

COMMERCIAL/OTHER FOR SALE

7435 New Kings Road, Jacksonville, FL 32219



PROPERTY FEATURES

- Wooded Vacant Lot
- Zoned CCG-2
- Approximately 0.60 Acres
- 176 FT of Frontage on New Kings Road
- \$75,000



KELLER WILLIAMS FIRST COAST REALTY
151 College Dr,
#14
Orange Park, FL 32065

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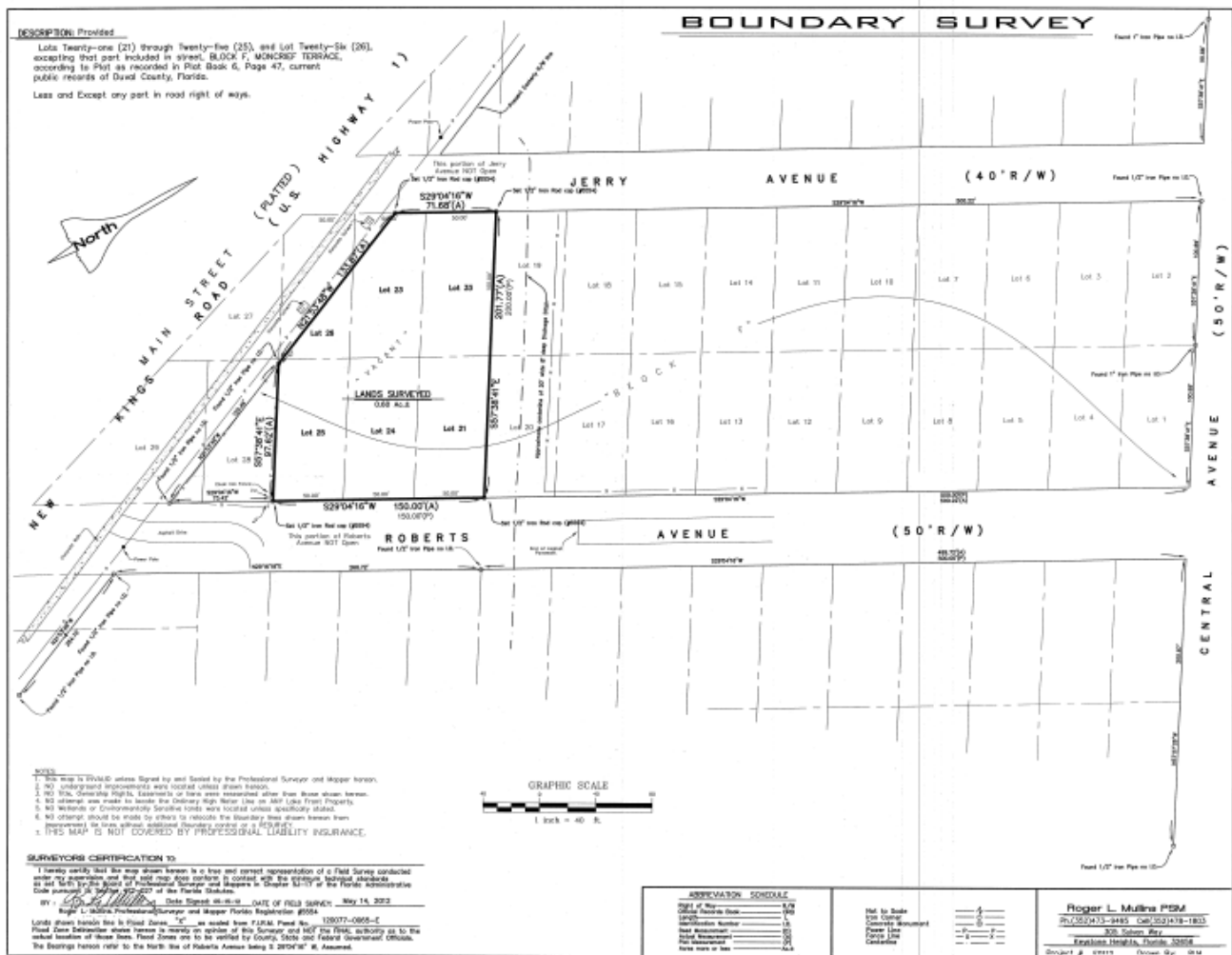


We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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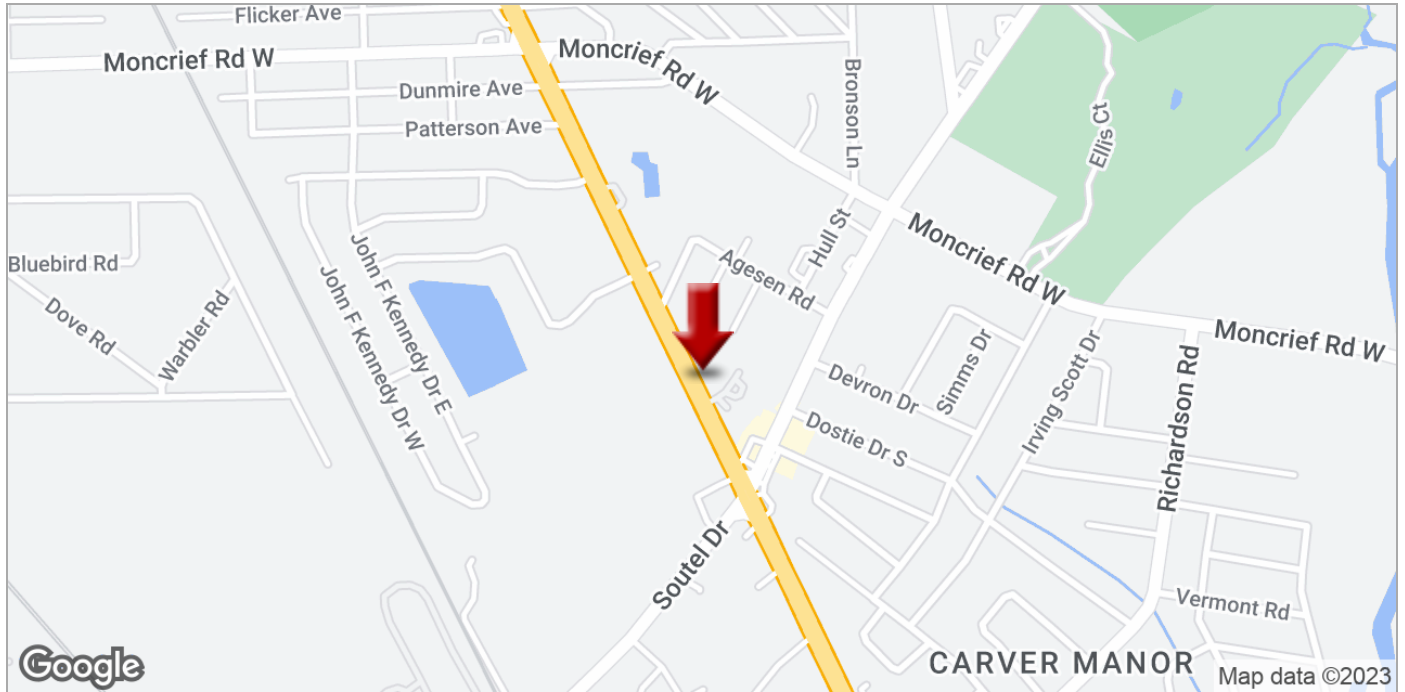
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Executive Summary

7435 New Kings Rd, Jacksonville, Florida, 32219
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 30.38929
Longitude: -81.73453

	1 mile	3 miles	5 miles
Population			
2000 Population	6,368	42,459	114,241
2010 Population	5,654	41,378	110,751
2019 Population	5,782	43,373	116,649
2024 Population	5,932	44,764	120,520
2000-2010 Annual Rate	-1.18%	-0.26%	-0.31%
2010-2019 Annual Rate	0.24%	0.51%	0.56%
2019-2024 Annual Rate	0.51%	0.63%	0.66%
2019 Male Population	45.1%	45.8%	46.2%
2019 Female Population	54.9%	54.2%	53.8%
2019 Median Age	43.8	41.4	38.3

In the identified area, the current year population is 116,649. In 2010, the Census count in the area was 110,751. The rate of change since 2010 was 0.56% annually. The five-year projection for the population in the area is 120,520 representing a change of 0.66% annually from 2019 to 2024. Currently, the population is 46.2% male and 53.8% female.

Median Age

The median age in this area is 43.8, compared to U.S. median age of 38.5.

Race and Ethnicity

2019 White Alone	5.9%	14.2%	17.5%
2019 Black Alone	91.8%	82.6%	78.8%
2019 American Indian/Alaska Native Alone	0.2%	0.3%	0.4%
2019 Asian Alone	0.3%	0.4%	0.5%
2019 Pacific Islander Alone	0.0%	0.0%	0.0%
2019 Other Race	0.4%	0.7%	1.0%
2019 Two or More Races	1.4%	1.8%	1.9%
2019 Hispanic Origin (Any Race)	2.0%	2.5%	3.2%

Persons of Hispanic origin represent 3.2% of the population in the identified area compared to 18.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 38.9 in the identified area, compared to 64.8 for the U.S. as a whole.

Households

2019 Wealth Index	44	42	38
2000 Households	2,344	15,527	42,644
2010 Households	2,260	15,767	42,461
2019 Total Households	2,303	16,367	44,284
2024 Total Households	2,357	16,833	45,590
2000-2010 Annual Rate	-0.36%	0.15%	-0.04%
2010-2019 Annual Rate	0.20%	0.40%	0.46%
2019-2024 Annual Rate	0.46%	0.56%	0.58%
2019 Average Household Size	2.51	2.63	2.61

The household count in this area has changed from 42,461 in 2010 to 44,284 in the current year, a change of 0.46% annually. The five-year projection of households is 45,590, a change of 0.58% annually from the current year total. Average household size is currently 2.61, compared to 2.59 in the year 2010. The number of families in the current year is 29,020 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024. Esri converted Census 2000 data into 2010 geography.

August 24, 2019



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	1 mile	3 miles	5 miles
Mortgage Income			
2019 Percent of Income for Mortgage	16.8%	16.6%	16.5%
Median Household Income			
2019 Median Household Income	\$36,215	\$36,811	\$33,947
2024 Median Household Income	\$40,758	\$41,204	\$38,345
2019-2024 Annual Rate	2.39%	2.28%	2.47%
Average Household Income			
2019 Average Household Income	\$48,016	\$48,392	\$46,048
2024 Average Household Income	\$54,377	\$55,391	\$53,293
2019-2024 Annual Rate	2.52%	2.74%	2.97%
Per Capita Income			
2019 Per Capita Income	\$18,921	\$18,296	\$17,497
2024 Per Capita Income	\$21,332	\$20,868	\$20,176
2019-2024 Annual Rate	2.43%	2.67%	2.89%

Households by Income

Current median household income is \$33,947 in the area, compared to \$60,548 for all U.S. households. Median household income is projected to be \$38,345 in five years, compared to \$69,180 for all U.S. households

Current average household income is \$46,048 in this area, compared to \$87,398 for all U.S. households. Average household income is projected to be \$53,293 in five years, compared to \$99,638 for all U.S. households

Current per capita income is \$17,497 in the area, compared to the U.S. per capita income of \$33,028. The per capita income is projected to be \$20,176 in five years, compared to \$36,530 for all U.S. households

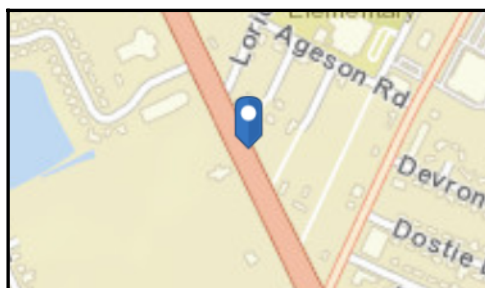
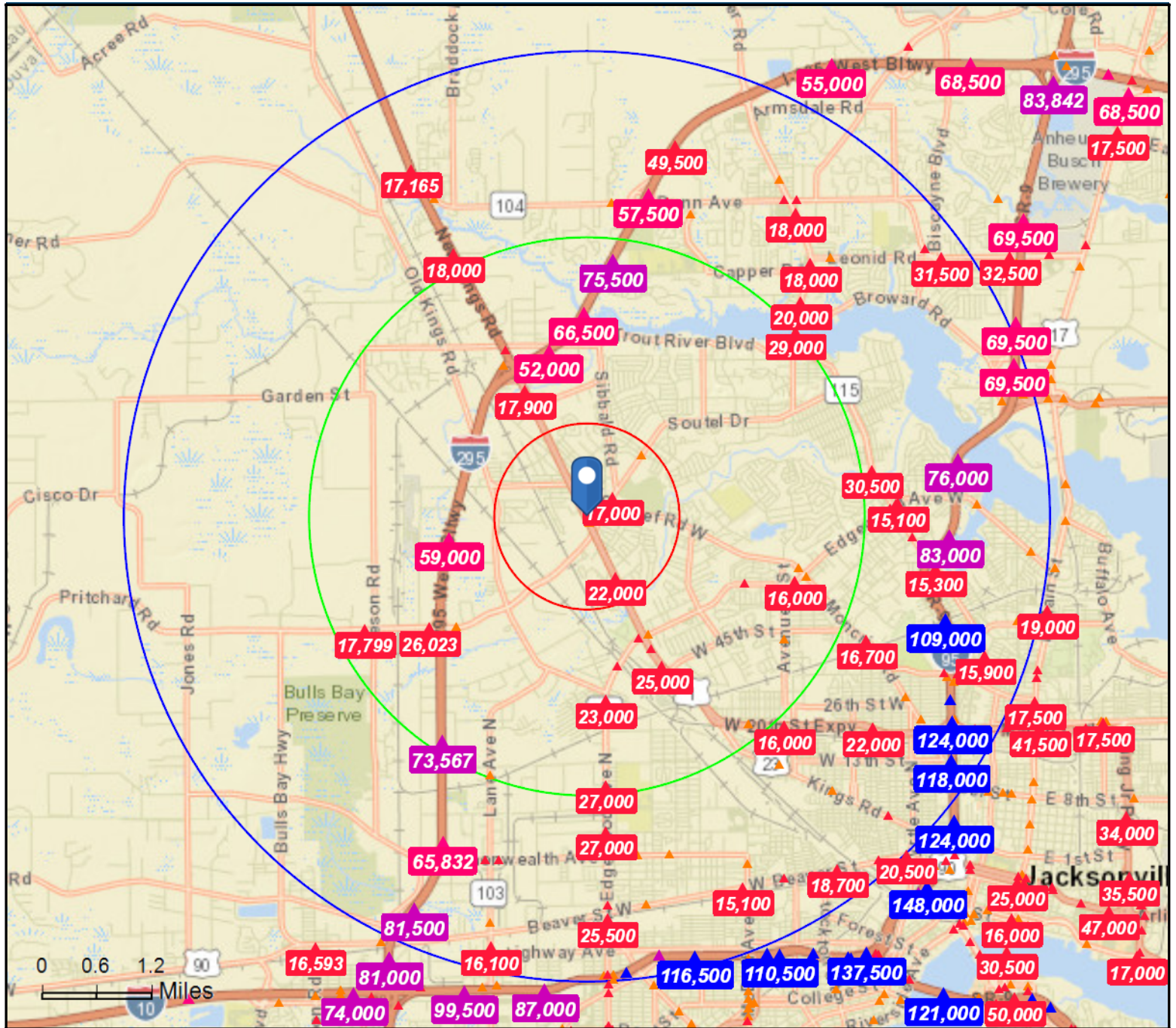
Housing			
2019 Housing Affordability Index	142	142	142
2000 Total Housing Units	2,573	16,917	47,904
2000 Owner Occupied Housing Units	1,921	11,998	28,082
2000 Renter Occupied Housing Units	423	3,528	14,561
2000 Vacant Housing Units	229	1,391	5,261
2010 Total Housing Units	2,565	18,012	50,624
2010 Owner Occupied Housing Units	1,658	11,241	26,256
2010 Renter Occupied Housing Units	602	4,526	16,205
2010 Vacant Housing Units	305	2,245	8,163
2019 Total Housing Units	2,608	18,556	52,422
2019 Owner Occupied Housing Units	1,551	10,617	24,366
2019 Renter Occupied Housing Units	752	5,750	19,918
2019 Vacant Housing Units	305	2,189	8,138
2024 Total Housing Units	2,656	18,982	53,702
2024 Owner Occupied Housing Units	1,599	11,095	25,676
2024 Renter Occupied Housing Units	758	5,737	19,914
2024 Vacant Housing Units	299	2,149	8,112

Currently, 46.5% of the 52,422 housing units in the area are owner occupied; 38.0%, renter occupied; and 15.5% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.4% are renter occupied; and 11.2% are vacant. In 2010, there were 50,624 housing units in the area - 51.9% owner occupied, 32.0% renter occupied, and 16.1% vacant. The annual rate of change in housing units since 2010 is 1.56%. Median home value in the area is \$114,772, compared to a median home value of \$234,154 for the U.S. In five years, median value is projected to change by 6.42% annually to \$156,651.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024. Esri converted Census 2000 data into 2010 geography.

August 24, 2019



Average Daily Traffic Volume

- ▲ Up to 6,000 vehicles per day
- ▲ 6,001 - 15,000
- ▲ 15,001 - 30,000
- ▲ 30,001 - 50,000
- ▲ 50,001 - 100,000
- ▲ More than 100,000 per day

