



3± Acres for Redevelopment

Former Church

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1595 Baxley Rd. Middleburg, FL 32068

- › Great opportunity for office, retail or residential
- › Former Church with three buildings totaling 5,002± SF on a 2.78± AC parcel at the corner of Baxley Rd. and Habitat Dr.
- › Located in a growing neighborhood community and across Habitat Dr. from VPK Childcare Center
- › Easy access to the new interstate (First Coast Expy.) just west of Baxley Rd. and Blanding Blvd.
- › Zoned PS-1
- › 33 parking spaces

Building	Size (SF)
Main Church Sanctuary	3,850±
Classroom	576±
Classroom	576±

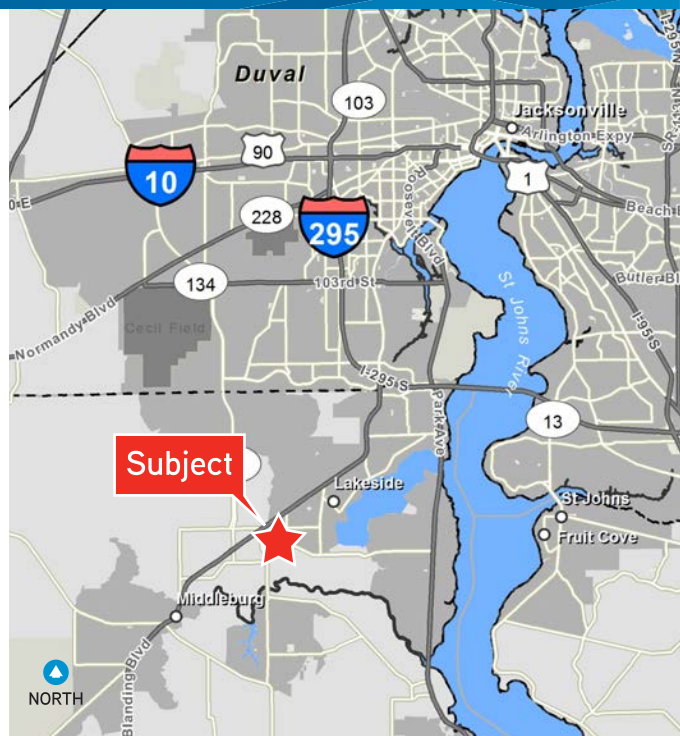
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AREA OVERVIEW



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DEMOGRAPHIC SUMMARY

Demographics	1 mile	3 miles	5 mile
2017 Population Estimate	3,340	21,258	62,922
2022 Population Projection	3,465	27,402	79,054
2017 Average Households	1,143	8,809	24,979

Source: Esri Business Analyst Online

AERIAL



CONTACT US

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