

Coldwell Banker Commercial NRT Great Outparcel - Walmart Supercenter - SR540



**0.899
Acres**

**Price:
\$650,000**

**22,000
Vehicles Per
Day**



- **Located Across Highway from State Farm Regional Office!**
- **Only 2 Miles from Legoland Florida Site!**

For More Information, go to:
www.mycommercialteam.com/savoie.htm

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Great Location! In front of Walmart Supercenter and Across the Road from State Farm Regional Office

Winter Haven, Florida

DESCRIPTION:	Outparcel at New Walmart Supercenter on SR540, just West of US Highway 27. High traffic counts (22,000 vehicles/day, FDOT Traffic Study).
LOCATION:	SR 540 (Cypress Gardens Boulevard) at Walmart Supercenter, just across the highway from State Farm Regional Headquarters. FLASH! Cypress Gardens Park to become Legoland Florida (only 2 miles away)!
SITE:	Vacant Land. 0.899 acres.
INGRESS & EGRESS:	Excellent access to and from SR 540 via internal access roads in the Walmart Supercenter plaza area.
UTILITIES:	Water, sewer, telephone, gas and electric available.
ZONING:	City of Winter Haven - Commercial, Highway (CH)
EMERGENCY:	Fire, Police, and ambulance service available to the site.
PRICE:	\$650,000.00

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