

OPPORTUNITY ZONE-11 ACRES MULTI FAMILY

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OCALA, FL 34475

Bartow McDonald IV
Managing Director
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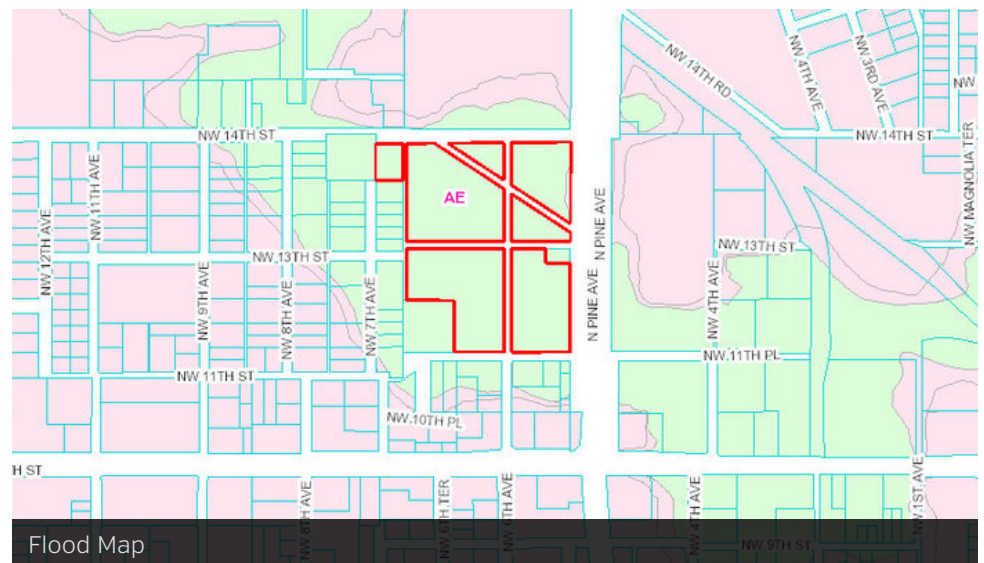
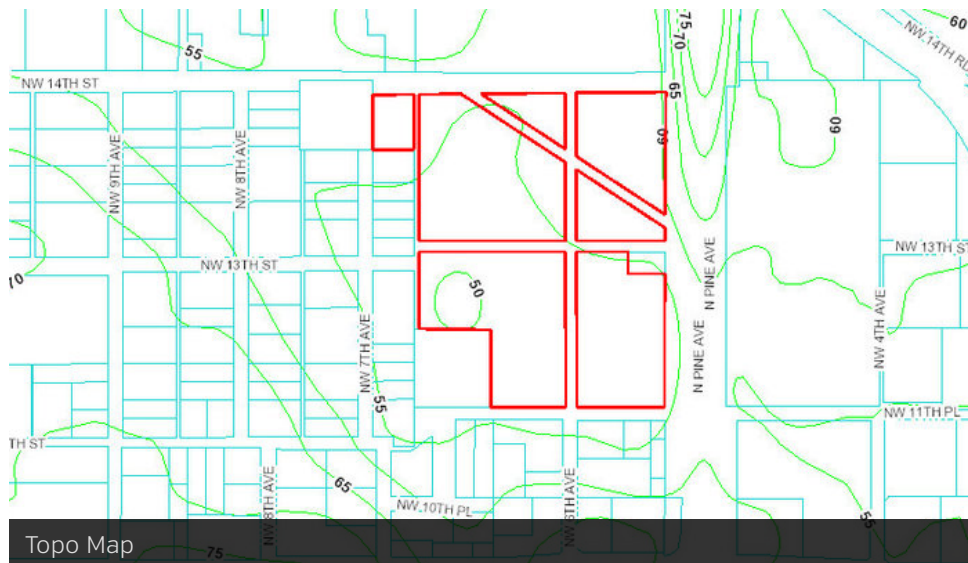
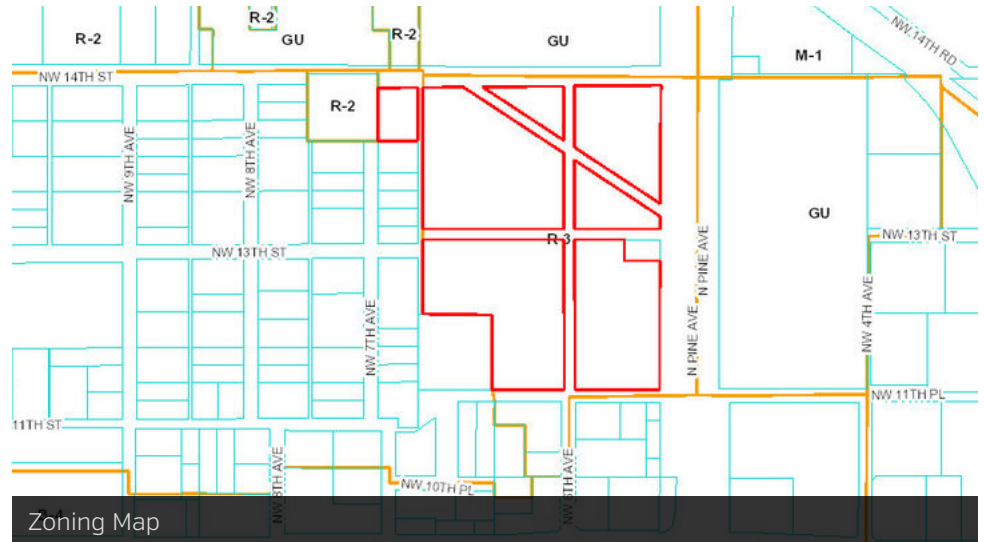
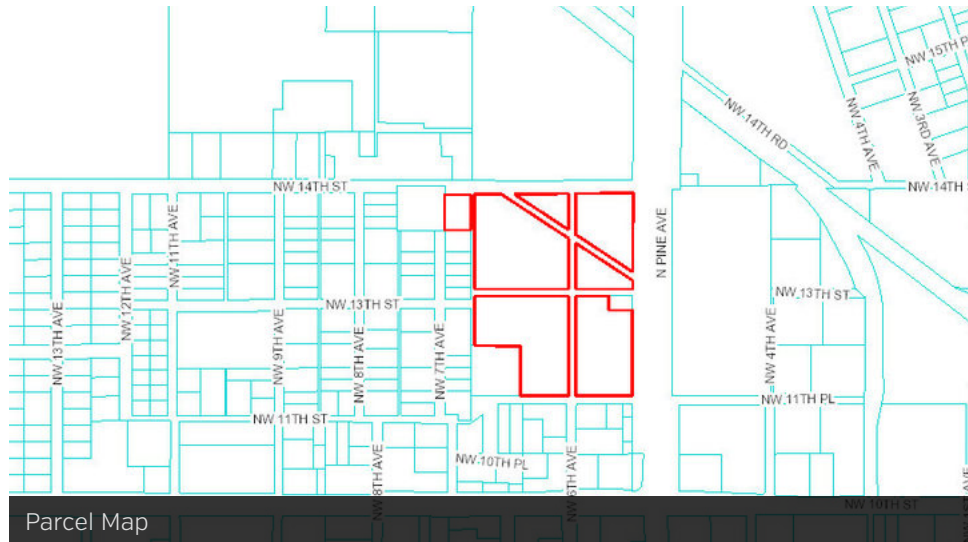
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|-------------|-----------------------|
| Sale Price: | \$185,000 |
| Lot Size: | 11 Acres |
| Zoning: | R-3 |
| Market: | North Central Florida |
| Submarket: | Ocala |
| Price / SF: | \$0.39 |

11 acres of multi family land entitled for up to 132 units. Located within the new federal Opportunity Zone in the city of Ocala and eligible for special tax exemptions. Great location for workforce/affordable housing development. Water and sewer available.

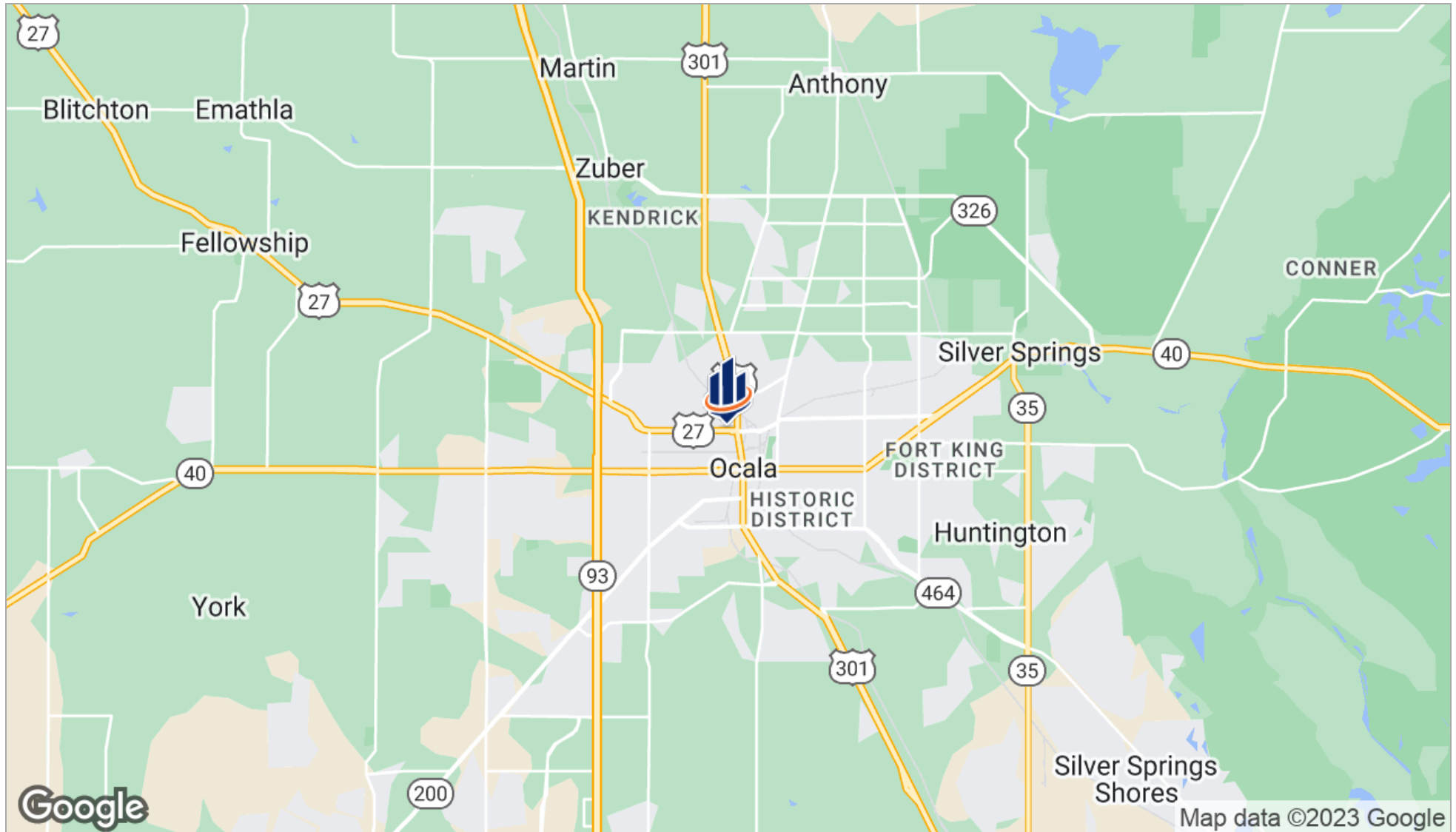
- Opportunity Zone
- Up to 132 Units
- Great for Workforce Housing Development
- City Water and Sewer



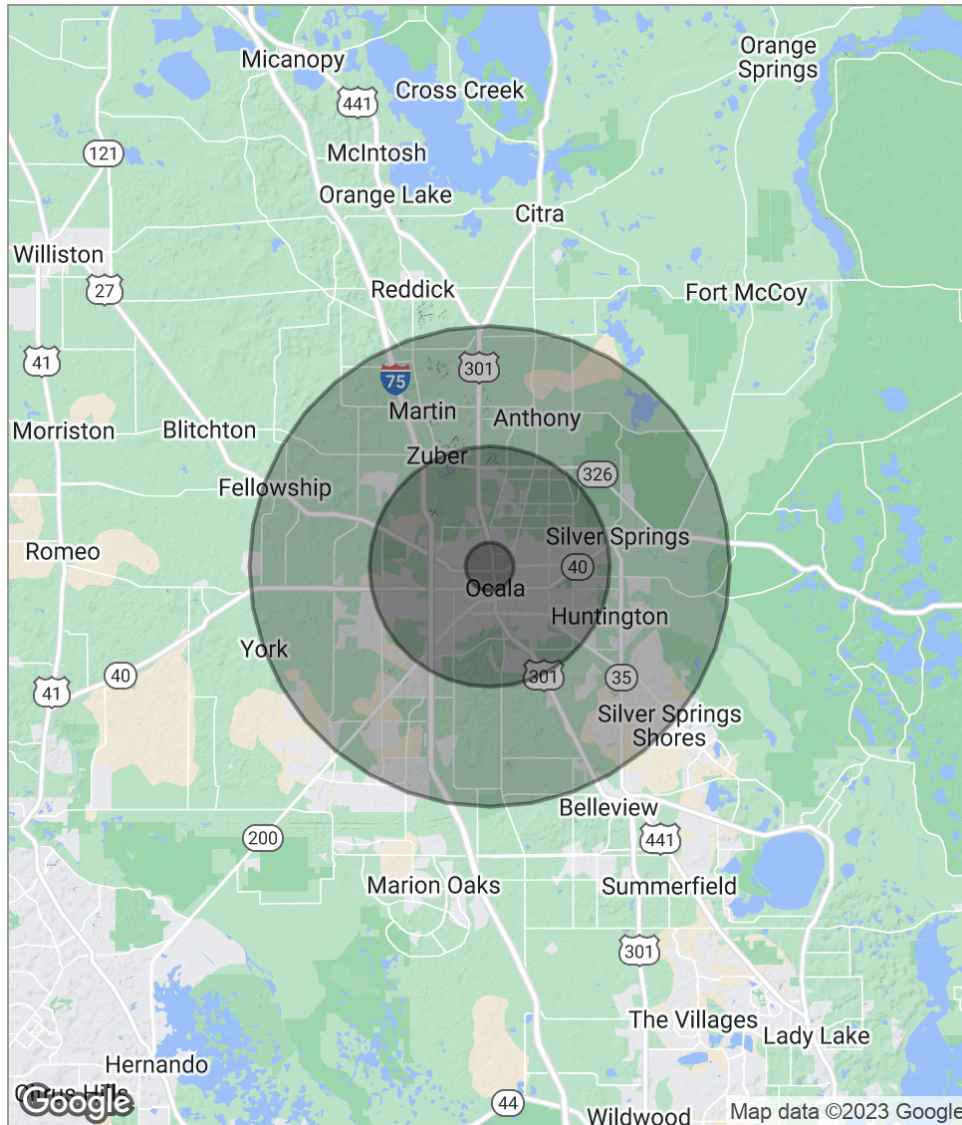
Maps



Location Maps



Demographics Map



| POPULATION | 1 MILE | 5 MILES | 10 MILES |
|---------------------|-----------|-----------|-----------|
| Total population | 3,840 | 77,565 | 169,497 |
| Median age | 36.3 | 39.7 | 40.7 |
| Median age [Male] | 36.0 | 37.4 | 39.1 |
| Median age [Female] | 35.9 | 41.7 | 42.2 |
| HOUSEHOLDS & INCOME | 1 MILE | 5 MILES | 10 MILES |
| Total households | 1,471 | 30,318 | 65,702 |
| # of persons per HH | 2.6 | 2.6 | 2.6 |
| Average HH income | \$36,551 | \$53,124 | \$55,944 |
| Average house value | \$102,453 | \$204,696 | \$218,687 |

** Demographic data derived from 2020 ACS - US Census*

BARTOW MCDONALD IV

Managing Director



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PROFESSIONAL BACKGROUND

Bartow McDonald IV is an entrepreneur who serves as managing director for SVN in Ocala, FL, where he enjoys working on commercial real estate deals in North Central Florida.

Prior to joining SVN, McDonald served as the vice president of acquisitions and development for Cope Properties, Inc. in Ocala, Florida where he was responsible for the acquisition, entitlement, and marketing of portfolio and client properties.

Previously, McDonald served as the founder and chief executive officer of two start-up companies; Bluewire, a service based electrical solutions company and StoreParts, an e-commerce company that supplied supply chain management technology to the supermarket and food retail industries.

Before starting two companies, McDonald spent six years working for a fast-growing international manufacturing firm, where he gained in-depth industrial experience through his leadership positions in manufacturing operations, distribution, logistics, and marketing.

In the early 1990's, McDonald served in college leadership with Young Life and interned with the Southwestern Company and Merrill Lynch.

McDonald previously served as chairman of the board for RMI (Reciprocal Ministries International), board member of Ocala Chamber of Commerce, the Central Florida Commercial Association of Realtors, chairman of the regional advisory board of directors for RBC Bank and as a director on the advisory board for Wachovia Bank. In addition, he has participated as a conference speaker for the Florida Venture Capital Forum, the Food Marketing Institute and has been quoted in the Wall Street Journal and Forbes.

McDonald earned his MBA and Bachelor of Science from the University of Florida in Gainesville, Florida.

Sight fishing and bow hunting are two things that will get him up before sunrise.

EDUCATION

MBA, University of Florida

B.S. in Business Administration

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To the extent Owner or any agent of Owner corresponds with any prospective purchaser, any prospective purchaser should not rely on any such correspondence or statements as binding Owner. Only a fully executed Real Estate Purchase Agreement shall bind the property and each prospective purchaser proceeds at its own risk.