



**FOR SALE  
LAND  
\$11,000,000**

73.11 ACRES ZONED R-2 10 UNITS TO THE ACRE  
MULTIFAMILY- HWY 98 NARVARRE

**NAVARRE PKWY, NAVARRE, FL 32566**

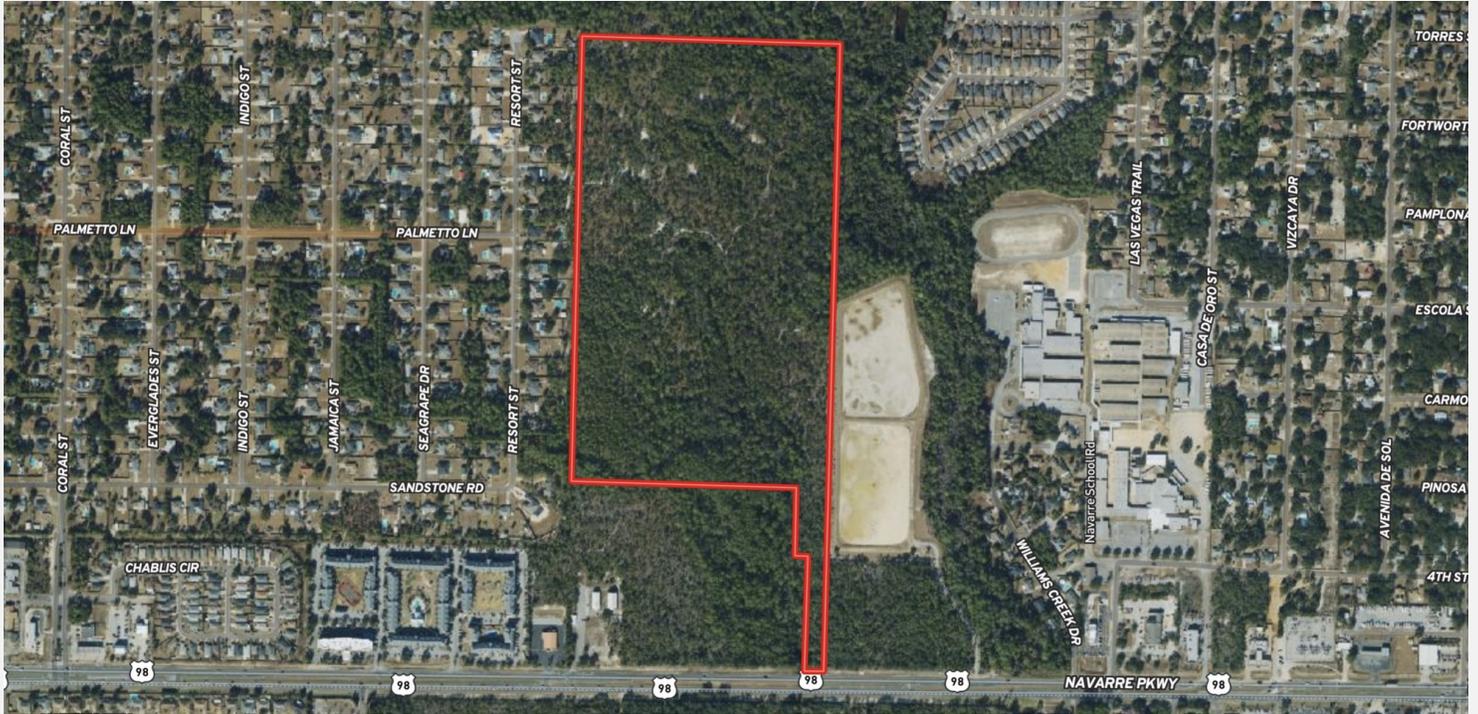


CLAY@CROSBYDIRT.COM  
CLAY PATRICK  
850.693.6610

LORENA@CROSBYDIRT.COM  
LORENA ALVAREZ CORDERO  
863.412.9288



CROSBYDIRT.COM  
CORPORATE OFFICE  
141 5TH ST. NW SUITE 202  
WINTER HAVEN, FL 33881



**SALE PRICE** **\$11,000,000**

### OFFERING SUMMARY

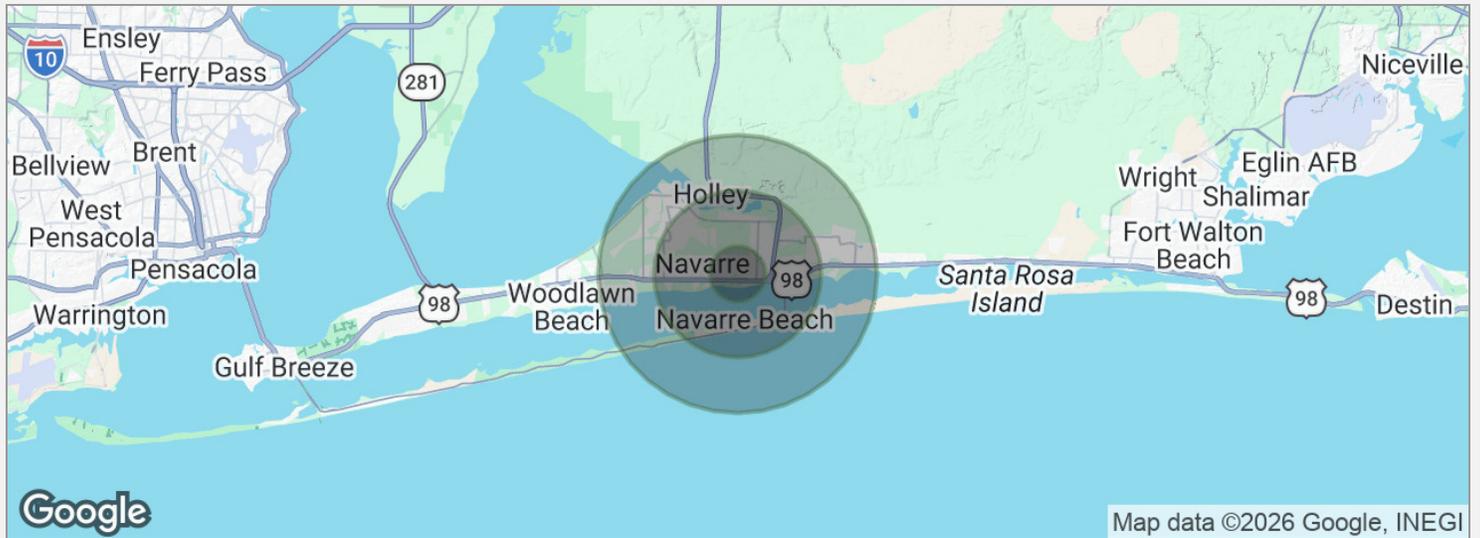
<b>Listing Price</b>	\$11,000,000
<b>Acres</b>	73.11 Acres
<b>Price Per Acre</b>	\$150,458
<b>County</b>	Santa Rosa
<b>Zoning</b>	Multi-Family   R2
<b>Parcel IDs</b>	19-2s26-0000-00504-0000
<b>Coordinates</b>	30.4054942, -86.891415
<b>Frontage</b>	112.63 ft
<b>Real Estate Taxes</b>	28880.39

### PROPERTY OVERVIEW

This 73.9-acre parcel presents an exceptional development opportunity in Navarre, Santa Rosa County, Florida. Located along Navarre Parkway (U.S. Highway 98), this site offers excellent visibility and access in one of the fastest-growing counties in the U.S. The property is currently wooded and undeveloped, featuring existing trails and natural stream systems, making it a blank slate for residential, commercial, or mixed-use development. Zoned for [confirm specific zoning details], the site is well-suited for high-density residential communities, mixed-use commercial developments, or alternative uses such as an RV park, which is permitted under current zoning. The property's substantial frontage along Navarre Parkway ensures high visibility, while its proximity to established residential neighborhoods, commercial developments, and the Holley-Navarre Water Systems reclaimed wastewater facility adds to its strategic location.

### PROPERTY HIGHLIGHTS

- 0.8 miles from the nearest Publix
- 2.8 Miles from East Bay Middle School
- 1.4 Miles from Walmart Neighborhood
- 3.7 Miles from Walmart Super Center
- 1.2 Miles from CVS



<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total population	5,287	29,866	52,001
Median age	37	39	40
Median age (male)	37	39	39
Median age (Female)	38	40	40
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total households	2,041	11,062	19,331
# of persons per HH	2.6	2.7	2.7
Average HH income	\$104,534	\$121,282	\$122,150
Average house value	\$366,836	\$392,906	\$393,248

\* Demographic data derived from 2020 ACS - US Census



