

FOR SALE

13303 Ranch Road, Jacksonville FL 32218



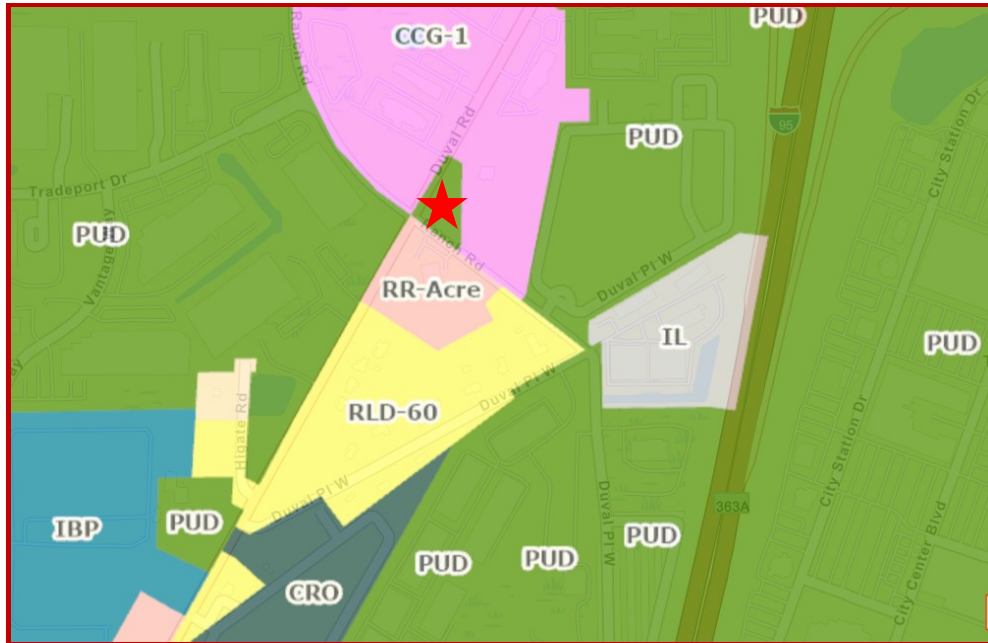
0.60 Usable Acres

Property Overview

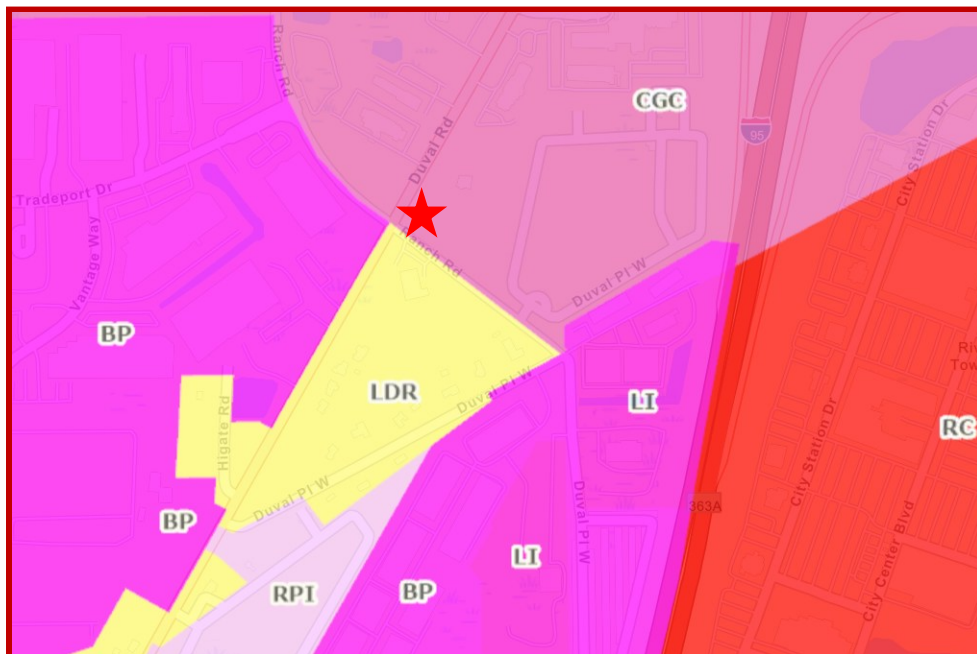
- Located on the high traffic corner of Duval Rd and Ranch Rd with 253 ft of frontage on Duval Rd and 154 ft of frontage on Ranch Rd.
- Currently zoned for PUD with CCG FLUM. Under the PUD this parcel is entitled to all those uses permitted by right and permissible by exception with CCG-1.
- Less than 3 miles from Jacksonville International Airport
- Easy access to I-95 via signalized interchange at Duval Road.

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Zoning



FLUM



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Surrounding Area



Demographics

2025 Estimated

Population



3 Mile: 32,353

5 Mile: 77,934

10 Mile: 279,545

2030 Estimated

Population



3 Mile: 34,521

5 Mile: 77,934

10 Mile: 300,052

2025 Average

Households



3 Mile: 13,558

5 Mile: 31,311

10 Mile: 114,607

Average

Household Income



3 Mile: \$93,182

5 Mile: \$93,724

10 Mile: \$76,125

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