



OUTPARCELS AVAILABLE

I-75 and SR 47 | Lake City , FL 32025

PROPERTY HIGHLIGHTS

- ▶ 675' feet of frontage along SR 47
- ▶ Pads available from 1-acre to 5-acres
- ▶ 1/4 mile from I-75 (58,500 AADT) at the first lighted intersection North of I-75
- ▶ State Road 47 is the main N/S thoroughfare through downtown Lake City connecting I-75, US Hwy 41, US Hwy 441 & I-10
- ▶ Population of 27,840 within a 5-mile radius of subject site
- ▶ Demographics include an average income of more than \$84,000 and a population over 27,000 within a 5-mile radius

2025 DEMOGRAPHICS

Population



3 Mile	7,907
5 Mile	27,840
7 Mile	44,238

Household Income



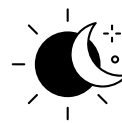
3 Mile	\$87,203
5 Mile	\$84,088
7 Mile	\$81,728

Households



3 Mile	3,099
5 Mile	10,905
7 Mile	17,155

Daytime Demos



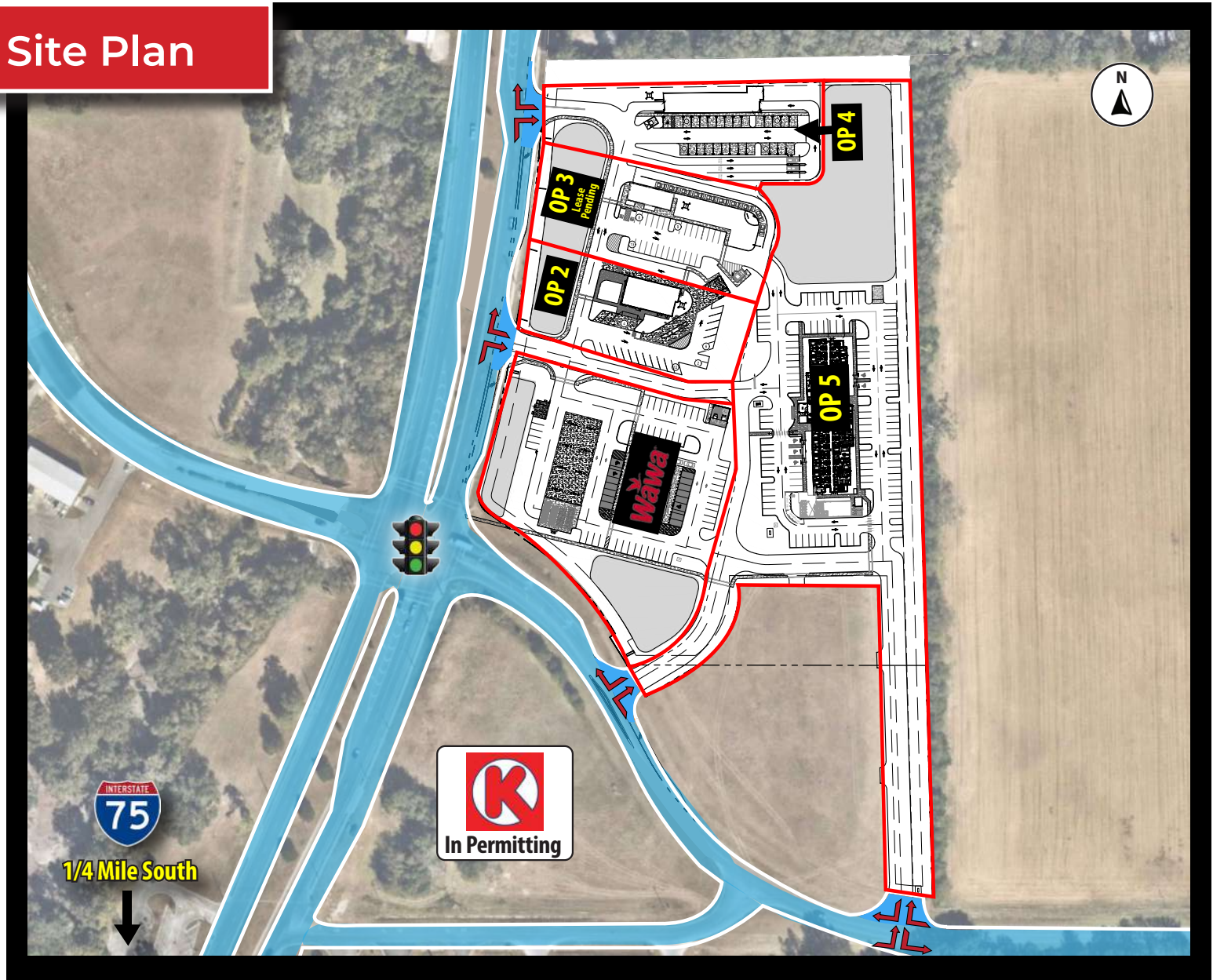
Businesses		Employees		Daytime Population	
3 Mile	378	3 Mile	2,027	3 Mile	4,536
5 Mile	1,776	5 Mile	13,736	5 Mile	23,335
7 Mile	2,691	7 Mile	21,039	7 Mile	37,285

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Site Plan



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