



COMMERCIAL PROPERTY
Southwest Florida

FOR SALE

21390 Palm Beach Blvd.
Alva, FL 33920



PROPERTY FEATURES

LAND SIZE	2.09 Acres
ASKING PRICE	\$270,000
PRICE / SF	\$2.97 PSF
ZONING	C-1A – Commercial (Road Frontage) RS1 – Residential (Rear of parcel)
STRAP NUMBER	27-43-27-00-00054.0000
UTILITIES	Well & Septic

PROPERTY HIGHLIGHTS

- 163' Frontage on Hwy 80
- Ingress/Egress in place
- Potential high growth area with Alva Rural Village zoning.
- Perfect central Alva location benefitting from bridge traffic.
- Old growth oak hammocks in rear portion of parcel
- Superb work/live property opportunity for development. Buy in the path of progress!

For more information, please contact:

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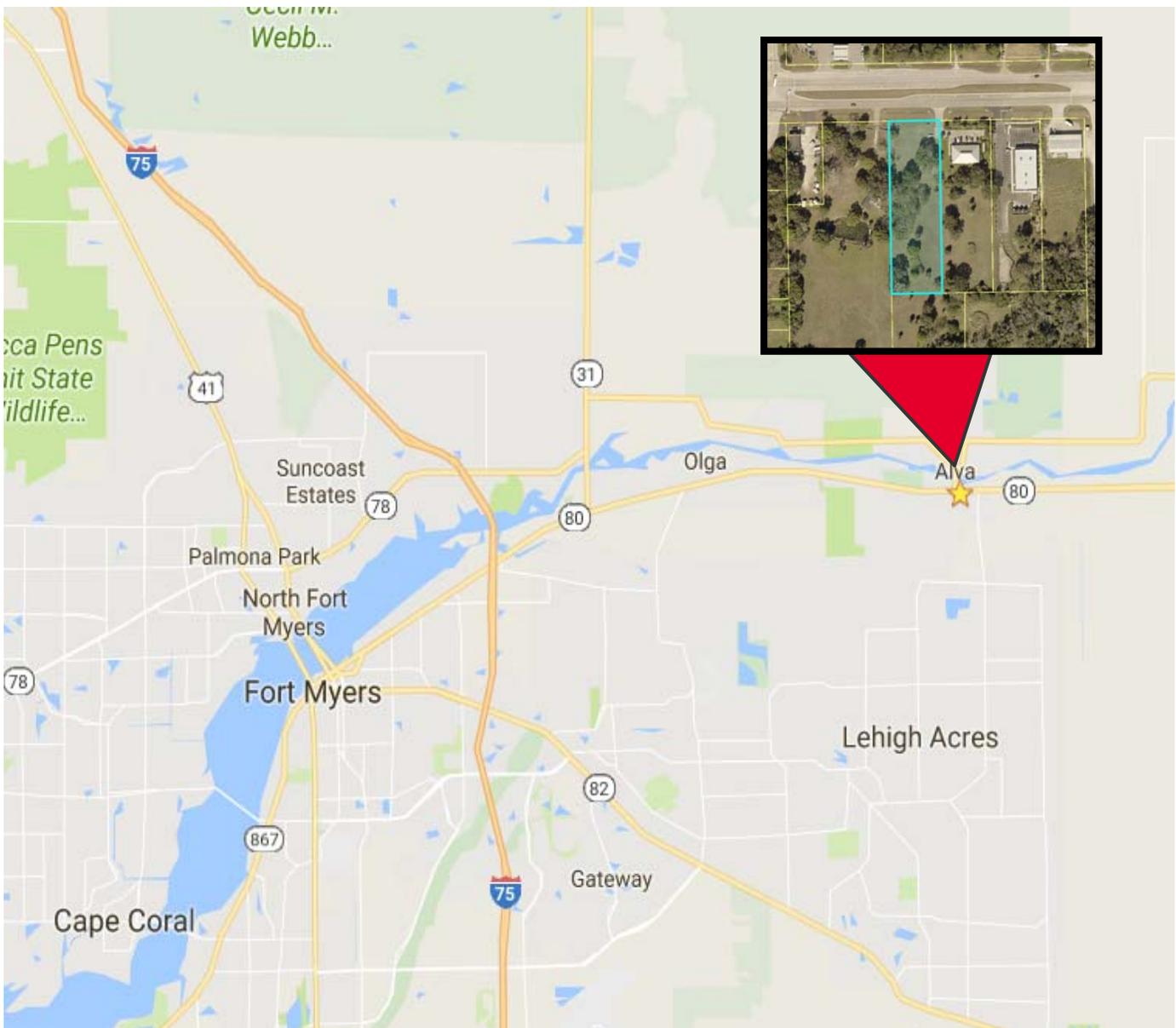


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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	1,023	4,107	12,328
EMPLOYEES	262	575	1,280
HOUSEHOLDS	438	1,479	4,086
AVERAGE HH INCOME	\$51,591	\$46,250	\$47,088
PALM BEACH BLVD AADT	17,500 ±		



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