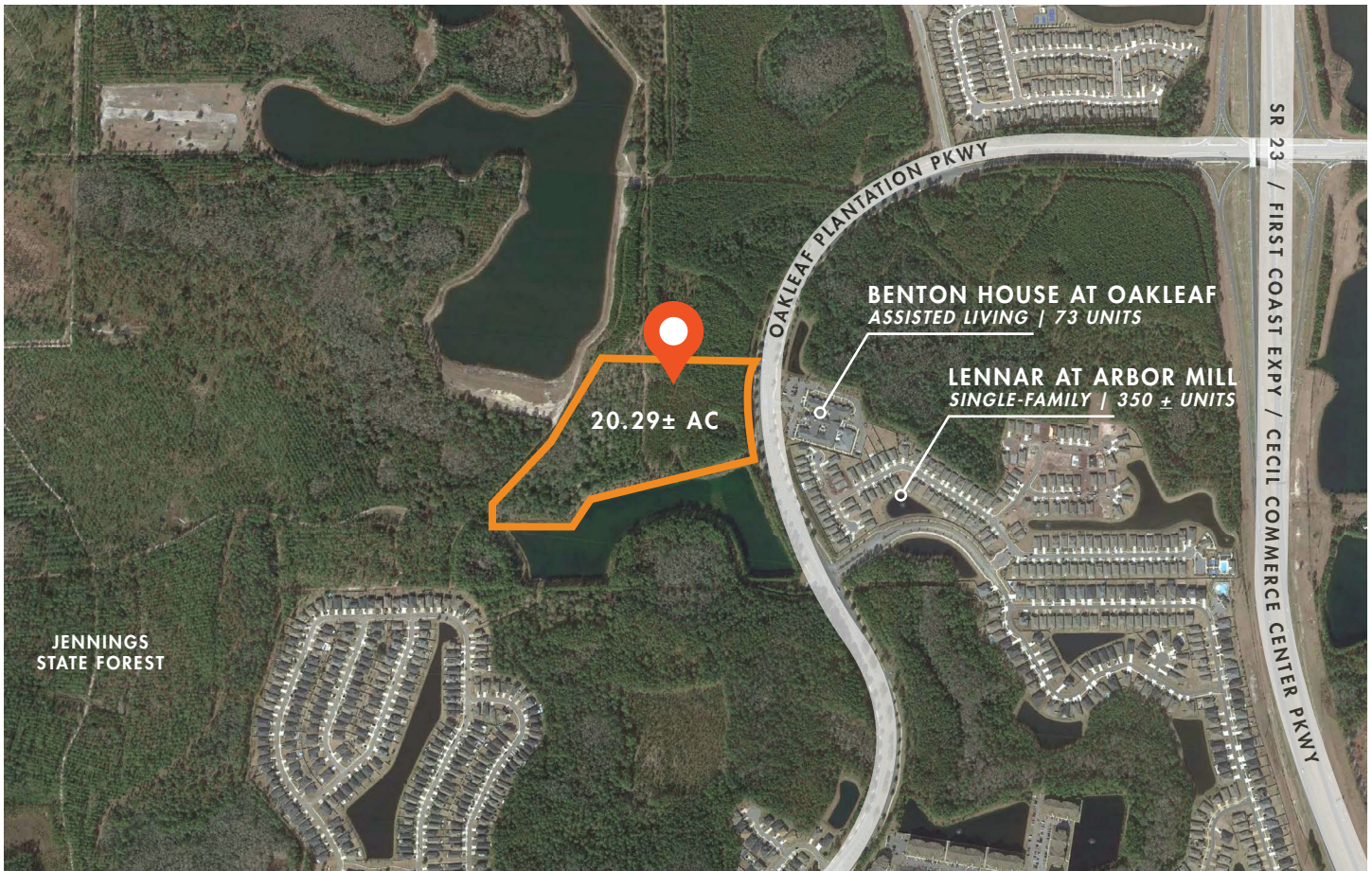


# POTENTIAL CHURCH/SCHOOL DEVELOPMENT OPPORTUNITY

0 OAKLEAF PLANTATION PKWY | JACKSONVILLE, FL 32222

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## PROPERTY HIGHLIGHTS

- 20.29± acres of land located within the 6,400 AC master planned community, Oakleaf Plantation
- Currently deed restricted for church and school use. Deed restrictions allow up to 250,000 SF church development including sanctuary and related facilities for use in the ministries of the church including daycare, preschool and k-12 nonprofit school and recreation space.
- Future Land Use & DRI amendments may be required prior to development of property. Seller will assist buyer with the amendment process as needed.

## PROPERTY SPECIFICATIONS

LOT SIZE	20.29± AC
PARCEL ID	0024421000
ZONING	The Villages of Argyle PUD
FUTURE LAND USE	ROS - Recreation Open Space
CURRENT USE	Vacant Land
FRONTAGE	540'±
ASKING PRICE	<b>\$1,950,000</b> <del>\$2,450,000</del>

FOR MORE INFORMATION, PLEASE CONTACT:

**JOEY BLAKLEY | 407.325.0077**  
 Senior Vice President  
[Joey.Blakley@foundrycommercial.com](mailto:Joey.Blakley@foundrycommercial.com)  
 Licensed Real Estate Broker

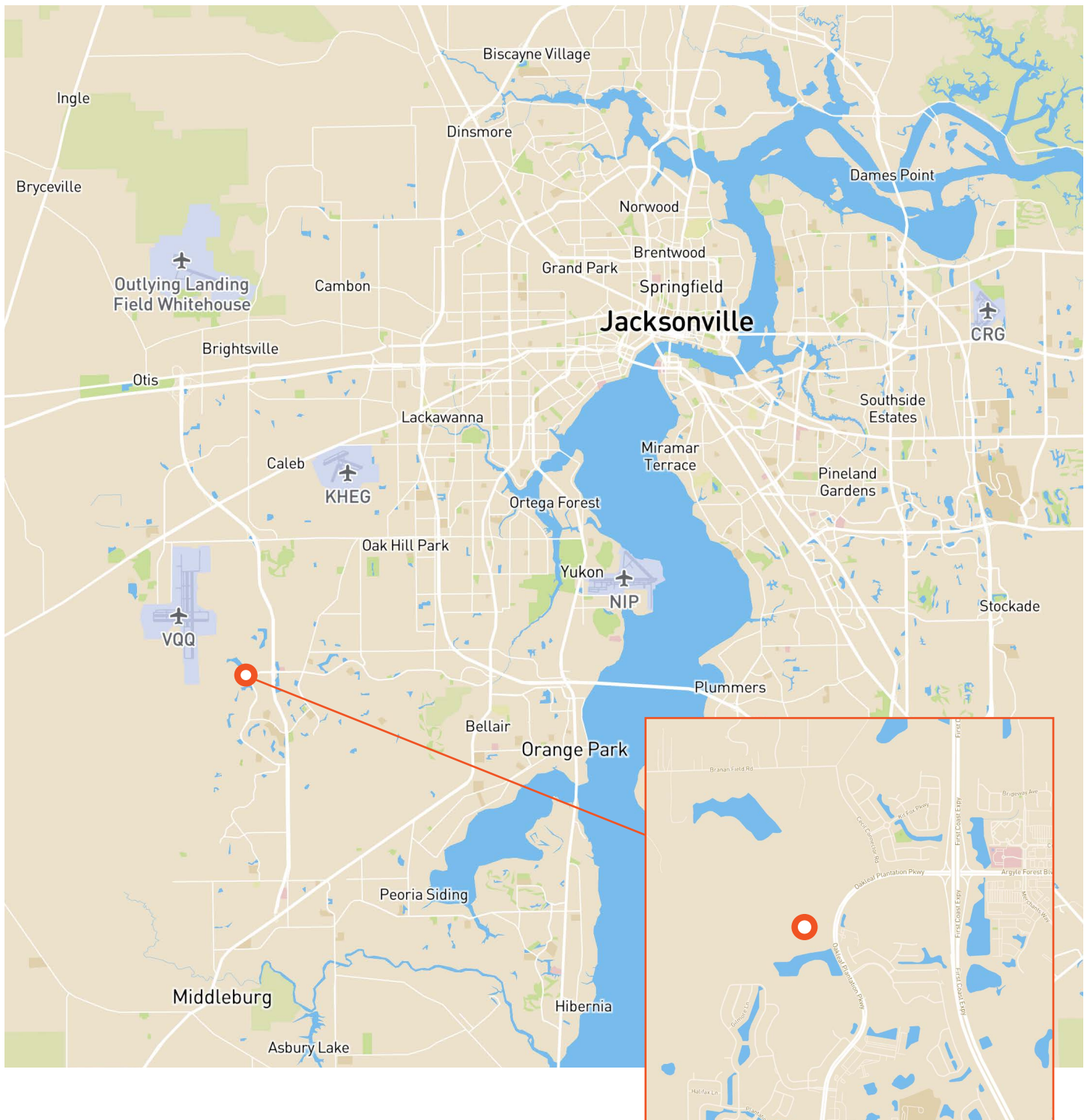
**FOUNDRY**  
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## PROPERTY LOCATION



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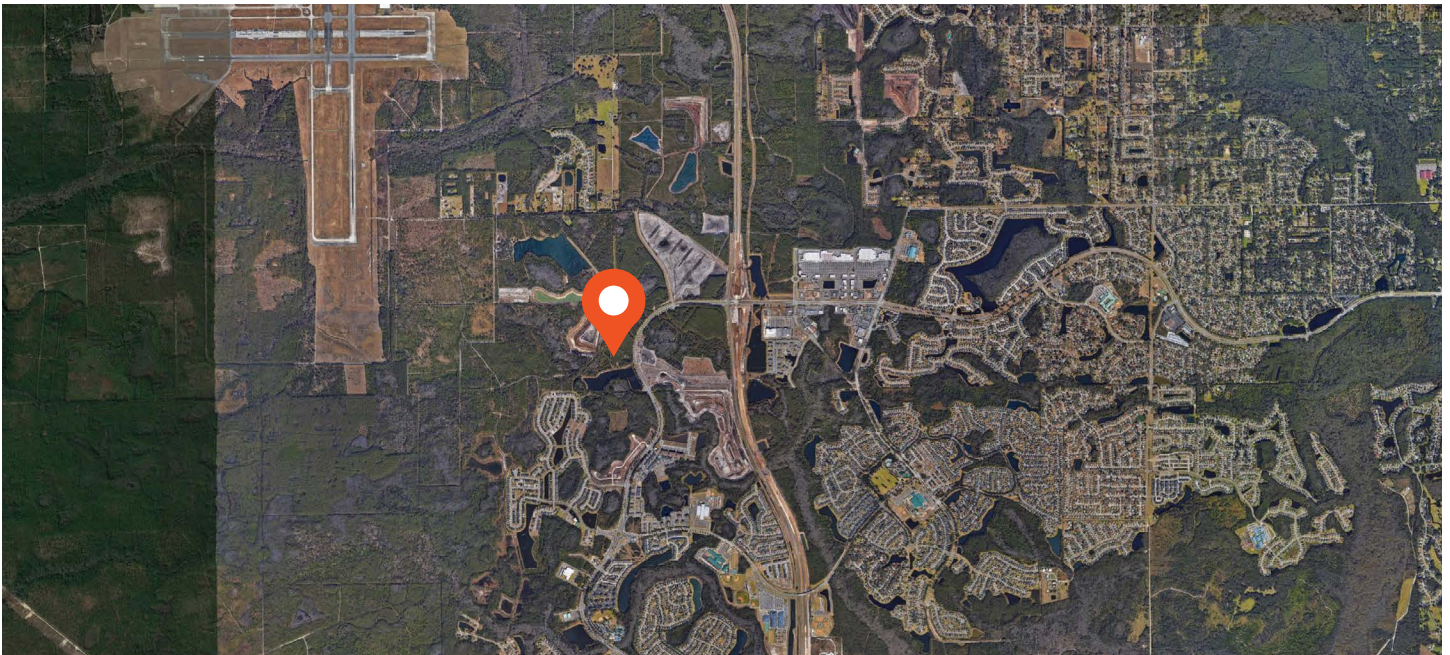
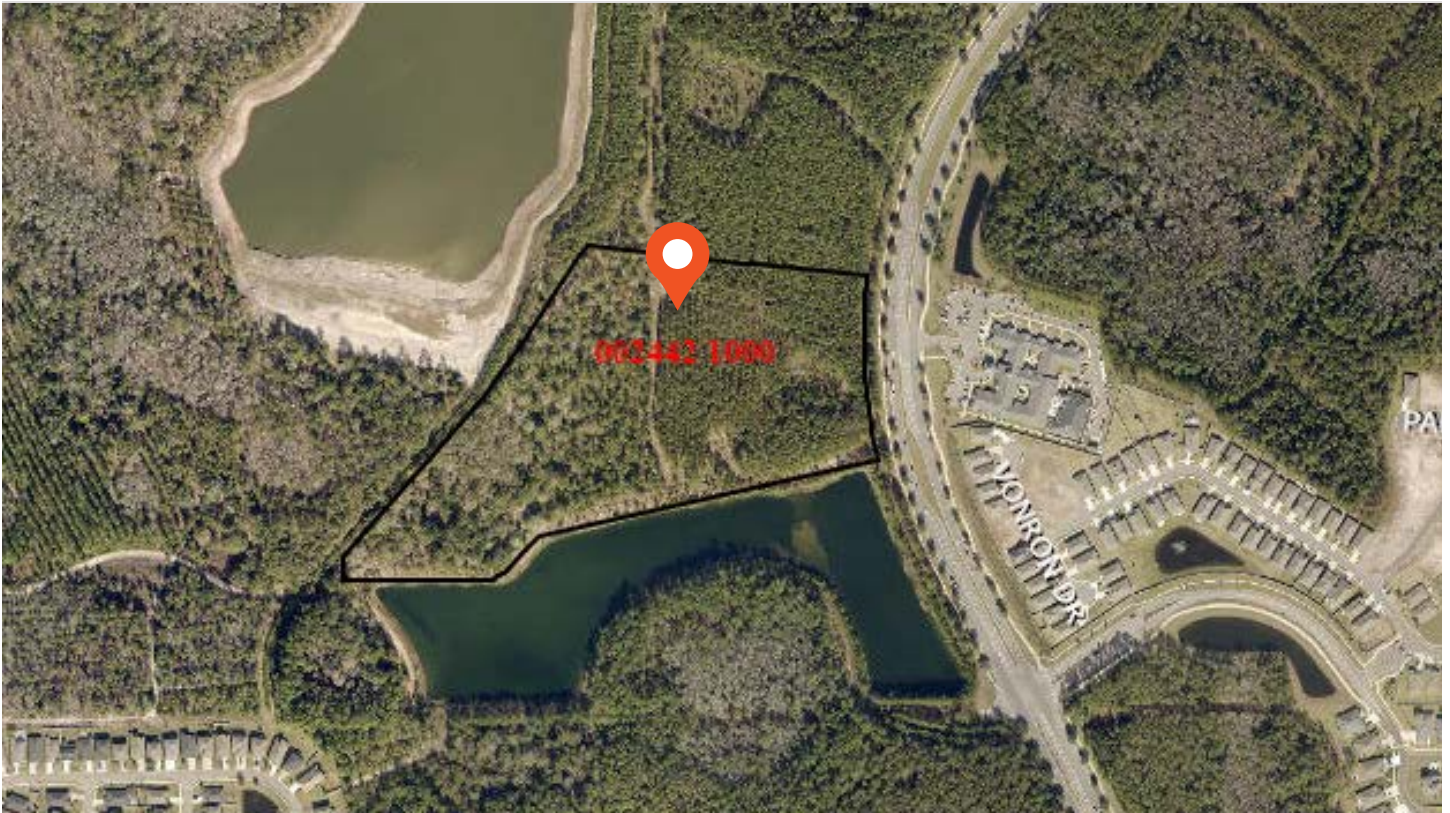
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## PROPERTY OUTLINE & AERIAL MAP



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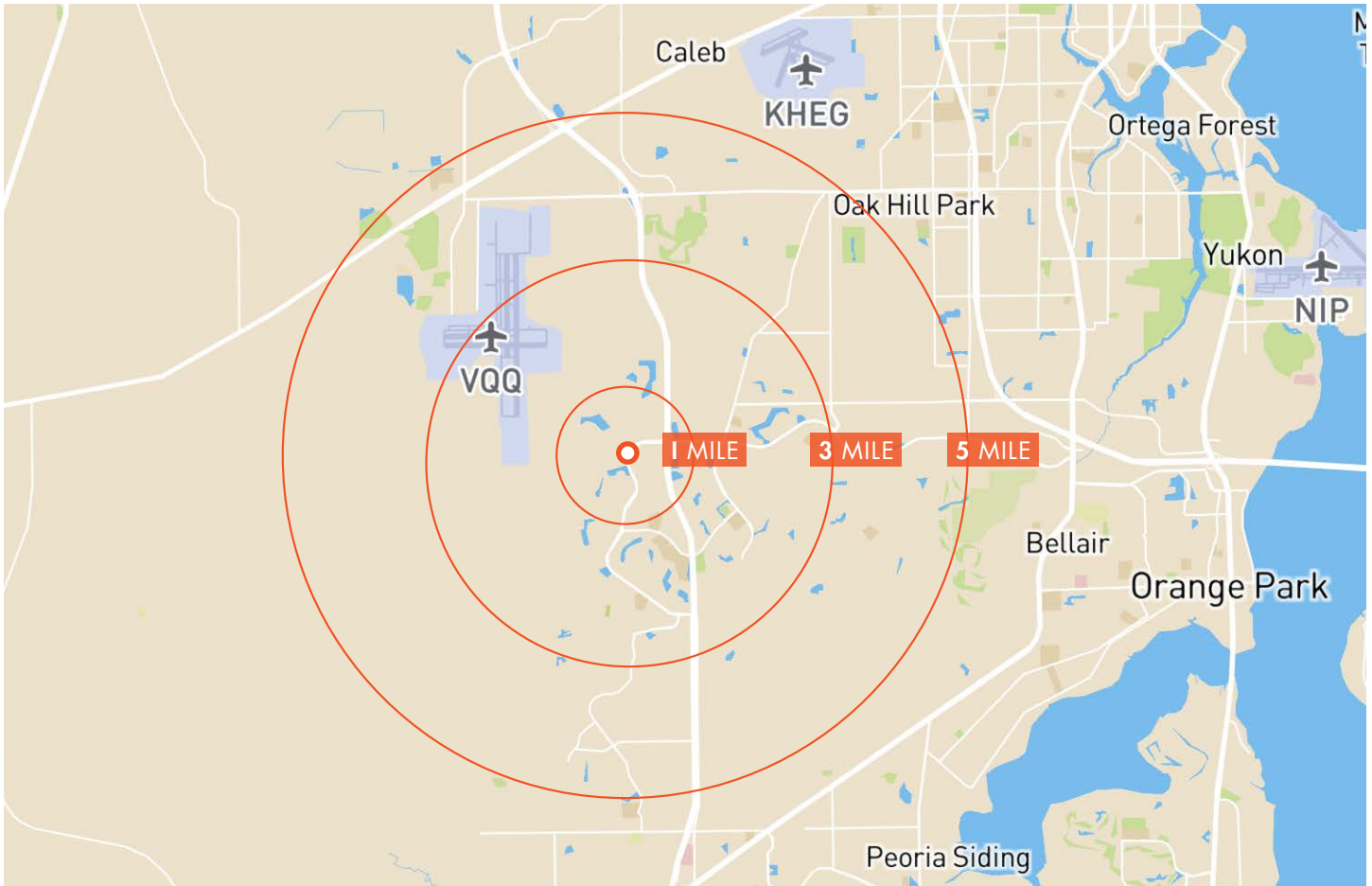
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## DEMOGRAPHICS



### 1 MILE RADIUS



**3,523**  
ESTIMATED POPULATION 2020



**34.4**  
MEDIAN AGE



**N/A**  
MEDIAN HOME VALUE 2020



**171**  
TOTAL EMPLOYEES



**\$98,698**  
AVG HOUSEHOLD INCOME

### 3 MILE RADIUS



**40,773**  
ESTIMATED POPULATION 2020



**34**  
MEDIAN AGE



**\$212,901**  
MEDIAN HOME VALUE 2020



**4,485**  
TOTAL EMPLOYEES



**\$98,577**  
AVG HOUSEHOLD INCOME

### 5 MILE RADIUS



**83,096**  
ESTIMATED POPULATION 2020



**34.8**  
MEDIAN AGE



**\$188,261**  
MEDIAN HOME VALUE 2020



**8,044**  
TOTAL EMPLOYEES



**\$88,274**  
AVG HOUSEHOLD INCOME

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