

EXECUTIVE SUMMARY

• 1931 SW 27th Ave Ocala, FL 34471



OFFERING SUMMARY

Lease Rate: Negotiable

Lot Size: 1.38 Acres

Year Built: 1987

Building Size: 2,348 SF

Zoning: B2

PROPERTY OVERVIEW

Prime commercial property for Ground Lease or BTS in Ocala, FL. Convenient access and ample parking, this property is perfectly situated for attracting clientele and accommodating staff. Property leased with a fuel restriction.

LOCATION OVERVIEW

Excellent location on the NE Corner of SW 27th Ave and SW 20th St in Ocala. Just west of SW College Rd on lighted intersection. The area boasts a strong consumer base and enjoys a steady stream of traffic, making it an attractive prospect for tenants and investors alike.

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ADDITIONAL PHOTOS

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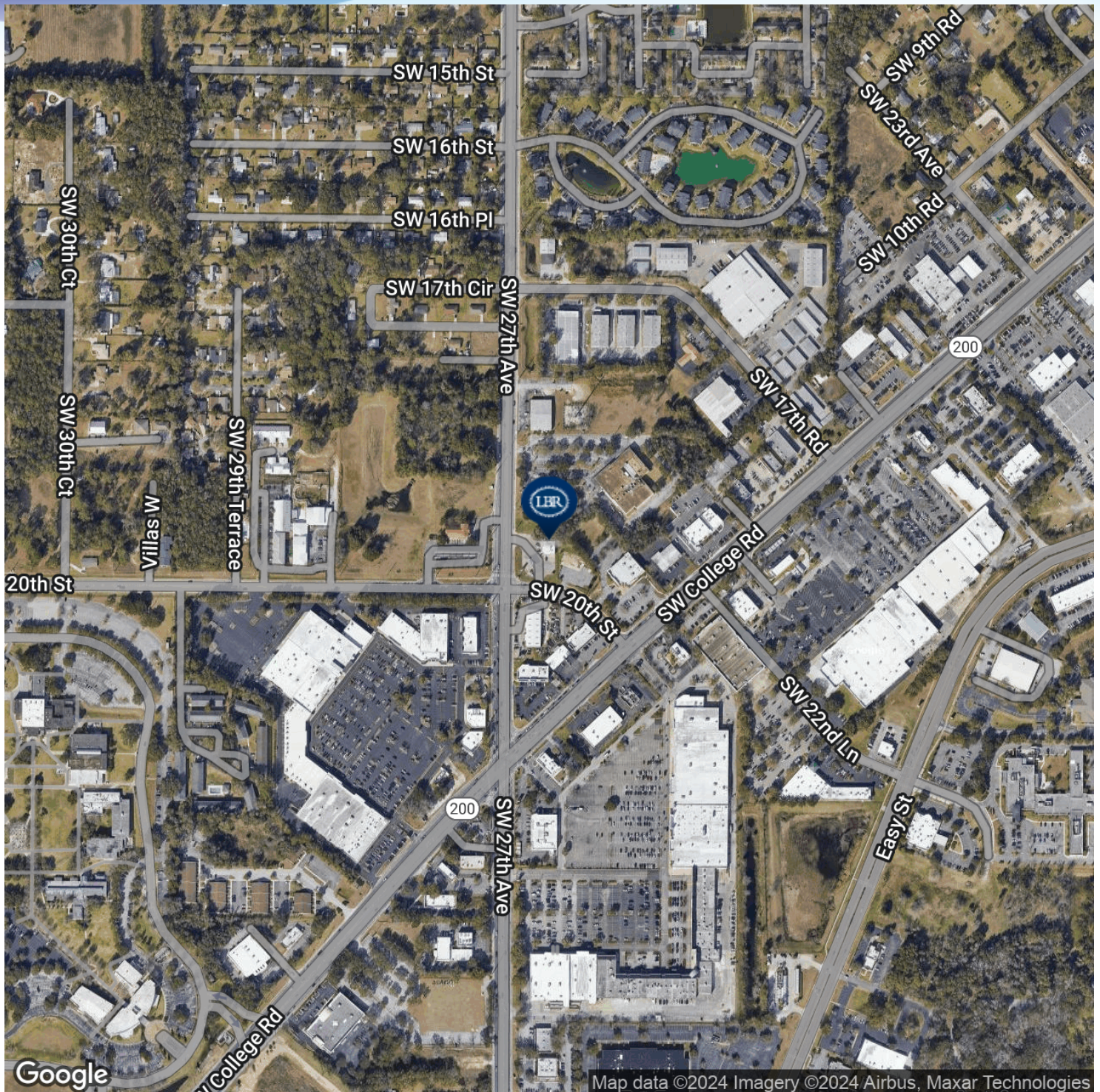
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LOCATION MAP

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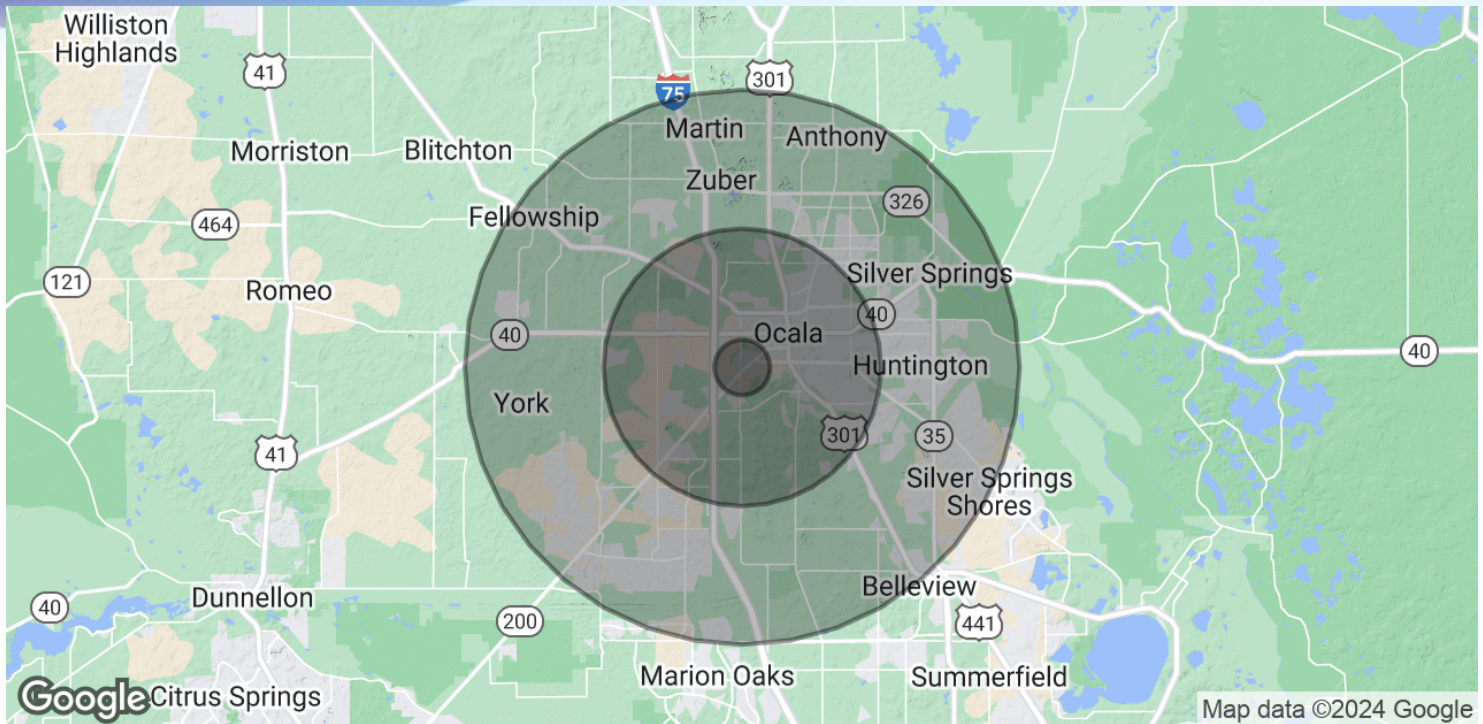
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DEMOGRAPHICS MAP & REPORT

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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	5,650	80,720	226,418
Average Age	40	43	47
Average Age (Male)	38	42	45
Average Age (Female)	42	45	48

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	2,221	32,829	93,651
# of Persons per HH	2.5	2.5	2.4
Average HH Income	\$67,042	\$87,505	\$86,309
Average House Value	\$212,943	\$280,018	\$275,681

Demographics data derived from AlphaMap

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