

# VICINITY:

SEQ I-95 Exit 323 at International Golf Pkwy

# CITY:

St Augustine, FL

## **ZONING:**

Commercial/retail with 20,000 square feet of entitlements

### PARCELS:

Parcel 6.2 - 1.06 acres Parcel 6.3 - 1.56 acres All or part available

# **SITE STATUS:**

Cleared and filled with Water and sewer to the property

# **USES**:

Retail Medical/Office Banks/Finance Restaurants/Fast Food

# WORLD GOLF VILLAGE I-95 at International Golf Parkway Parcels Available

Build to Suit - Ground Lease - Purchase



Contact: J. R Pitcairn 904-631-5209



# Location Maps I-95 at International Golf Parkway St Augustine, FL 32095











World Golf Hall of Fame 300 Seat IMAX Theatre 300 room Renaissance Convention Center

Slammer and Squire Golf King and the Bear Golf

I-95 Commuters
BP and Shell C stores

Golf Hall of Fame at World Golf Village

Large Residential **Communities including:** World Golf Village 2400 units Sevilla 350 units Murabella 740 units Samara Lakes 872 units King & Bear 968 units Heritage Landing 1,153 units **Bannon Lakes** 1.100 units Markland 345 units

Top rated public schools in the system in the State of Florida

#### **Contact:**

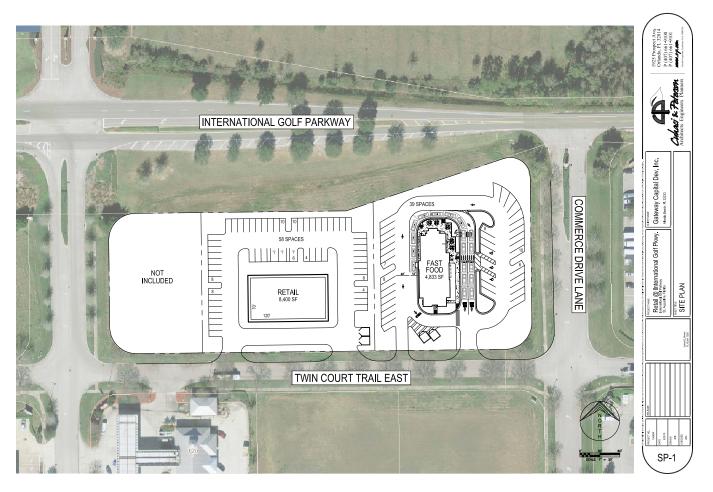
J. R. Pitcairn 904-631-5209 Gateway Capital Development, Inc. Owner/Broker

Traffic Drivers I-95 at International Golf Parkway





# Site Development Plan



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