

Marion Center Commercial Development Land

9.937 Acres - Will Divide

Neighboring Wal-Mart & National Names
 State Road 200 and 484 Intersection Ocala, Florida

Property: Tract in Marion Center

Tract 1 9.937 Acres
 900 Front Ft SW 95th

Site Details:

All Roads, Sewer, Water, and Storm
 Drainage in Place, Offsite Retention

Zoning: B4 Commercial

Land Use: Commercial

Traffic Counts:

SR 200 = 18,300
 Hwy 484 = 10,100

Population:

3 mile 20,035
 5 mile 31,688
 10 year change 240%

Developments:

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

Ideal For:

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

Tract 1 9.937 Acres
 Per Acre: \$130,244
 Per SF: \$2.99
 Price: \$1,294,234



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