

# 1.5± Acre Retail Parcel in Macclenny, Florida

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**1451 South 6th Street  
Macclenny, FL 32063**

## Key Features

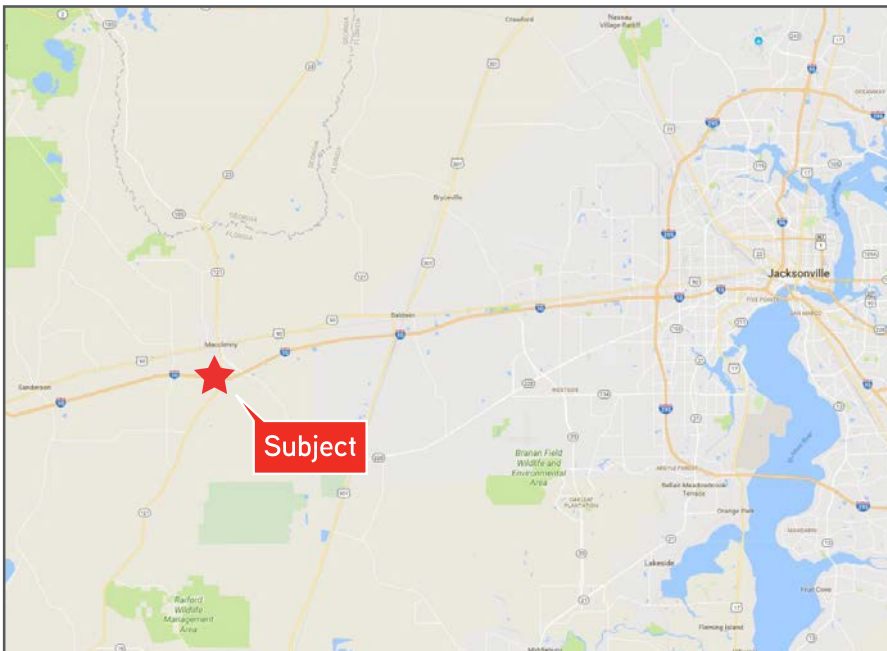
- › 1.5± acre retail parcel with a 4,100± SF building on site
- › Property has approximately 102' frontage along S. 6th St, the main commercial corridor serving Macclenny, FL
- › Parcel size can be configured based on need, as seller also owns an additional 3.67± acres
- › Property is located between Advance Auto and Jiffy Lube
- › Ideal location for a retail user looking for frontage along the main commercial corridor
- › **Asking Rate: \$600,000**





Demographics	1 Mile	3 Mile	5 Mile
Pop. Est. 2017	2,155	12,686	15,795
2017 Est. Households	740	4,200	5,270
2022 Proj. Avg. HH Income	\$57,059	\$75,922	\$79,421

Source: Esri Business Analyst Online



## CONTACT US

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