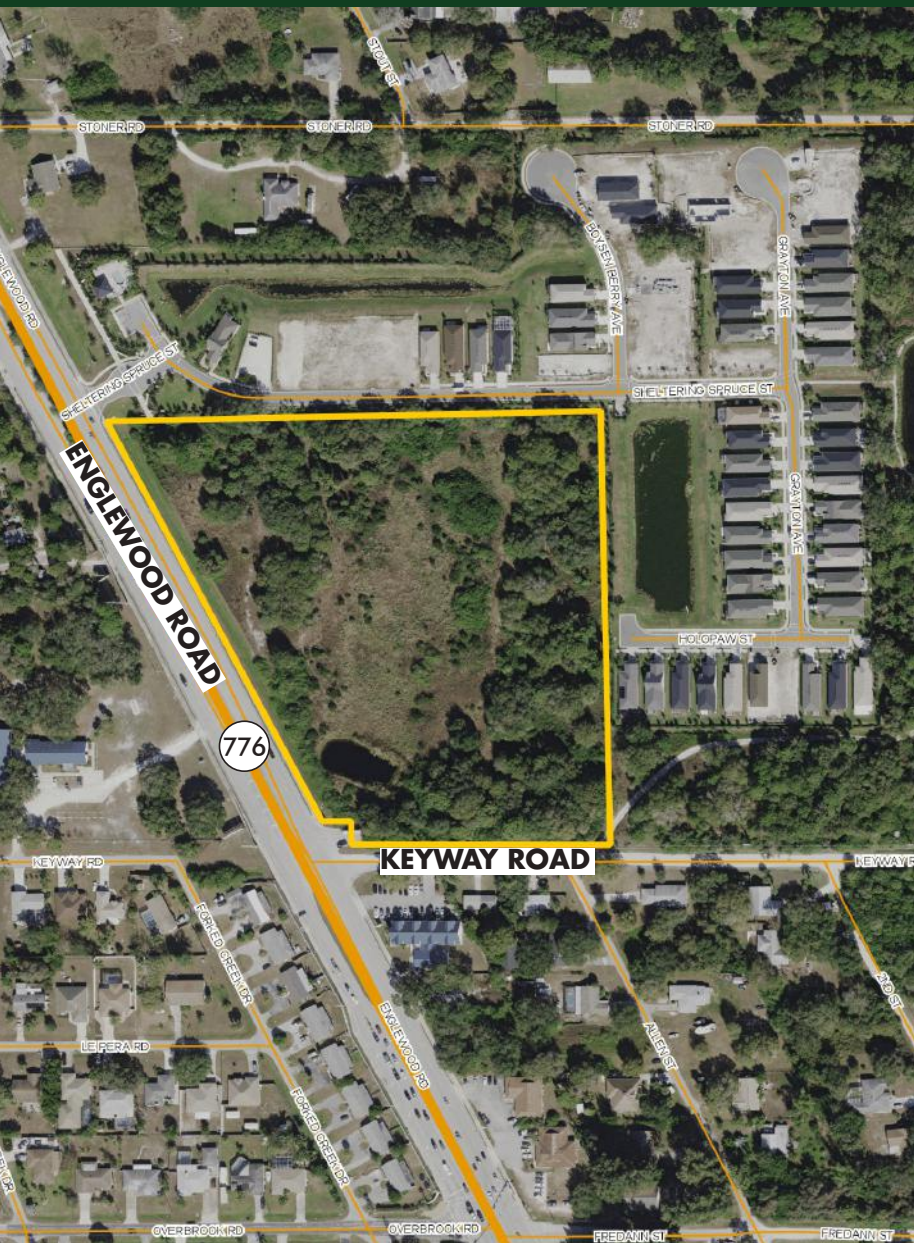


**FOR
SALE**

12.22 AC SARASOTA COUNTY OFFICE, RESIDENTIAL OR INSTITUTIONAL SITE

Englewood Road, Englewood, FL 34223

SOLD!



ABOUT THE PROPERTY

- SIZE** 12.22 acres
- PRICE** REDUCED! NOW \$350,000
WAS \$500,000
- AREA** Along the east side of Highway 776
(Englewood Road)
- ZONING** OUE-1 (Open Space Use Estate -
1 unit/5 acres)
- FRONTAGE** 820' on E side of Hwy 776
(Englewood Rd) and 465' on
N side of Keyway Rd
- FUTURE
LAND USE** Office and multi-family
- UTILITIES** All available
- DESCRIPTION**

Office, insitutional use or residential in-fill site
with excellent visibility on Hwy 776/
Englewood Road.

Located just north of the Boca Royal Golf
and Country Club and the Buchan Airport.
The Venice Village shopping District and
Publix grocery store are located 3 miles to
the north. Historic downtown Englewood is
located 3 miles to the south. Beautiful
Manasota Beach and Lemon Bay less than
2 miles away. All public schools received a
A rating for 2018!

AVERAGE DAILY TRAFFIC COUNTS

25,000+ on Highway 776
(Englewood Road)

34223 DEMOGRAPHICS

POPULATION
54,734

MEDIAN HH INCOME
\$55,522

MAURY L. CARTER & ASSOCIATES, INC.

Licensed Real Estate Brokers | www.maurycarter.com | 407-422-3144



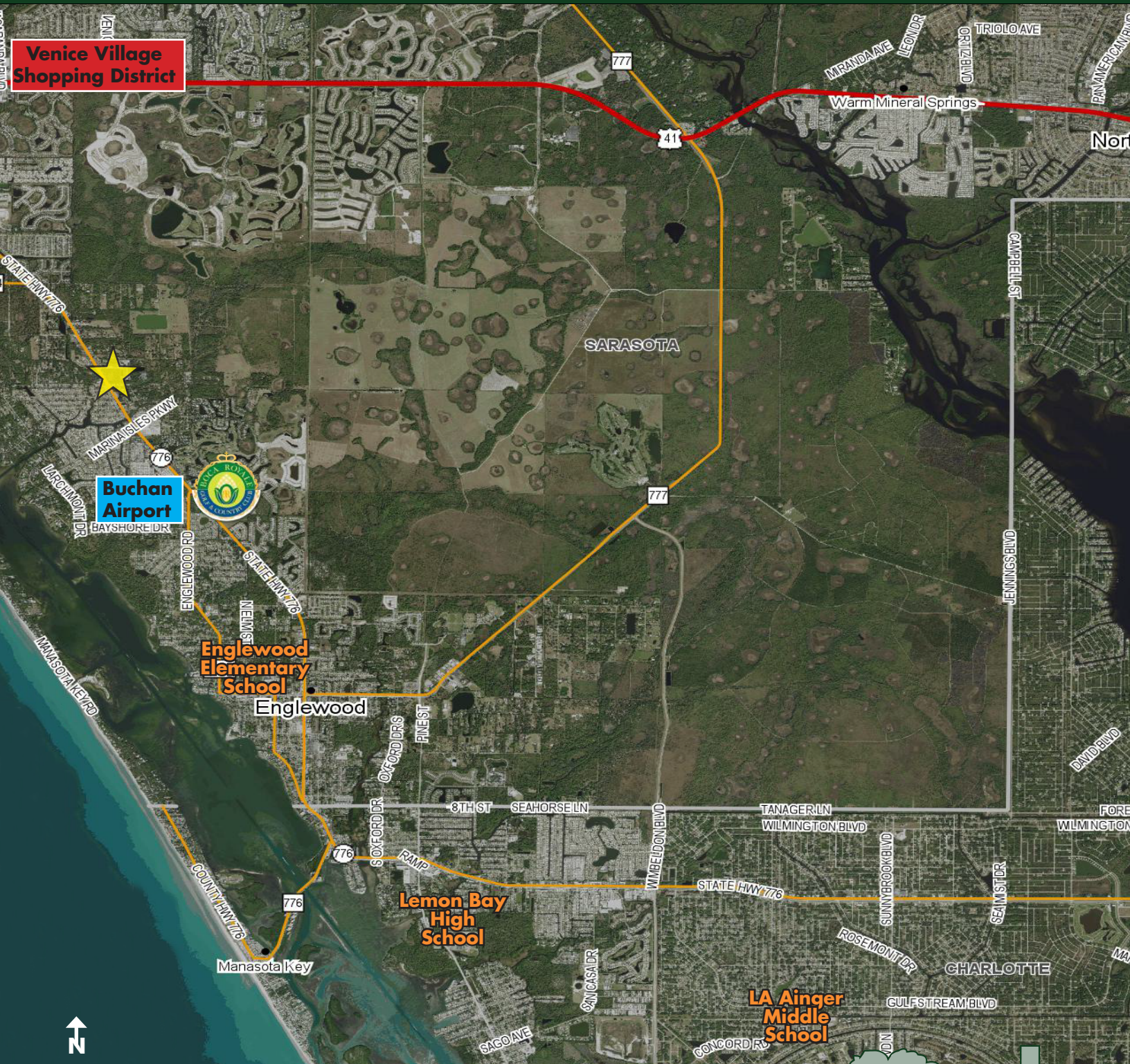
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REGIONAL MAP

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