

12.41 Acres B4 Commercial Hwy 484 Ocala Marion County FL

Neighboring Wal-Mart, Bealls, and National Names
1,000+ Feet Frontage on Hwy 484

Property:

12.41 Acres

Front Feet:

Hwy 484: 1,081.42'

Zoning: B-4

Land Use: Commercial

Location:

State Road 200 and Hwy 484

Population:

3 mile 20,035
5 mile 35,000

Traffic Counts:

SR 200 18,300
Hwy 484 10,000

Developments:

Oak Run
Marion Oaks
Citrus Hills
Pine Run
Hidden Lake
Stone Creek
Bel Lago
On Top of the World

Price: \$850,000

Per Acre \$ 68,493

Per SF \$ 1.58

Will Divide:

6 Acres: \$475,000

Owner Financing is Available

Your Location is Here!



DIMENSIONS ARE ESTIMATED - SUBJECT TO SURVEY



Ideal For...

- | | | |
|----------------|-----------------------|--------------------------|
| Big Box Retail | Research & Laboratory | Drug Stores |
| Grocery | Office Headquarters | College & Education |
| Medical Center | Sports and Training | Mixed Use & Multi-Family |



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