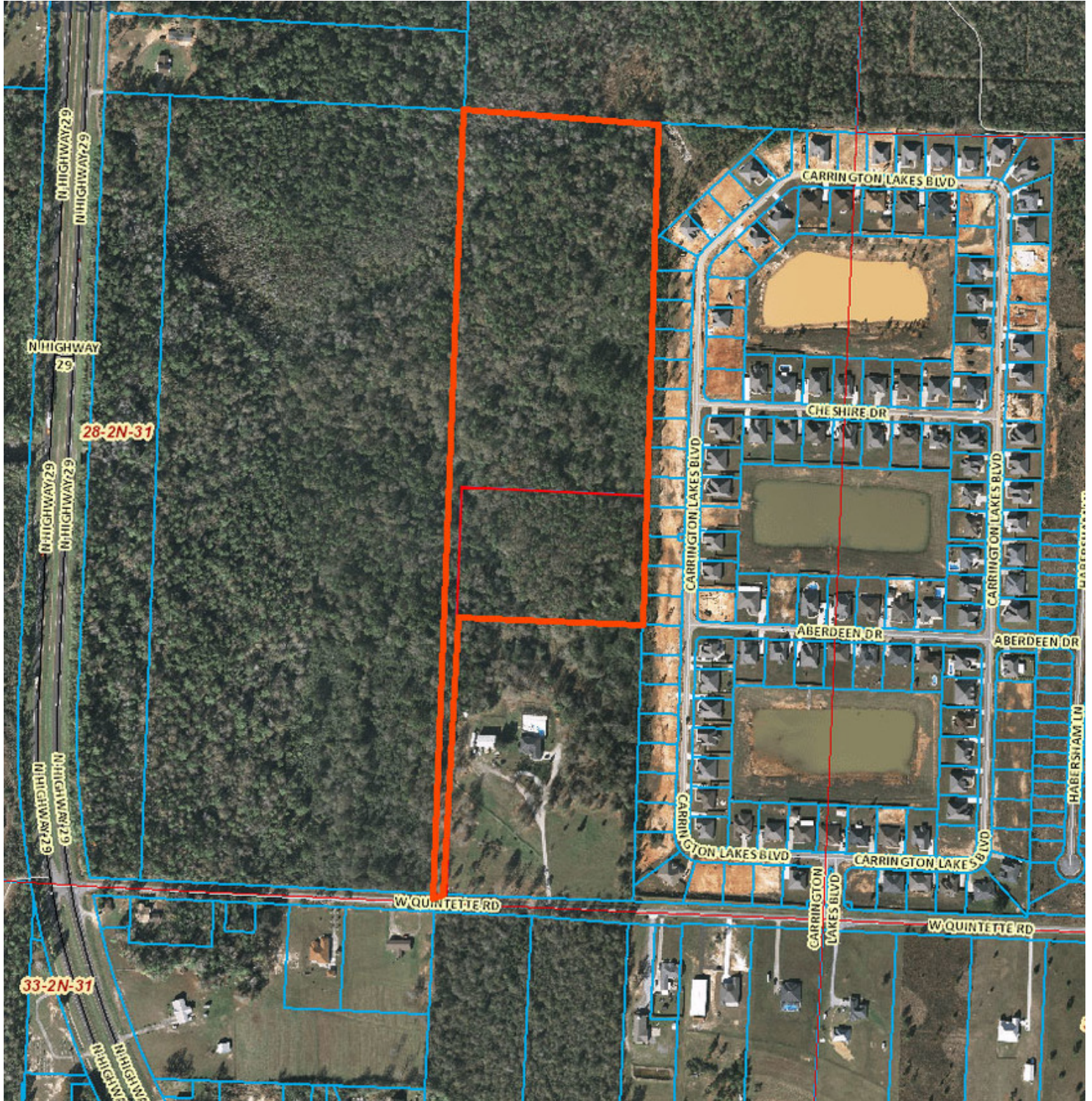
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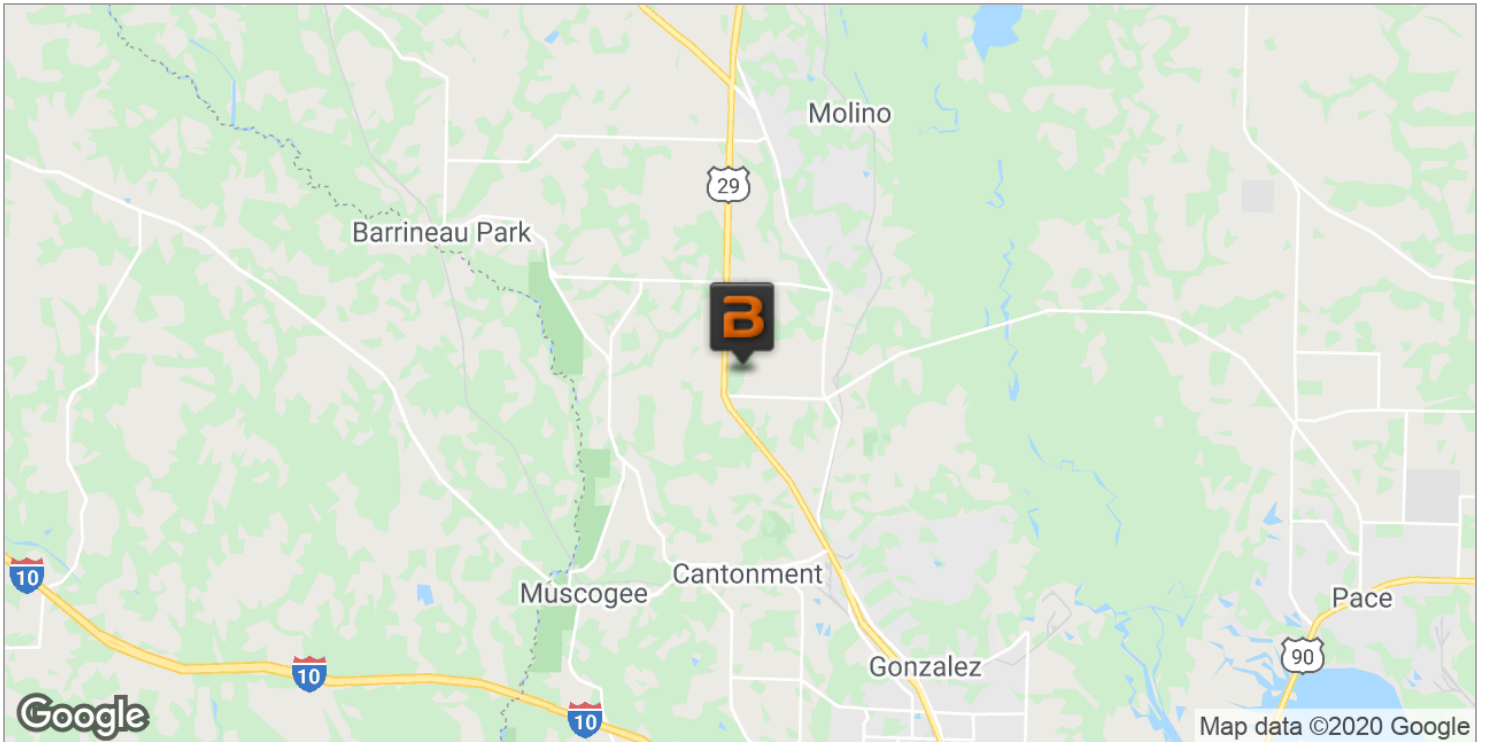
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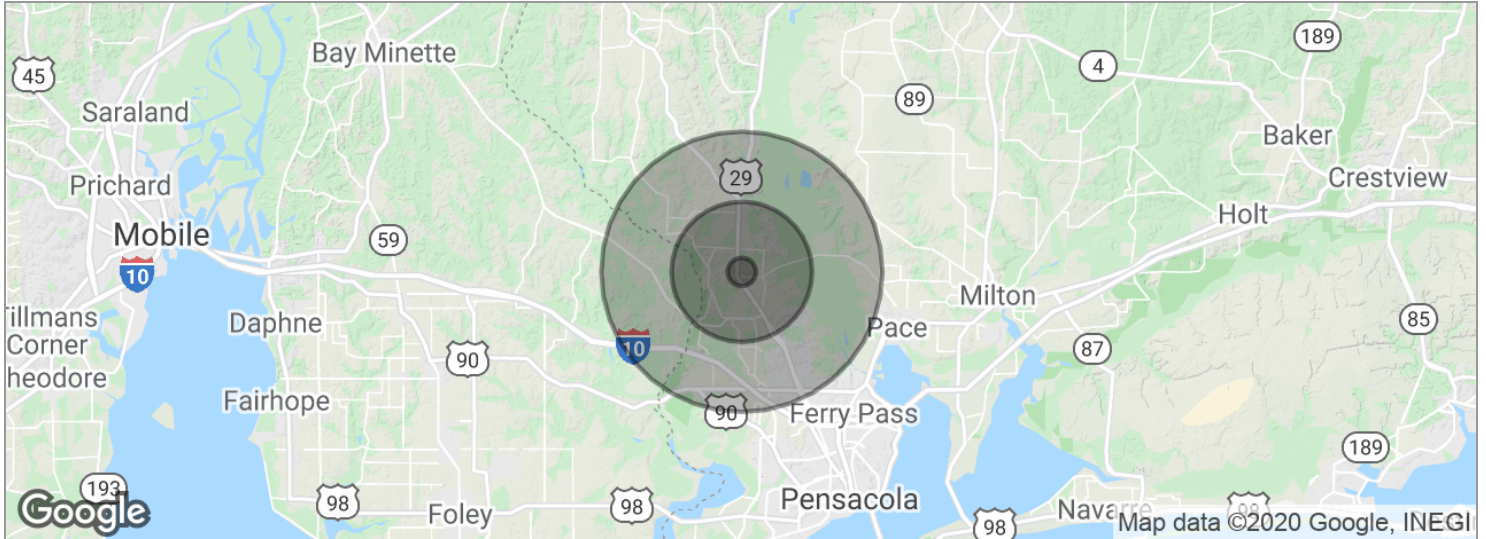
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## POPULATION

	1 MILE	5 MILES	10 MILES
Total population	340	10,372	72,815
Median age	39.8	40.1	40.1
Median age (Male)	39.6	39.5	39.4
Median age (Female)	40.0	40.7	41.0

## HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	133	3,911	27,385
# of persons per HH	2.6	2.7	2.7
Average HH income	\$57,896	\$63,052	\$67,823
Average house value	\$173,747	\$188,653	\$196,432

\* Demographic data derived from 2010 US Census



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