



**SEAMAN
REALTY
AND
MANAGEMENT
COMPANY**

FOR SALE: COMMERCIAL / RESIDENTIAL LAND

0 Plank Rd., Jax, FL 32220

**CLEARED CORNER SITE FACING NEW
GATE STATION ON BULL BAYS HWY.**

**3.38
Acres**

\$350,000

A fantastic investment in a growing area. Located within close driving distance to downtowns' urban core, San Marco, & Five Points.



PROPERTY PROFILE

Total Size:	147,233 SF
Location:	Facing the new Gate Station on Bulls Highway. Just off 295 at Chafee Road near FL US-90 and Interstate 10. Short driving distance to Downtowns' Urban Core, San Marco and Five points.
Zoning*:	Commercial CN and Residential LD3-7 units per acre (RLD 60)
County:	Duval
Parcel #:	RE# 006217-1000
Taxes:	2018 Taxes - \$2,063 / yr
Price:	\$350,000



**RLD- Residential Low Density. This district is generally intended for low-density rural single-family detached residential development at a subdivision density of 1 dwelling unit per 5 acres. Minimum lot size is 40,000 SF. Maximum lot coverage by structures is 25%. Maximum height is 45 feet.*

**The "CN"- Commercial Neighborhood Category includes (1) zoning district: C. It is the intent of this district to provide for small scale retail and service departments which serve the convenience needs of a limited population and/or geographic area (i.e. a neighborhood).*

FANTASTIC INVESTMENT

VIEW AERIAL VIDEO ON OUR WEBSITE!



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CONTACT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com

2563 Spreading Oaks Ln. | Jacksonville, FL 32223 | www.seamanrealty.com

Disclaimer: Details contained herein are from reliable sources but is subject to errors, omissions, price changes, or withdrawal without notice



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Corner site available for SALE



Across from New GATE Station



Marietta Square just around the corner



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west elevation



south elevation



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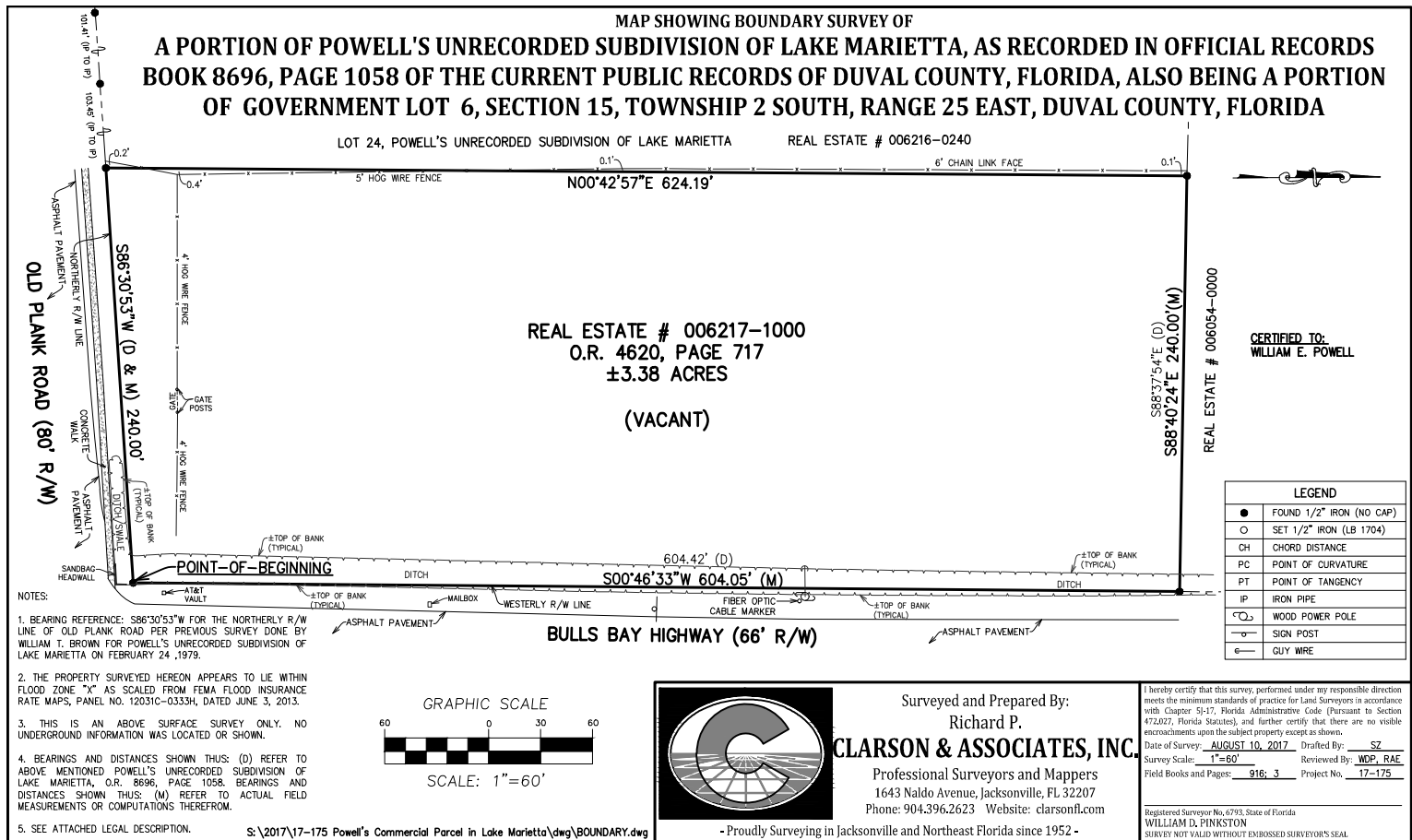
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