

5.74 ACRES OF LAND FOR SALE

0 US HWY 1

HILLIARD, FL 32046



PRIMEREALTY



For More Information:

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Office | Industrial | Retail | Multi-Family | Student Housing | Hotels

Information gathered from sources deemed to be reliable. Buyer shall not rely solely on this information and should check and verify.

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OFFERING SUMMARY

Sale Price: \$150,000

Lot Size: 5.74 Acres

Zoning: OR

Market: Hilliard

Submarket: Nassau County

Price / SF: \$0.60



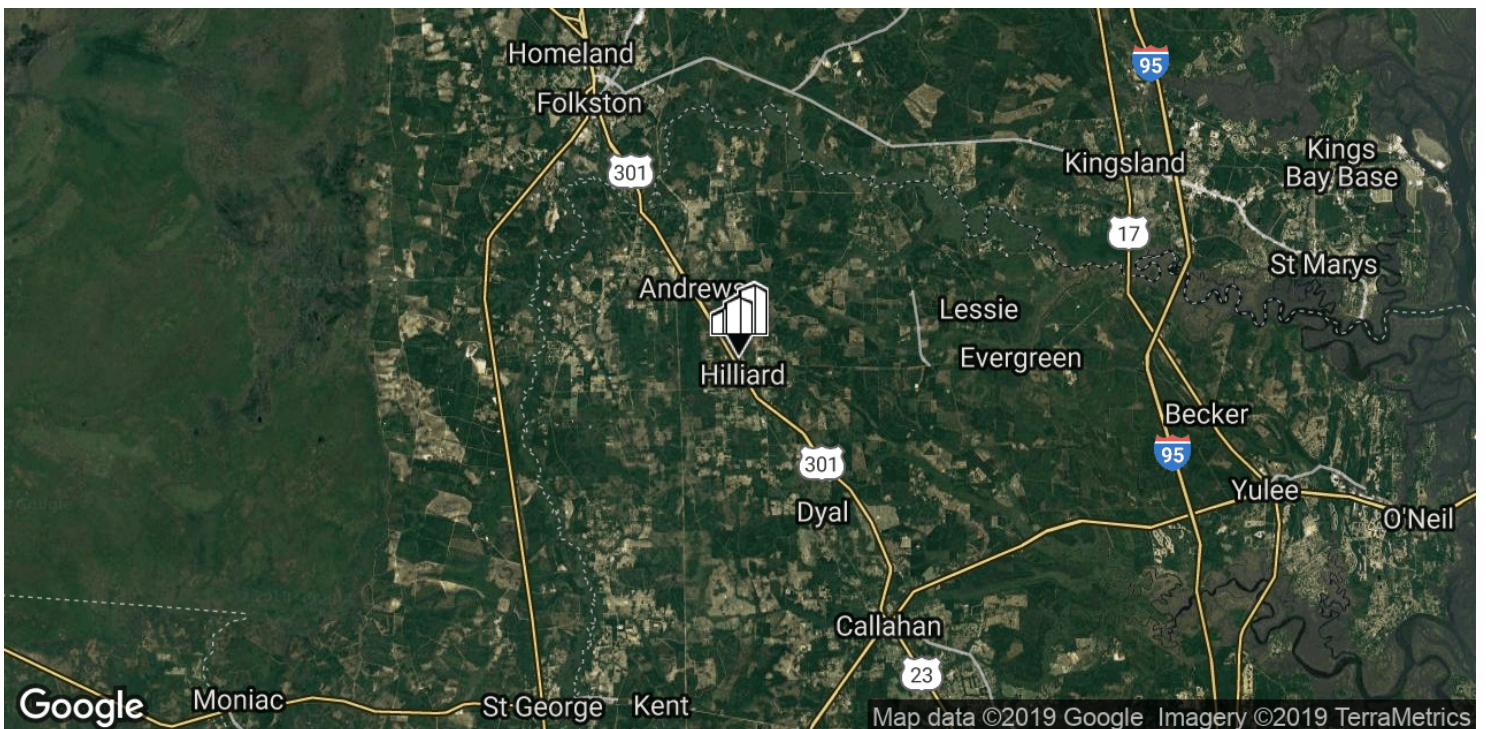
PROPERTY OVERVIEW

Prime Realty is pleased to present 5.74 acres of cleared land in Hilliard, FL. This land has frontage on US Highway 1 and has utilities available. Hilliard is a town in Nassau County, Florida, United States. Hilliard's population is 3,154 people. Since 2000, it has had a population growth of 80.13%. Along with Callahan, Hilliard is one of the major economic centers of western Nassau County. Its location on the railroad and at the intersection of several major roads (US 1 and County Road 108) have contributed significantly to economic growth. The area has significant stands of lumber used in the manufacture of paper as well as wood products.

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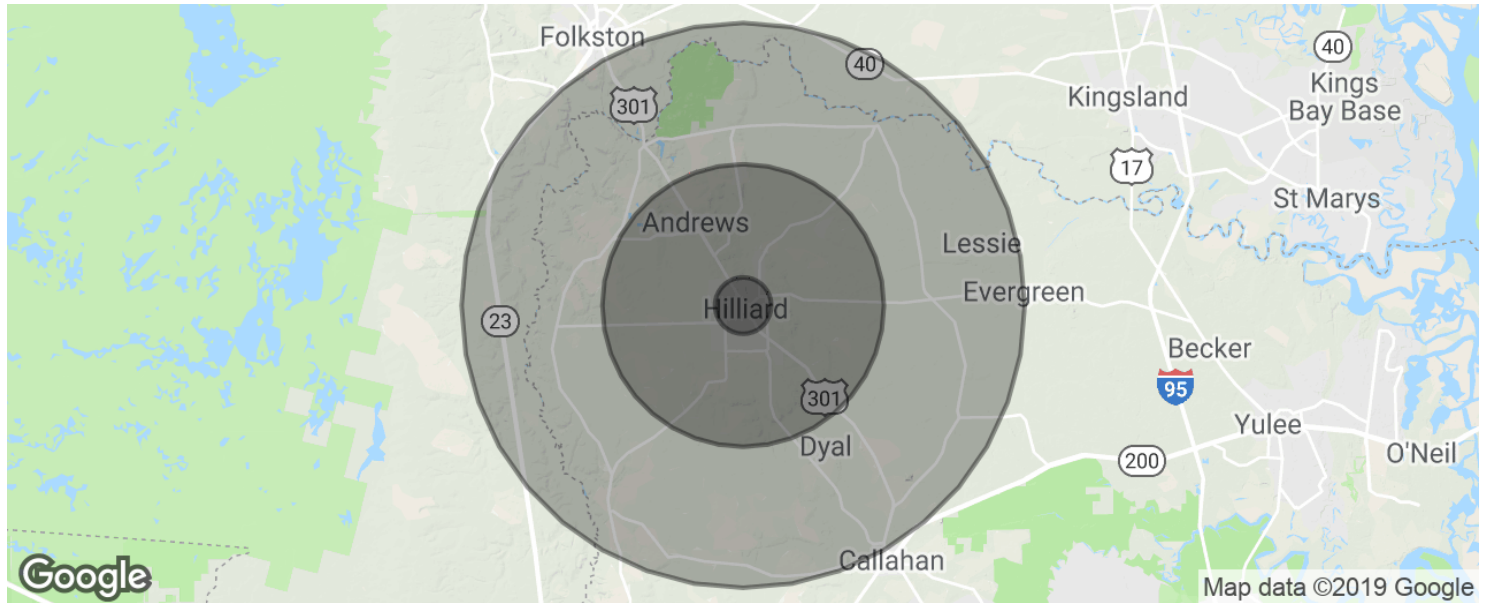
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POPULATION	1 MILE	5 MILES	10 MILES
Total population	130	3,268	14,064
Median age	37.8	37.6	37.2
Median age (Male)	37.6	37.4	36.7
Median age (Female)	38.0	37.8	38.0
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	46	1,156	5,036
# of persons per HH	2.8	2.8	2.8
Average HH income	\$58,860	\$58,554	\$60,888
Average house value			\$170,400

* Demographic data derived from 2010 US Census

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