

# LAND FOR SALE

## NWC CR 214 & I-95

SAINT AUGUSTINE, FL 32092



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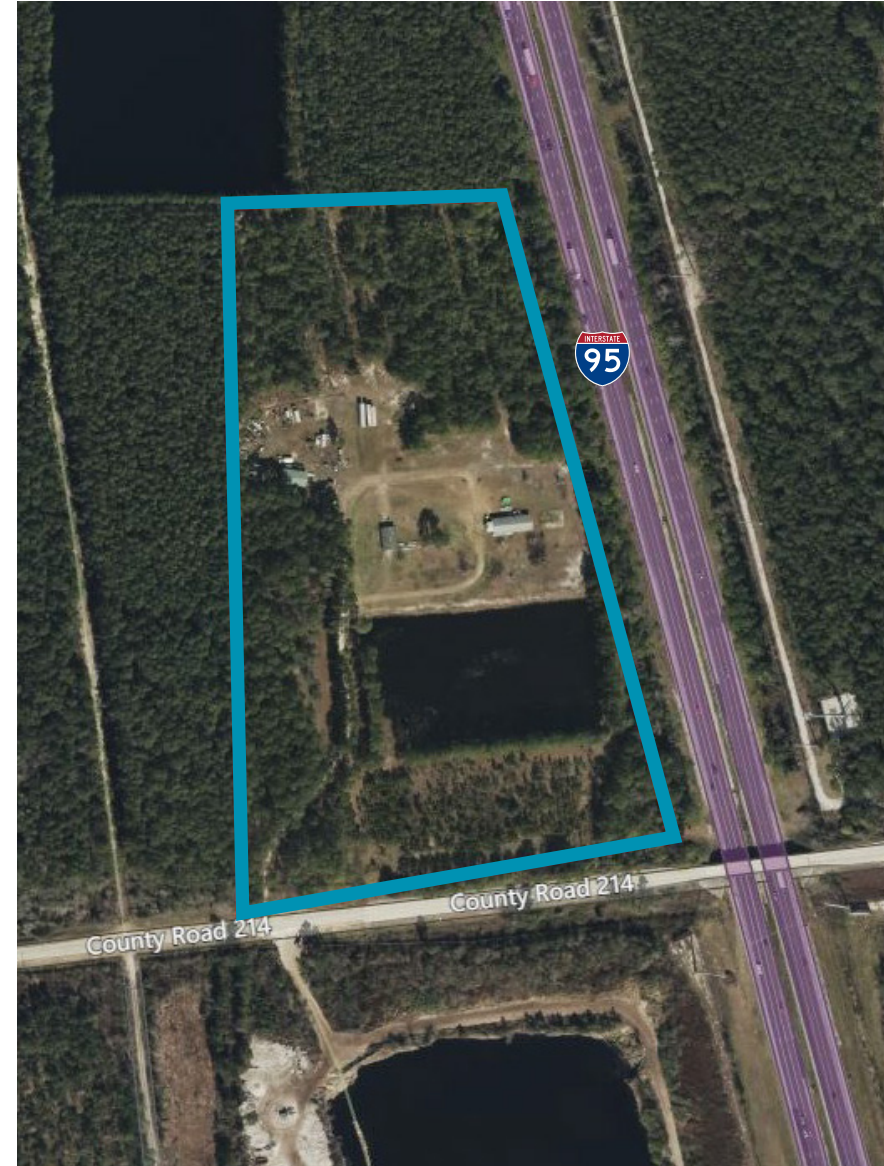
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# ASSET OVERVIEW

<b>Location</b>	NWC CR 214 & I-95 Saint Augustine, FL 32092
<b>Municipality</b>	St. Johns County
<b>Size</b>	+/-18.54 acres
<b>Future Land Use</b>	RUR/SYLV
<b>Zoning</b>	OR (Open Rural)
<b>Traffic Count</b>	CR 214: 3,500 VPD (FDOT 2022) I-95: 90,000 VPD (FDOT 2022)
<b>Frontage</b>	889.7 feet on CR 214 1,340 feet on I-95
<b>Access</b>	No curb cuts in place
<b>Parcel ID</b>	101010-0000



# DEMOGRAPHICS

2023 DEMOGRAPHICS	1 MILE	3MILES	5 MILES
Total Population	568	6,573	41,600
Total Households	225	2,697	17,380
Average Household Income	\$96,769	\$88,174	\$89,268
Median Household Income	\$65,485	\$61,734	\$63,289
Per Capita Income	\$38,901	\$36,406	\$37,485
Median Age	43.8	43.2	43.6

## BY THE NUMBERS

St. Johns County is the **4th** fastest growing county in the United States

**311,014**

Total Population in 2023

Home to an enviable **K-12** public school district in Florida and has been recognized as the healthiest county in the state

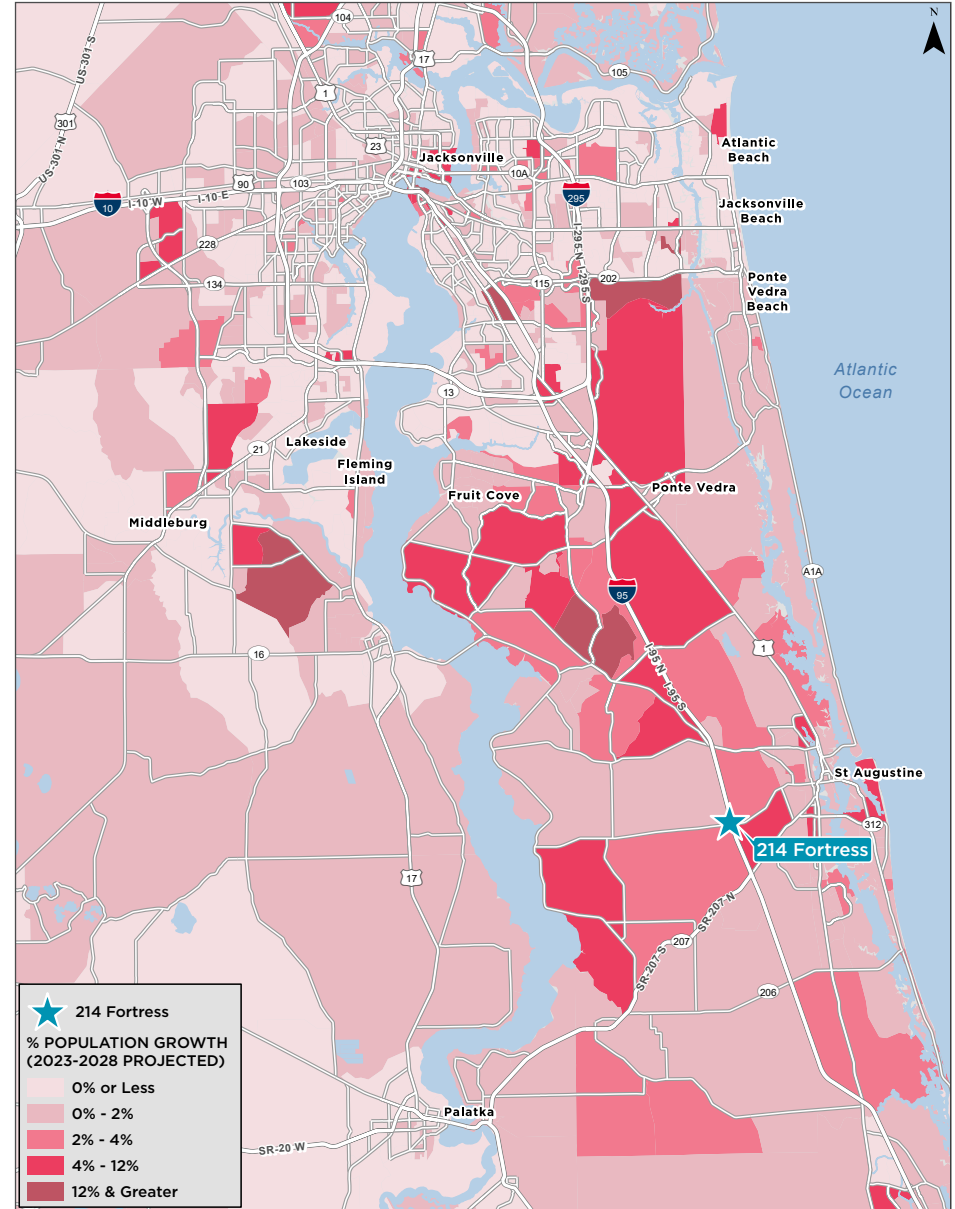
**149,332**

Labor Force in 2022

The Quality of Life in the county is unmatched - with unique attractions, acclaimed coastal communities that are home to the PGA Tour & ATP Tour

**4.04%**

Annual Population Growth



# FLORIDA LAND ADVISORY TEAM



CUSHMAN & WAKEFIELD OF FLORIDA, LLC  
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## CONTACT Information



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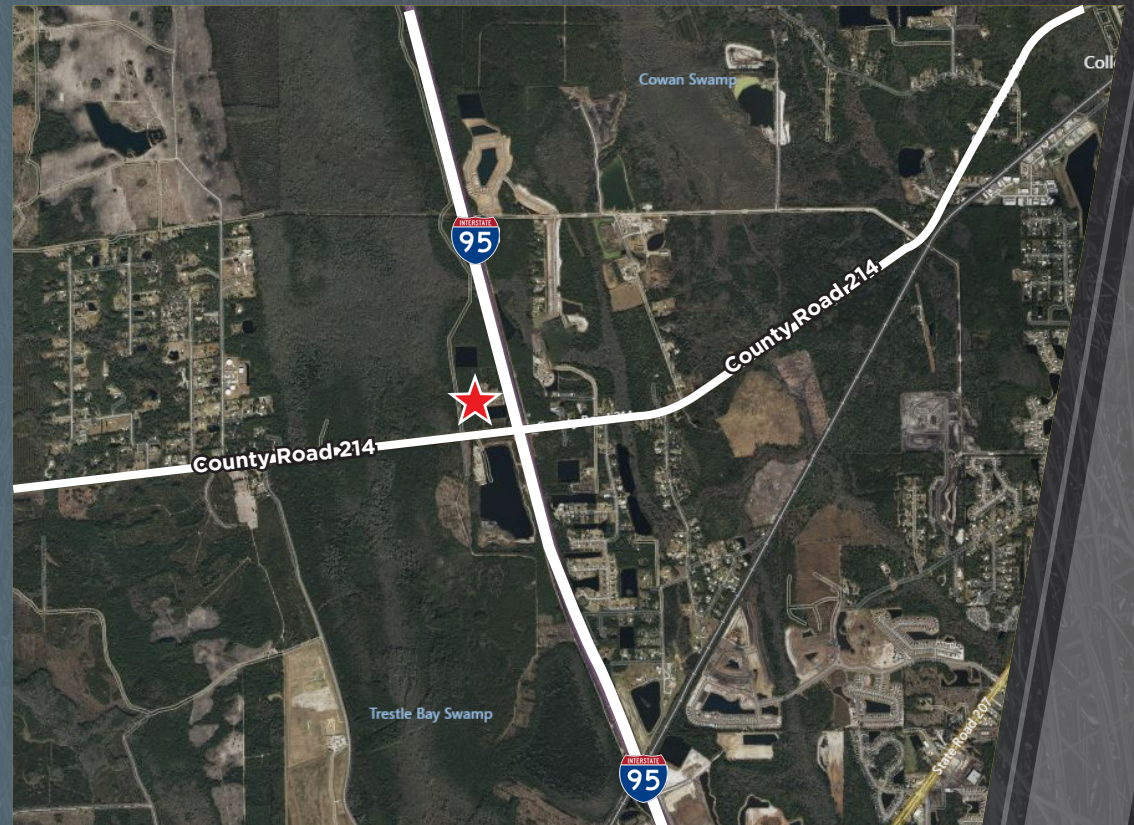
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