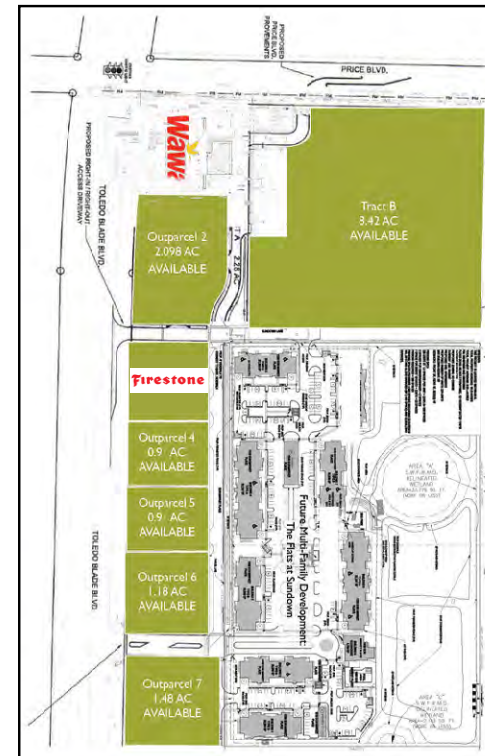


For Sale

# SUNCOAST PLAZA MIXED-USE DEVELOPMENT

S. Toledo Blade Blvd., North Port, FL 34288



- » Outparcels available for sale in Suncoast Plaza, a future mixed-use development with frontage on Toledo Blade Boulevard in North Port.
- » The development features 7 outparcels with frontage on Toledo Blade Boulevard. An 8.42 acre junior-anchor pad is also available. The subject property features all interior roadways, curb cuts, utilities, and stormwater retention already in place. This property is also located adjacent to The Shoppes at Price Crossing shopping center, Publix, Walgreens, Burger King, Jiffy Lube, and more.
- » The City of North Port, one of Florida's fastest-growing and largest cities, is conveniently located in Sarasota County, on Florida's Gulf Coast midway between Tampa and Fort Myers. This thriving young community has the amenities and assets that make it an attractive location for retail, restaurant, office, medical, and multifamily development.

## PROPERTY HIGHLIGHTS

- » .9 – 8.42 AC Outparcels Available
- » Product Type: Land
- » Zoning: PCDN
- » Land Use: Development
- » Use: Retail, Office, Multifamily



**Michael Hotte**  
O 407 278 5535  
M 954 292 8853  
michael@archonca.com

**Janet Galvin**  
O 407 278 5535 x 404  
C 407 484 9562  
janet@archonca.com

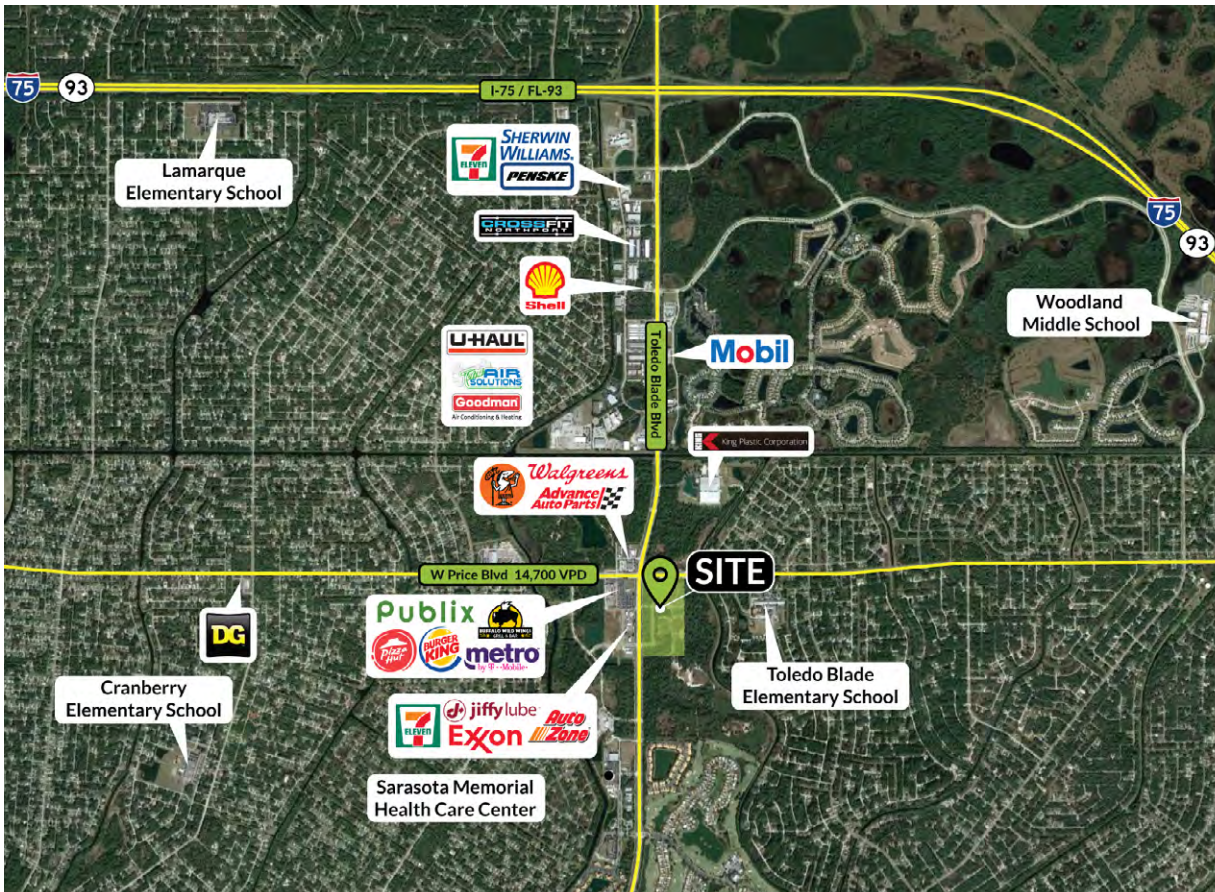
100 East Central Blvd, Suite #2  
Orlando, FL 32801  
P 407 278 5535 | F 407 545 2844  
[www.archonca.com](http://www.archonca.com)

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DEMOGRAPHICS	1 Mile	5 Mile	10 Mile
Total Population	2,074	50,619	149,335
Median Age	36.9	43.9	48.2
Total Households	744	20,205	63,681
Average HH Income	\$62,271	\$57,915	\$54,680
Average House Value	\$212,880	\$210,818	\$206,352

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