



**ACQUISITION
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**LAST OUTPARCEL - AT ENTRANCE
Highway 50 West Orlando**



HWY 50



RESTAURANT ROW

**FUTURE
MULTI-FAMILY**

**OFFSITE
RETENTION**

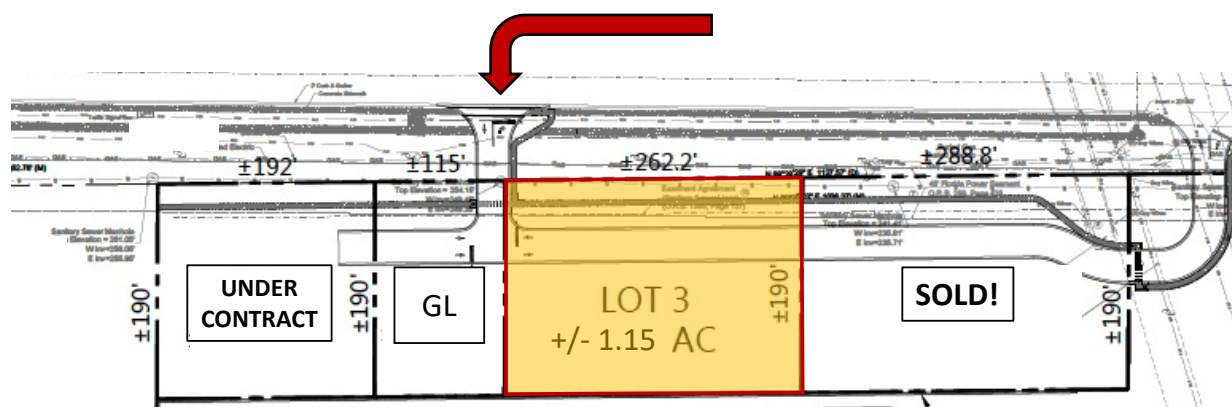


HWY 50

HANCOCK RD

HOOKS ST.

RESTAURANT ROW COMMERCIAL LAND FOR SALE



\$1,530,000*

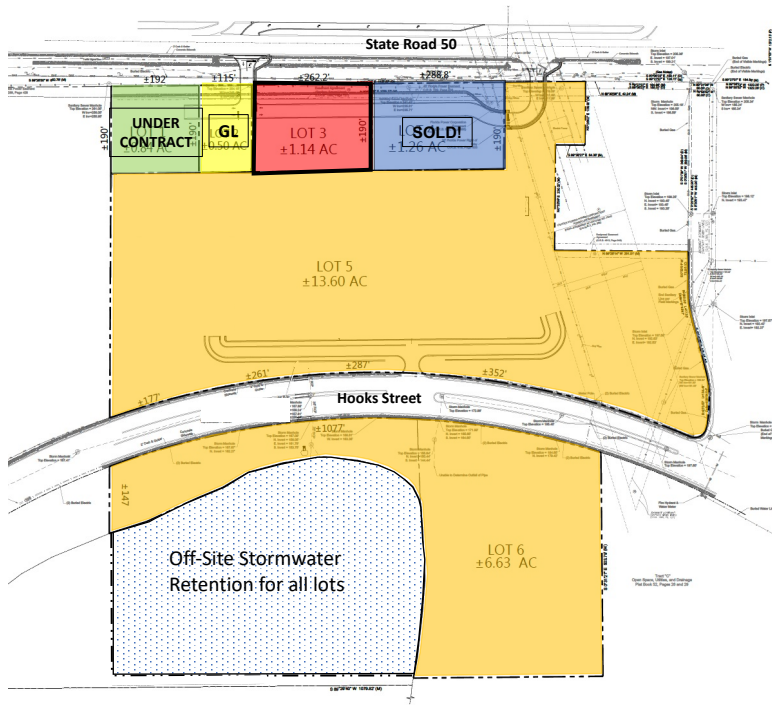
*** Plus Site Work**

ABOUT THIS PROPERTY

1 Commercial Lot Available | Off of Highway 50 in Clermont, FL | Off-site Stormwater Retention

PROPERTY DETAILS

1 Commercial lot totaling +/- 1.15 acres. Lot faces Highway 50.
Offsite retention provided. New Hospital has broken ground to the west of this site.



Clermont Restaurant Row

Commercial Lot 1
UNDER CONTRACT

Commercial Lot 2
Size: +/- 0.50 acres
Price: Ground Lease

Commercial Lot 3
Size: +/- 1.15 acres
Price: \$1,530,000 (Plus Site Work)

Commercial Lot 4
SOLD!



ZONING

Commercial (C-1)



TRAFFIC COUNT

54,000 (Highway 50)



POPULATION

1 Mile 5,494
3 Mile 52,511
5 Mile 88,951



INCOME

1 Mile \$73,924
3 Mile \$82,527
5 Mile \$86,763

Data obtained from sources deemed reliable. Acquisition Consultants has not verified accuracy and makes no guarantee, warranty or representation as to the accuracy of this information. This information is provided subject to errors, omissions, changes of price, withdrawal without notice, among other conditions. Projections, assumptions and opinions are given for example only.



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