



For Sale

SR 46 & N White Cedar Rd
Sanford, FL 32771

Three-Mile Demographics (2026)

58,642	\$110,059	23,683	37.8
POPULATION	AVG HH INCOME	HOUSEHOLDS	MEDIAN AGE

Property Highlights

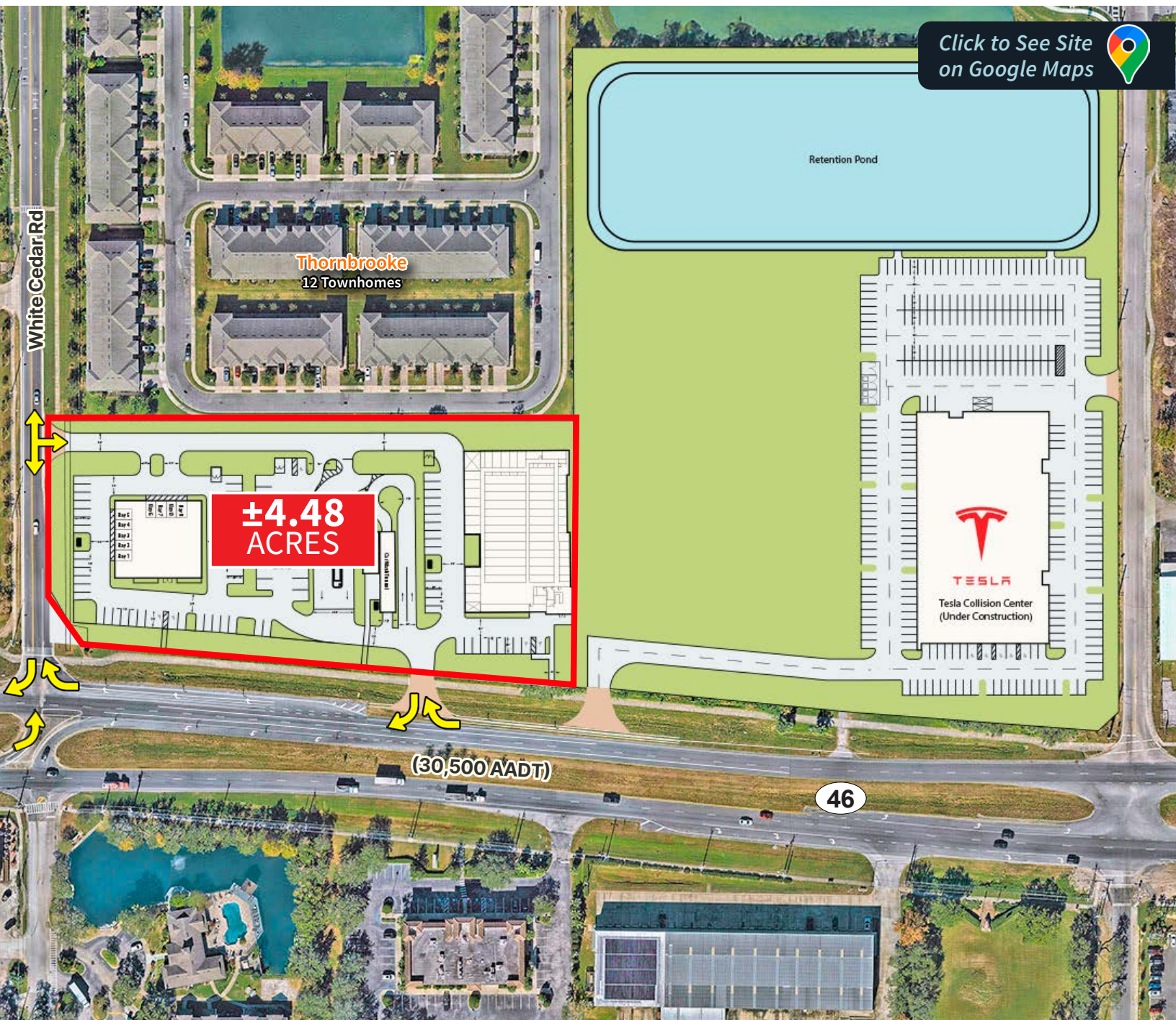
- Opportunity to acquire a 4.48± acre, commercial-zoned property located on SR-46 with 30,500 AADT
- Ownership is open to selling all or portion of the opportunity
- Fully-usable acreages with off-site retention and utilities stubbed to the property
- Significant commercial and residential market growth with a three-mile average household income of \$110,059 and numerous businesses entering the area like the neighboring Tesla



Antonino Poma
Vice President
M +1 407 488 4794
antonino.poma@jll.com



Site Plan



Contact



Antonino Poma
Vice President
M +1 407 488 4794
antonino.poma@jll.com

DISCLAIMER

© 2026 Jones Lang LaSalle Brokerage, Inc. All rights reserved. All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.



Market Aerial



Demographics

(ESRI 2026)

POPULATION			AVERAGE HH INCOME		
	1 MI.	8,383		1 MI.	\$89,268
	3 MI.	58,642		3 MI.	\$110,059
	5 MI.	130,744		5 MI.	\$115,322
HOUSEHOLDS			MEDIAN AGE		
	1 MI.	3,143		1 MI.	32.1
	3 MI.	23,683		3 MI.	37.8
	5 MI.	51,777		5 MI.	39.4

Contact

Antonino Poma
+1 407 488 4794
antonino.poma@jll.com