

Vacant Retail Lease/Sale

FT. PIERCE, FL



Exclusively Listed For Lease/Sale

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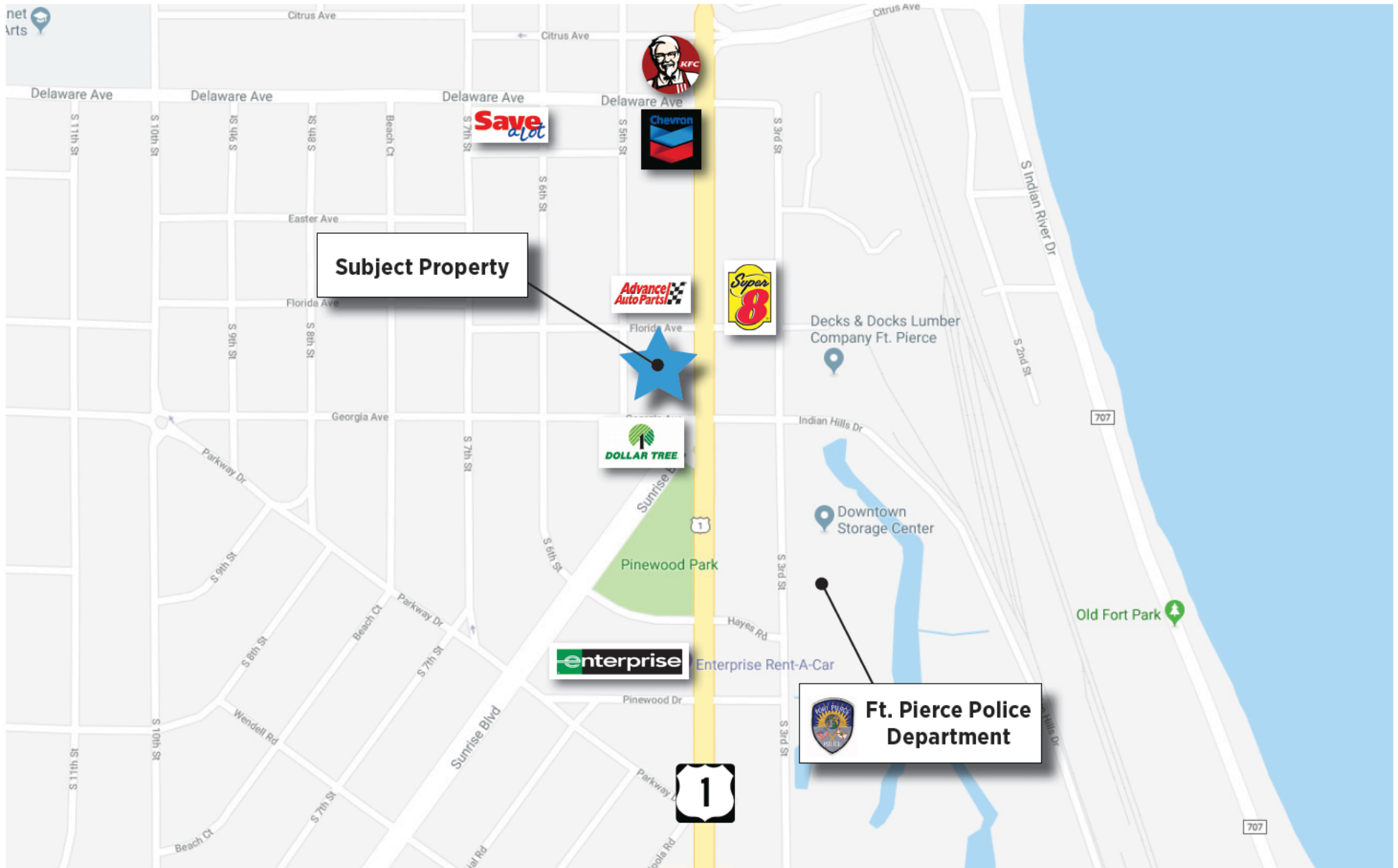


The map displays the subject property, a blue star, located at the intersection of Florida Ave and Sunrise Blvd. The surrounding area includes Pinewood Park, Enterprise Rent-A-Car, Downtown Storage Center, and Old Fort Park. The map shows a grid of streets including Delaware Ave, Florida Ave, Georgia Ave, and Sunrise Blvd, along with the Indian River to the east.

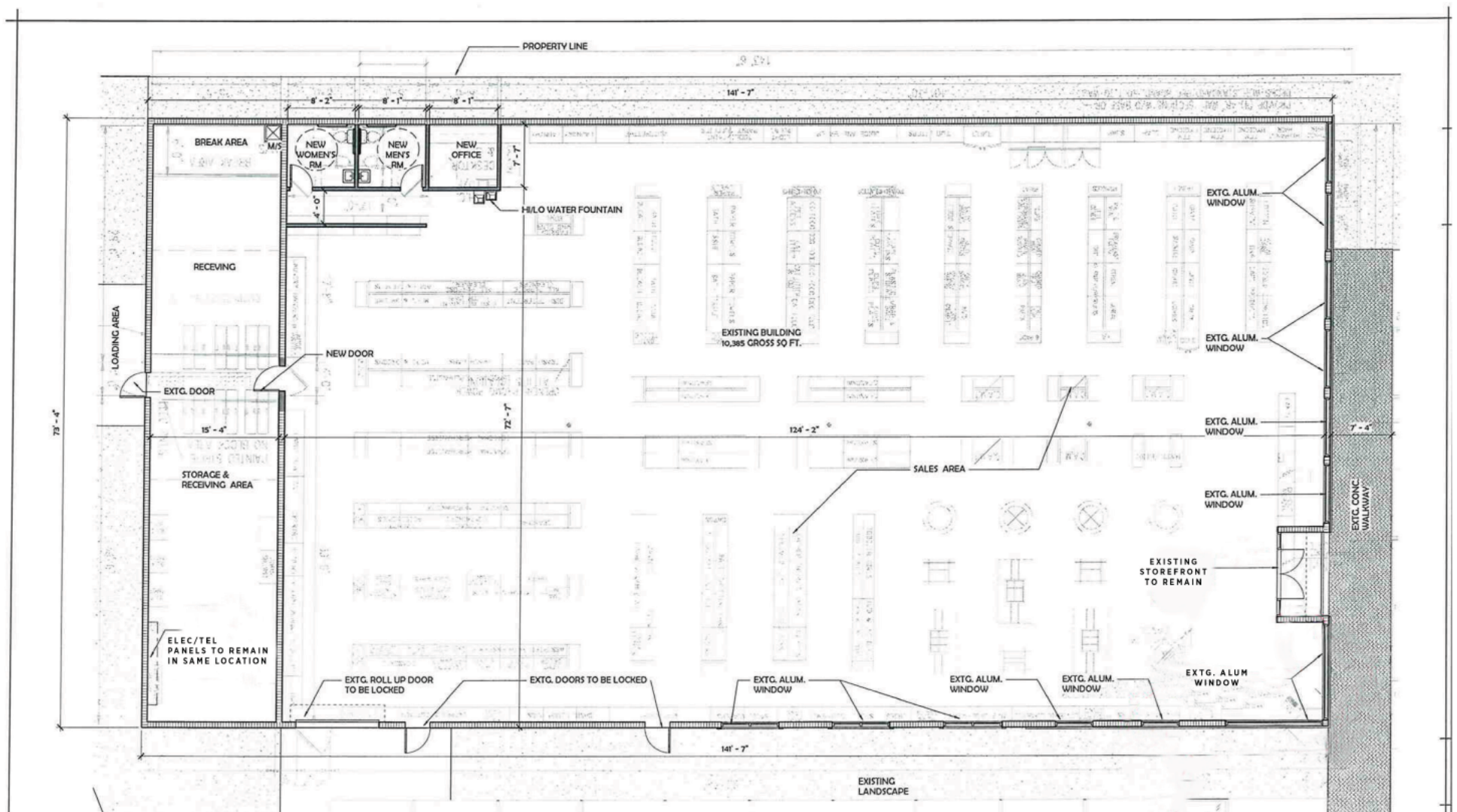
Aerial Overview



Surrounding Area Overview



Property Site Plan



Property Overview

Building Data

Property	Vacant Retail
Property Address	725 S. US Highway
	Ft. Pierce, FL 34950
Zoning	C-3
Gross Leasable Area	11,083 SF
Lot Size	0.98 Acres
Year Built / Renovated	1981
Parcel #	2410-711-0024-000-2



Property Photos



Demographic Report

Households	1-Mile	3-Miles	5-Miles
2000 Population	26,358	224,718	549,527
2010 Population	24,820	223,956	567,731
2014 Population	27,347	237,428	600,594
2019 Population	27,042	241,602	614,745
2000 Households	8,573	70,427	184,384
2010 Households	8,301	72,835	198,112
2014 Households	9,209	77,698	211,000
2019 Households	9,186	79,685	218,908
2014 Average Household Size	2.99	3.01	2.79
2014 Daytime Population	6,978	83,561	261,319
2014 Owner Occupied Housing Units	34.85%	37.53%	36.85%
2014 Renter Occupied Housing Units	65.15%	62.47%	63.15%
2014 Vacant	9.13%	4.71%	5.27%
2019 Owner Occupied Housing Units	35.10%	37.14%	36.33%
2019 Renter Occupied Housing Units	64.90%	62.86%	63.67%
2019 Vacant	8.28%	4.28%	5.33%

Income	1-Mile	3-Miles	5-Miles
\$0 - \$14,999	41.2%	32.1%	29.4%
\$15,000 - \$24,999	18.1%	18.9%	17.6%
\$25,000 - \$34,999	13.1%	13.5%	13.3%
\$35,000 - \$49,999	10.8%	13.4%	13.8%
\$50,000 - \$74,999	9.8%	12.2%	12.2%
\$75,000 - \$99,999	3.3%	5.1%	5.9%
\$100,000 - \$124,999	1.2%	2.3%	3.5%
\$125,000 - \$149,999	1.0%	0.9%	1.5%
\$150,000 - \$199,999	0.8%	0.8%	1.3%
\$200,000 - \$249,999	0.3%	0.3%	0.6%
\$250,000+	0.5%	0.5%	0.9%

2014 Median Household Income	\$19,395	\$24,415	\$27,126
2014 Per Capita Income	\$10,635	\$12,107	\$15,176
2014 Average Household Income	\$31,427	\$36,316	\$42,546

Demographic Data © 2012 by Experian

Demographic Summary

Population: In 2014, the population in your selected geography is 600,593. The population has changed by 9.29% since 2000. It is estimated that the population in your area will be 614,745 five years from now, which represents a change of 2.35% from the current year. The current population is 49.79% male and 50.20% female. The median age of the population in your area is 39.1, compare this to the Entire US average which is 37.3. The population density in your area is 7,658.54 people per square mile.

Households: There are currently 211,000 households in your selected geography. The number of households has changed by 14.43% since 2000. It is estimated that the number of households in your area will be 218,907 five years from now, which represents a change of 3.74% from the current year. The average household size in your area is 2.78 persons.

Income: In 2014, the median household income for your selected geography is \$27,126, compare this to the Entire US average which is currently \$51,972. The median household income for your area has changed by 14.15% since 2000. It is estimated that the median household income in your area will be \$30,742 five years from now, which represents a change of 13.33% from the current year.

The current year per capita income in your area is \$15,176, compare this to the Entire US average, which is \$28,599. The current year average household income in your area is \$42,545, compare this to the Entire US average which is \$74,533.

Race & Ethnicity: The current year racial makeup of your selected area is as follows: 63.21% White, 29.05% Black, 0.03% Native American and 0.70% Asian/Pacific Islander. Compare these to Entire US averages which are: 71.60% White, 12.70% Black, 0.18% Native American and 5.02% Asian/Pacific Islander.

People of Hispanic origin are counted independently of race. People of Hispanic origin make up 63.50% of the current year population in your selected area. Compare this to the Entire US average of 17.13%.

Housing: In 2000, there were 75,887 owner occupied housing units in your area and there were 108,496 renter occupied housing units in your area. The median rent at the time was \$472.

Employment: In 2014, there are 261,318 employees in your selected area, this is also known as the daytime population. The 2000 Census revealed that 45.29% of employees are employed in white-collar occupations in this geography, and 54.74% are employed in blue-collar occupations. In 2014, unemployment in this area is 10.09%. In 2000, the average time traveled to work was 30.5 minutes.

Exclusively Listed By:

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