



RONALD REAGAN PKWY

DUNSON RD

US HWY 27

82 ± ACRES

FOR SALE

MIXED USE DEVELOPMENT OPPORTUNITY

82 ± DIVISIBLE ACRES DAVENPORT, FL

FOUNDRY
COMMERCIAL

PROPERTY OVERVIEW



DEVELOPMENT FEATURES

- 82 ± acres FOR SALE
- Will sub-divide
- Approved Uses:
 - Commercial
 - Multi Family
 - Single Family
 - Retail
 - Office
 - Medical Office
 - Hotel
 - Other
- Zoning: RACX – Regional Activity Center (Polk County)
- Utilities Available
- Access on Ronald Reagan Pkwy, Dunson Rd & US 27
- Signal on Ronald Reagan Pkwy

LOCATION MAP



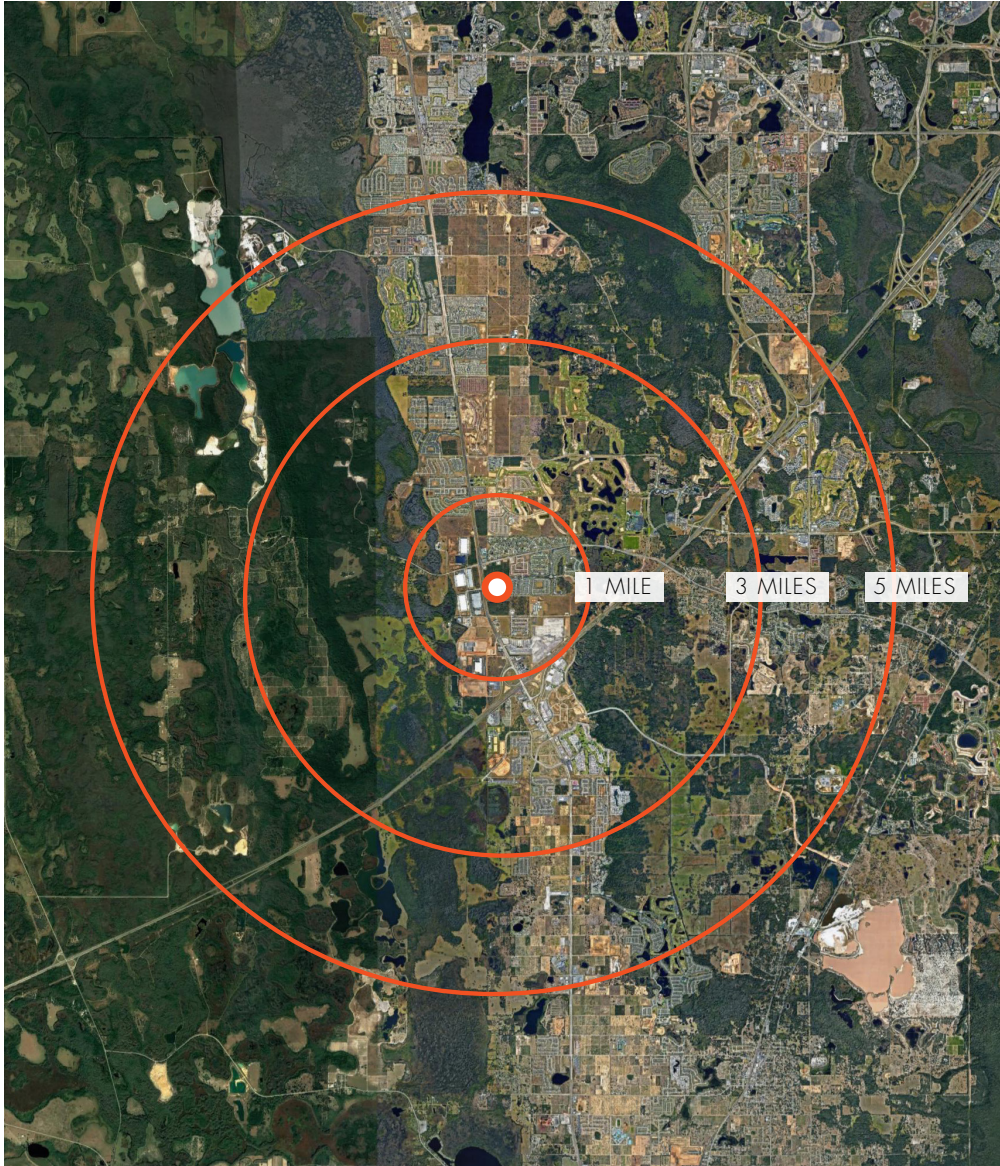
MARKET MAP



PROPOSED USE MAP



DEMOGRAPHICS



DEMOGRAPHICS

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2016 Population	2,350	11,046	25,809
2021 Population (Projected)	2,995	12,532	29,244
2016 Households	860	4,084	9,398
2021 Households (Projected)	816	3,371	7,697
2016 Avg. HH Income	\$63,816	\$59,887	\$61,187
2021 HH Income (Projected)	\$66,926	\$65,184	\$67,032
2016 Median Age	39.3	40.3	39.3
2021 Median Age (Projected)	40.0	40.9	39.8

US HWY 27 AND
RONALD REAGAN PKWY

DAVENPORT, FL



82 ± ACRES

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