

# RETAIL REDEVELOPMENT OPPORTUNITY

2238 S Byron Butler Parkway | Perry, Florida 32348



Byron Butler Parkway - 16,700 AADT

- ±24,375 SF existing building situated on a ±4.26-acre site with ~380' of frontage on US-19, offering strong visibility and exposure
- Located along Perry's main commercial corridor with approximately 17,000 vehicles per day
- Existing hotel improvements in place, offering immediate functionality and potential for repositioning
- Prime retail redevelopment opportunity with multiple pad development potential
- Dual access points allow for easy ingress/egress and efficient site circulation

## Get more information

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# Aerial map

2238 S Byron Butler Parkway  
Perry, FL



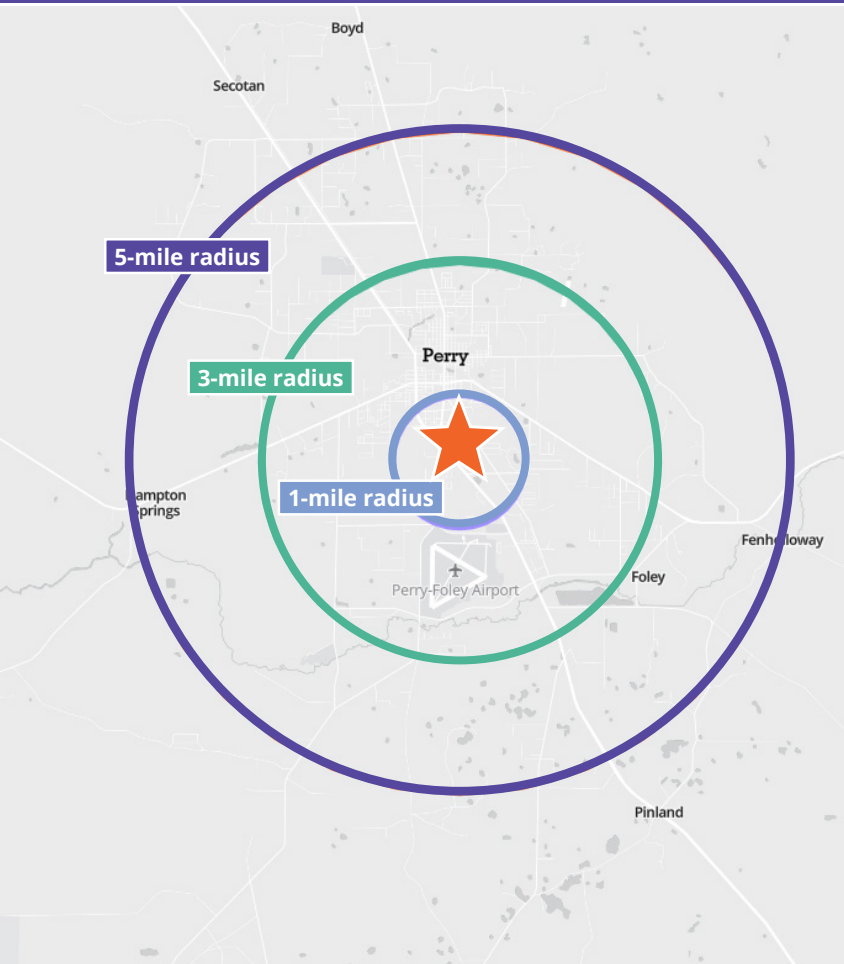
# Photos

2238 S Byron Butler Parkway  
Perry, FL



# Demographics

2238 S Byron Butler Parkway  
Perry, FL



**Population:** Over 9,000 people within a five mile radius.



**Density:** Over 3,000 households within a five mile radius.



**Income:** Average household income of \$67,529 within a five mile radius.



**Home Value:** Median home value of \$119,240 within a five mile radius.



**Employment:** Employment population of over 3,307 within a five mile radius.

Population	1 Miles	3 Miles	5 Miles
Total population	675	7,357	9,319
Median age	33	36	37
Households & Income	1 Miles	3 Miles	5 Miles
Total households	242	2,873	3,610
Average HH income	\$96,566	\$63,120	\$67,529
Median house value	\$179,999	\$123,296	\$119,240
Businesses	1 Miles	3 Miles	5 Miles
Total businesses	73	392	441
Total employees	624	3,024	3,307

If you would like to discuss this further,  
please get in touch.



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