

7100 SW Archer Rd Gainesville, FL 32608

OPEN BIDS



Former Bank Branch

Reuse, Repositioning or Redevelopment Opportunity

- Approximately 3,158 s.f. on 0.85 a.c.
- 26 total parking spaces
- 5 canopied drive-thru lanes
- 21.0' building height in its one-story, concrete block building
- Outparcel to the Tower Square shopping center, anchored by Publix, Anytime Fitness and more
- Resides directly along SW Archer Rd / SR-24 (29,500 VPD), one of Gainesville's main thoroughfares, with excellent exposure
- Surrounded by quintessential landmarks in Gainesville, including the Kanapaha Botanical Gardens and the trendy Haile Village
- Multiple residential developments are in a phase of construction near the site, from the Lugano to the Collective and the Grand Preserve
- 2.17 miles east of Interstate 75 (97,500 VPD)
- Gainesville is home to the Florida Gators and the highly-ranked University of Florida (61,980 students)

Contact



Billy Rodriguez

Senior Vice President

billy.rodriquez@jll.com

+1 407 443 3925



For details on this property and others available nationwide,
please visit: www.BankingCentersForSale.com



Demographics



POPULATION

1 MI. 8,038
3 MI. 38,631
5 MI. 105,564



HOUSEHOLDS

1 MI. 3,356
3 MI. 15,869
5 MI. 43,653



MEDIAN AGE

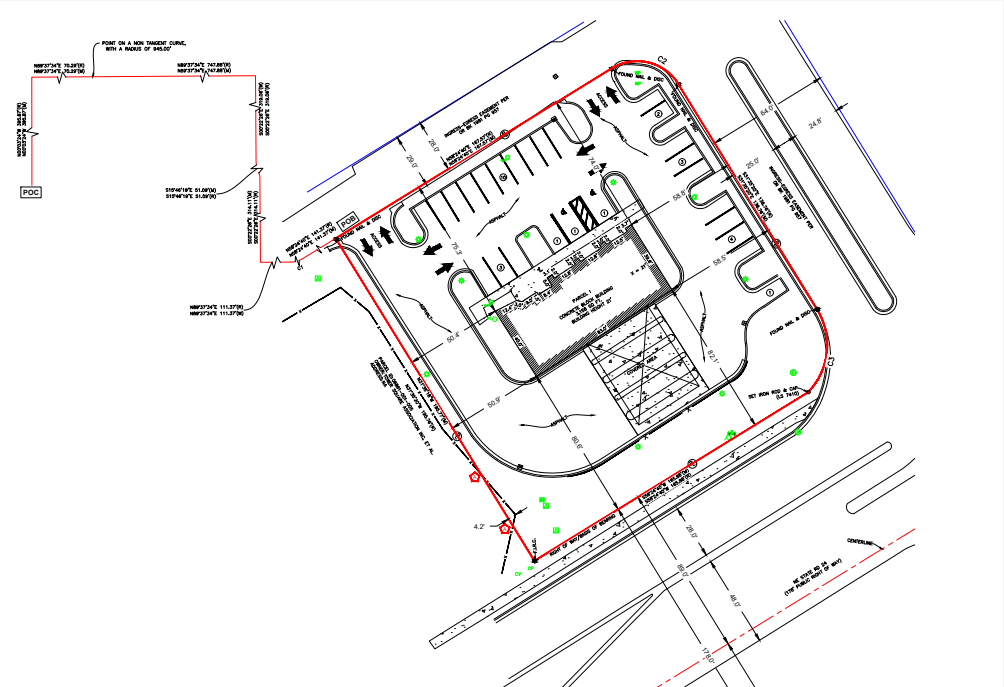
1 MI. 37.5
3 MI. 35.5
5 MI. 28.6



MEDIAN INCOME

1 MI. \$84,350
3 MI. \$91,456
5 MI. \$66,173

Site Survey



Aerial Overview

