

3 PARCELS

SUNWEST HARBOURTOWNE

RETAIL OPPORTUNITIES

THREE SEPARATELY PRICED COMMERCIAL PARCELS

SWC US 19 & Racetrack
Road
4.5 acres - 490 FF
\$3,000,000

NWC US 19 & Racetrack
Road
8 ACRES - 945 FF
| \$5,500,000

US 19 North
21.6 ACRES
\$5,000,000

THREE COMMERCIAL SITES, OFFERED SEPARATELY

Flexible commercial parcels within SunWest HarbourTowne's Gulf Coast destination plan.

RETAIL + DINING + SERVICES

THE OPPORTUNITY

To develop Retail sites at the entrance into Sun West Harbourtowne with Restaurants, Convenience Stores, Drug Stores, Speciality Shops. Over 45,000 bpd, together with traffic generators Sun West Park, RV Resort and Marina operations



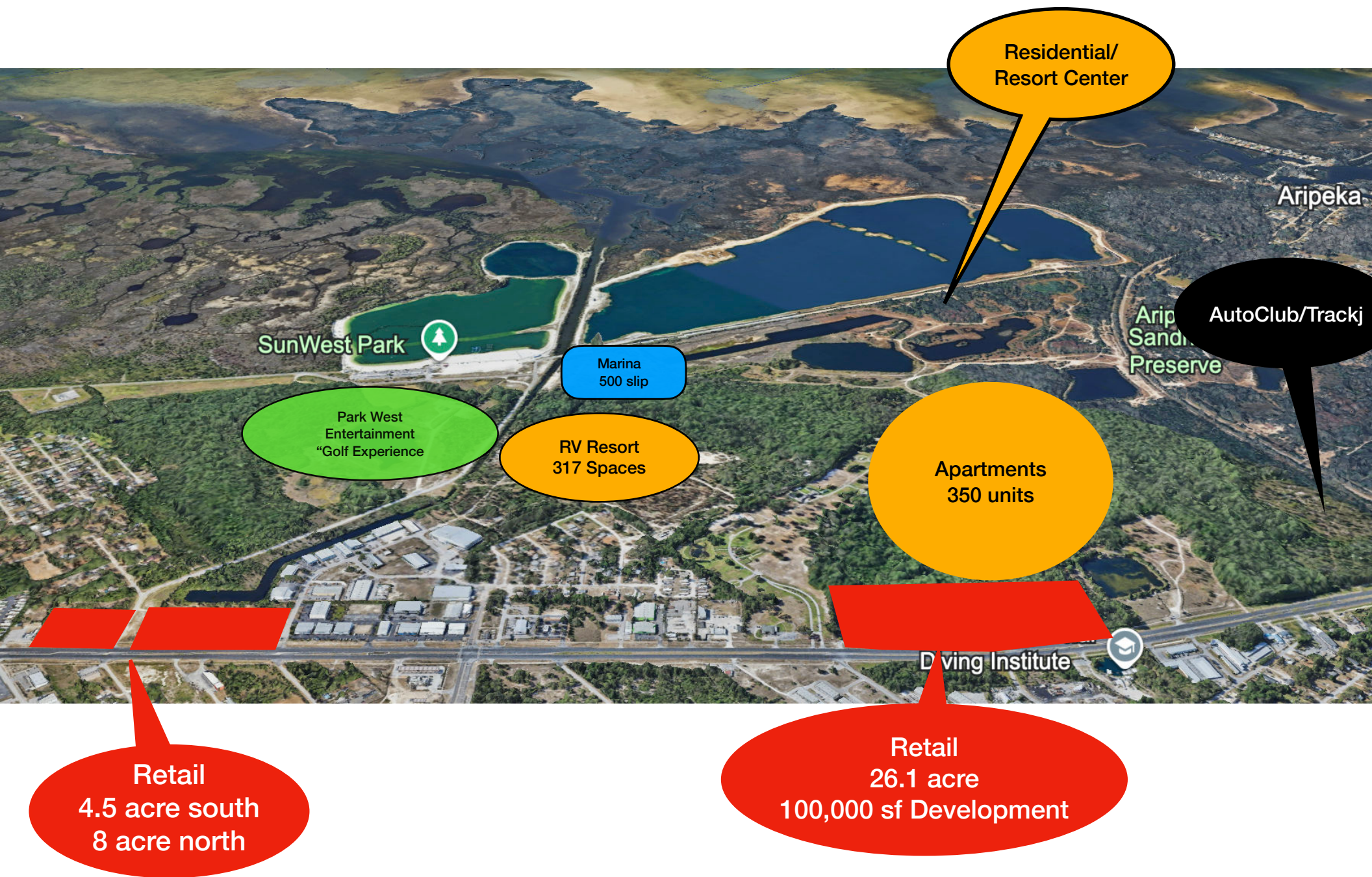
INVESTMENT HIGHLIGHTS

- 45,000 vehicles per day on US 19
- Heavy traffic generators Marina, RV Resort & Sun West Park
- All Utilities Available
- Significant new single family development in area - DR Horton, Lennar & Meritage.

THREE FLEXIBLE RETAIL PARCELS

Each site is offered separately. Buyers should verify acreage, approvals, utilities and permitted uses.

Retail Map



Facing East

US Hwy 19

Sun West Park

Sun West Channel



Sun West Harbortowne
Facing South West

US Hwy 19

Aripeka Rd

