

Marion Oaks Station

OUTPARCEL OPPORTUNITY

LAT. 29.029040 | LONG. -82.207079

PROPERTY INFORMATION

- Prominent location on SW 484 with newly improved I-75 access three miles to the east
- 5.07% projected annual population growth within a three-mile radius
- Over 10,000 residential units approved or under construction in the South Ocala Trade Area
- Connectivity to new Publix development and SW 49th Ave Road via Spur Road
- Ocala ranked #7 on US News & World Report Fastest-growing Places in U.S. list, 2023-2024

DEMOGRAPHICS

	3 mile	5 mile
Population	33,027	71,255
Households	12,754	30,102
Median HH (\$)	\$70,760	\$68,126

ANCHORED BY Walmart



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.

Opportunity
Build-to-Suit
Ground Lease

Location
SW HWY 484,
Ocala, FL 34471

Leasing Contact
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