

# 1.25 ACRE OUTPARCEL FOR SALE OR BUILD-TO-SUIT



US Hwy 27 & I-4 , Davenport, Florida 33897

## Property Highlights

- 1.25 Acres May Divide
- Close to I-4
- Signalized Entrance
- Easy Access



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**Property:** This parcel is located next to McDonalds, just north of the intersection of US 27 and I-4, at the signalized entrance to the new Walmart and FedEx Distribution Centers, Jarrett Ford dealership, and the 200-acre Ritchie Brothers worldwide heavy equipment auction site.

**Price: \$750,000**





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2,000,000 SF

WALMART DISTRIBUTION CENTER

FEDEX  
DISTRIBUTION  
CENTER



Frontage Rd.

**SITE**



| SITE ANALYSIS      |             |
|--------------------|-------------|
| OUTLOT 1:          | ±1.50 ACRES |
| OUTLOT 2:          | ±1.63 ACRES |
| OUTLOT 3:          | ±1.25 ACRES |
| DRIVEWAY EASEMENT: | ±0.45 ACRES |
| TOTAL LAND AREA:   | ±4.83 ACRES |

