

**PINE ISLAND
RESIDENTIAL
DEVELOPMENT
OPPORTUNITY**
73.96 +/- Acres
Lee County, FL
\$4,500,000

NEW LISTING

**NATIONAL
LAND
REALTY®**



**NATIONAL
LAND
REALTY®**

National Land Realty
2180 West First St
Unit 301
Fort Myers, FL 33901
www.NationalLand.com



Justus Koester
Office: 855.384.5263
Cell: 239.898.0163
Fax: 239.541.8375
Jkoester@nationalland.com

The information herein is from sources deemed reliable, however the accuracy is not guaranteed.
National Land Realty assumes no liability for error, omissions or investment results.

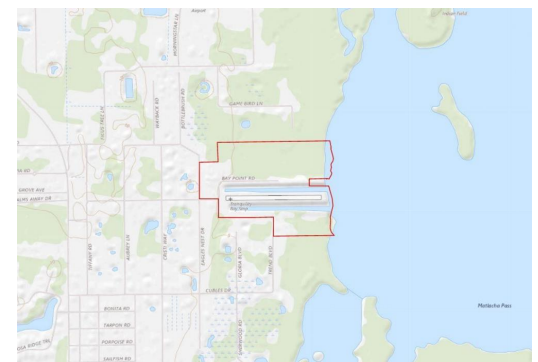
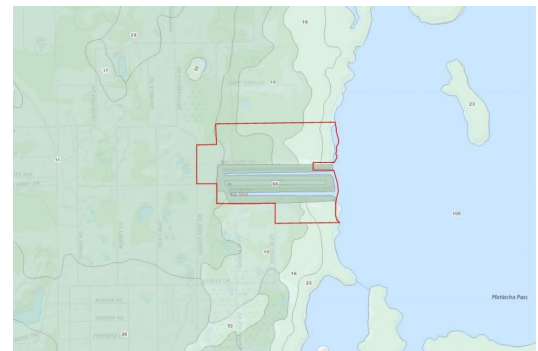


OVERVIEW:

Planned as Tranquility Bay, Residential Development Opportunity with 1,683 plusmn; feet on Matlacha Pass in Bokeelia. Master Concept Plan includes 56 single family homes with boat slips, a clubhouse / recreational facility plus lakes and preserve areas. Water available from Stringfellow Rd., private wastewater treatment plant required upon development. Environmental Report, Traffic Study and more available. Consists of 6 parcels totaling 73.96 plusmn; acres. Located just east of Stringfellow Rd. off Bay Point Rd. on Pine Island. The waterways of Matlacha Pass and in the Pine Island Aquatic Preserve are excellent for kayaking and canoeing. The largest island off Florida's Gulf Coast, Pine Island offers a small-town atmosphere amid mangroves, three aquatic preserves, and acres of palm, tropical plants and fruit groves. The waters of Pine Island Sound provide not only some of the finest fishing in Florida, but are a haven for birdwatchers and nature lovers. Only 30 minutes from Fort Myers. Listing provided by: Woodyard & Associates LLC.

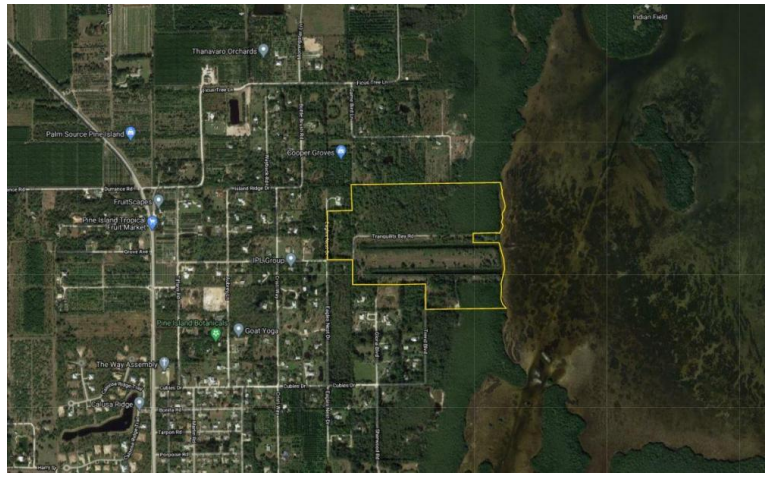
PARCEL #/ID: 16442200000070000,16442216442210000000090,16442210000000008A,16442200000020000,16442200000040000,16442205000000040

TAXES: \$14,855/year (2019)



PROPERTY HIGHLIGHTS:

- Master Concept Plan includes 56 single family homes with boat slips, a clubhouse / recreational facility plus lakes and preserve areas.
- The waterways of Matlacha Pass and in the Pine Island Aquatic Preserve are excellent for kayaking and canoeing.
- The largest island off Florida's Gulf Coast, Pine Island offers a small-town atmosphere amid mangroves, three aquatic preserves, and acres of palm, tropical plants and fruit groves.
- The waters of Pine Island Sound provide not only some of the finest fishing in Florida, but are a haven for birdwatchers and nature lovers.
- Rare investment opportunity.

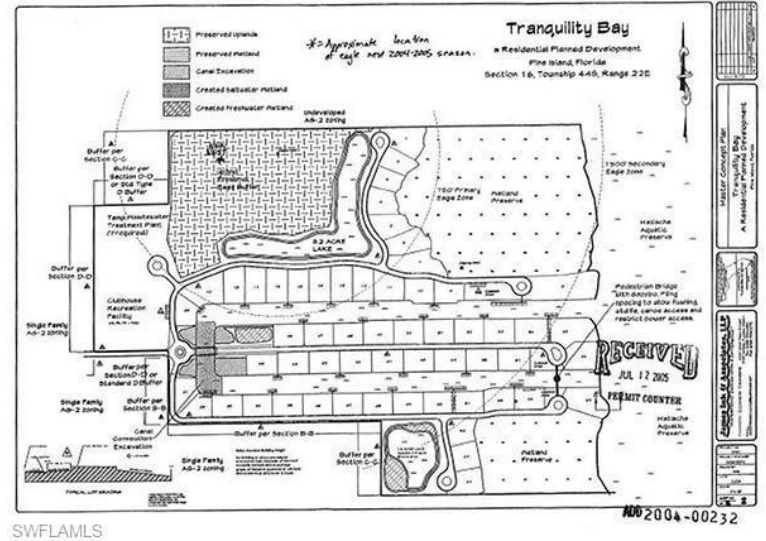


LEGAL DESCRIPTION:

16-44-22-10-00000.008A; 16-44-22-00-00002.0000;
16-44-22-00-00004.0000; 16-44-22-05-00000.0040;
16-4 NE 1/4 OF SE 1/4 OF NE1/4 OF NW 1/4

VIEW FULL LISTING:

www.nationalland.com/viewlisting.php?listingid=2057792



FULL PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



Lat/Lon: 26.6487/-82.1139

RF1

Pine Island Residential Development Opportunity

Listing: #2057792

1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2020 Estimated Population	788	3,805	12,024
	2025 Projected Population	874	4,189	13,532
	2010 Census Population	649	3,314	9,447
	2000 Census Population	667	3,317	6,508
	Projected Annual Growth 2020 to 2025	2.2%	2.0%	2.5%
	Historical Annual Growth 2000 to 2020	0.9%	0.7%	4.2%
HOUSEHOLDS	2020 Estimated Households	376	1,877	5,274
	2025 Projected Households	402	1,996	5,714
	2010 Census Households	304	1,617	4,106
	2000 Census Households	294	1,535	2,976
	Projected Annual Growth 2020 to 2025	1.4%	1.3%	1.7%
	Historical Annual Growth 2000 to 2020	1.4%	1.1%	3.9%
AGE	2020 Est. Population Under 10 Years	7.0%	7.3%	7.9%
	2020 Est. Population 10 to 19 Years	8.2%	7.7%	9.2%
	2020 Est. Population 20 to 29 Years	6.4%	7.1%	7.4%
	2020 Est. Population 30 to 44 Years	13.0%	12.8%	14.2%
	2020 Est. Population 45 to 59 Years	20.8%	20.7%	20.0%
	2020 Est. Population 60 to 74 Years	28.6%	27.5%	26.4%
	2020 Est. Population 75 Years or Over	16.0%	16.8%	14.9%
	2020 Est. Median Age	55.9	55.3	52.7
MARITAL STATUS & GENDER	2020 Est. Male Population	49.7%	50.2%	50.1%
	2020 Est. Female Population	50.3%	49.8%	49.9%
	2020 Est. Never Married	14.9%	17.4%	17.3%
	2020 Est. Now Married	55.9%	50.1%	56.8%
	2020 Est. Separated or Divorced	21.5%	22.2%	16.7%
	2020 Est. Widowed	7.7%	10.3%	9.3%
INCOME	2020 Est. HH Income \$200,000 or More	3.0%	4.6%	7.5%
	2020 Est. HH Income \$150,000 to \$199,999	0.9%	3.1%	3.9%
	2020 Est. HH Income \$100,000 to \$149,999	7.6%	9.1%	13.6%
	2020 Est. HH Income \$75,000 to \$99,999	10.1%	10.2%	11.7%
	2020 Est. HH Income \$50,000 to \$74,999	26.3%	26.1%	22.6%
	2020 Est. HH Income \$35,000 to \$49,999	20.6%	13.4%	13.2%
	2020 Est. HH Income \$25,000 to \$34,999	7.8%	8.3%	6.6%
	2020 Est. HH Income \$15,000 to \$24,999	5.5%	9.1%	7.9%
	2020 Est. HH Income Under \$15,000	18.2%	16.1%	13.0%
	2020 Est. Average Household Income	\$42,231	\$49,444	\$63,615
	2020 Est. Median Household Income	\$48,418	\$51,220	\$62,145
	2020 Est. Per Capita Income	\$20,157	\$24,392	\$27,905
	2020 Est. Total Businesses	14	282	646
2020 Est. Total Employees	47	1,260	2,655	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

FULL PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



Lat/Lon: 26.6487/-82.1139

RF1

Pine Island Residential Development Opportunity

Listing: #2057792

	1 mi radius	3 mi radius	5 mi radius	
RACE	2020 Est. White	91.1%	90.7%	90.0%
	2020 Est. Black	3.3%	2.1%	3.6%
	2020 Est. Asian or Pacific Islander	1.1%	1.3%	1.5%
	2020 Est. American Indian or Alaska Native	0.7%	0.8%	0.4%
	2020 Est. Other Races	3.8%	5.1%	4.5%
HISPANIC	2020 Est. Hispanic Population	80	494	1,957
	2020 Est. Hispanic Population	10.1%	13.0%	16.3%
	2025 Proj. Hispanic Population	11.9%	14.7%	17.8%
	2010 Hispanic Population	5.0%	7.6%	12.9%
EDUCATION (Adults 25 or Older)	2020 Est. Adult Population (25 Years or Over)	644	3,096	9,555
	2020 Est. Elementary (Grade Level 0 to 8)	1.9%	4.4%	2.7%
	2020 Est. Some High School (Grade Level 9 to 11)	5.1%	4.2%	3.8%
	2020 Est. High School Graduate	31.3%	31.6%	32.0%
	2020 Est. Some College	28.1%	24.4%	21.1%
	2020 Est. Associate Degree Only	8.4%	7.1%	11.1%
	2020 Est. Bachelor Degree Only	14.9%	16.4%	18.8%
	2020 Est. Graduate Degree	10.4%	11.9%	10.5%
HOUSING	2020 Est. Total Housing Units	504	2,432	6,855
	2020 Est. Owner-Occupied	63.6%	60.0%	63.5%
	2020 Est. Renter-Occupied	11.1%	17.2%	13.5%
	2020 Est. Vacant Housing	25.4%	22.8%	23.1%
HOMES BUILT BY YEAR	2020 Homes Built 2010 or later	4.5%	3.8%	6.0%
	2020 Homes Built 2000 to 2009	10.3%	12.5%	26.8%
	2020 Homes Built 1990 to 1999	11.0%	11.4%	11.3%
	2020 Homes Built 1980 to 1989	25.0%	19.9%	14.7%
	2020 Homes Built 1970 to 1979	12.7%	13.0%	8.8%
	2020 Homes Built 1960 to 1969	7.0%	9.1%	5.1%
	2020 Homes Built 1950 to 1959	3.4%	5.6%	3.2%
	2020 Homes Built Before 1949	0.7%	1.8%	1.1%
HOME VALUES	2020 Home Value \$1,000,000 or More	0.4%	0.9%	0.9%
	2020 Home Value \$500,000 to \$999,999	5.9%	9.0%	11.7%
	2020 Home Value \$400,000 to \$499,999	5.0%	6.4%	10.2%
	2020 Home Value \$300,000 to \$399,999	15.1%	16.6%	18.5%
	2020 Home Value \$200,000 to \$299,999	22.2%	24.6%	24.4%
	2020 Home Value \$150,000 to \$199,999	29.4%	20.6%	19.1%
	2020 Home Value \$100,000 to \$149,999	11.2%	8.6%	6.5%
	2020 Home Value \$50,000 to \$99,999	7.2%	7.3%	4.6%
	2020 Home Value \$25,000 to \$49,999	1.4%	2.2%	1.2%
	2020 Home Value Under \$25,000	2.2%	3.8%	2.8%
	2020 Median Home Value	\$193,695	\$228,399	\$269,487
	2020 Median Rent	\$804	\$953	\$1,048

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

FULL PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



Lat/Lon: 26.6487/-82.1139

RF1

Pine Island Residential Development Opportunity

Listing: #2057792

		1 mi radius	3 mi radius	5 mi radius
LABOR FORCE	2020 Est. Labor Population Age 16 Years or Over	693	3,343	10,387
	2020 Est. Civilian Employed	31.6%	39.3%	41.4%
	2020 Est. Civilian Unemployed	3.2%	3.2%	3.2%
	2020 Est. in Armed Forces	-	-	-
	2020 Est. not in Labor Force	65.2%	57.5%	55.3%
	2020 Labor Force Males	50.3%	50.3%	49.9%
	2020 Labor Force Females	49.7%	49.7%	50.1%
OCCUPATION	2020 Occupation: Population Age 16 Years or Over	219	1,312	4,299
	2020 Mgmt, Business, & Financial Operations	5.8%	11.3%	15.1%
	2020 Professional, Related	22.8%	25.0%	21.6%
	2020 Service	19.4%	20.0%	17.8%
	2020 Sales, Office	25.2%	18.3%	23.6%
	2020 Farming, Fishing, Forestry	5.3%	3.5%	1.9%
	2020 Construction, Extraction, Maintenance	12.5%	12.6%	11.6%
	2020 Production, Transport, Material Moving	9.0%	9.3%	8.4%
	2020 White Collar Workers	53.8%	54.6%	60.3%
	2020 Blue Collar Workers	46.2%	45.4%	39.7%
TRANSPORTATION TO WORK	2020 Drive to Work Alone	70.5%	77.8%	76.6%
	2020 Drive to Work in Carpool	15.6%	12.9%	12.8%
	2020 Travel to Work by Public Transportation	0.9%	0.9%	0.5%
	2020 Drive to Work on Motorcycle	0.1%	-	0.2%
	2020 Walk or Bicycle to Work	1.3%	2.9%	1.8%
	2020 Other Means	2.4%	1.4%	1.0%
	2020 Work at Home	9.3%	4.0%	7.1%
TRAVEL TIME	2020 Travel to Work in 14 Minutes or Less	13.4%	25.8%	15.8%
	2020 Travel to Work in 15 to 29 Minutes	21.0%	23.3%	23.7%
	2020 Travel to Work in 30 to 59 Minutes	20.4%	30.0%	38.7%
	2020 Travel to Work in 60 Minutes or More	12.8%	6.8%	9.9%
	2020 Average Travel Time to Work	30.3	24.4	29.5
CONSUMER EXPENDITURE	2020 Est. Total Household Expenditure	\$14.74 M	\$81.47 M	\$271.14 M
	2020 Est. Apparel	\$497.56 K	\$2.77 M	\$9.35 M
	2020 Est. Contributions, Gifts	\$815.36 K	\$4.61 M	\$15.67 M
	2020 Est. Education, Reading	\$413.49 K	\$2.4 M	\$8.35 M
	2020 Est. Entertainment	\$814.32 K	\$4.53 M	\$15.29 M
	2020 Est. Food, Beverages, Tobacco	\$2.29 M	\$12.57 M	\$41.55 M
	2020 Est. Furnishings, Equipment	\$508.47 K	\$2.82 M	\$9.52 M
	2020 Est. Health Care, Insurance	\$1.42 M	\$7.78 M	\$25.58 M
	2020 Est. Household Operations, Shelter, Utilities	\$4.82 M	\$26.59 M	\$87.72 M
	2020 Est. Miscellaneous Expenses	\$280.58 K	\$1.55 M	\$5.15 M
	2020 Est. Personal Care	\$196.66 K	\$1.09 M	\$3.63 M
	2020 Est. Transportation	\$2.68 M	\$14.76 M	\$49.33 M

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

RETAIL GAP EXPANDED REPORT

2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



Lat/Lon: 26.6487/-82.1139

GAPE2

Pine Island Residential Development

Opportunity

Listing: #2057792

	1 mi radius		3 mi radius		5 mi radius	
	Potential / Sales	Index	Potential / Sales	Index	Potential / Sales	Index
Clothing, Clothing Accessories Stores	\$303.87 K / \$62.13 K	80	\$1.7 M / \$1.9 M	-10	\$5.72 M / \$2.31 M	60
Men's Clothing Stores	\$10.66 K / -	100	\$59.79 K / -	100	\$202.46 K / \$100.41 K	50
Women's Clothing Stores	\$47.3 K / \$62.13 K	-24	\$264.13 K / \$294.35 K	-10	\$885.36 K / \$372.4 K	58
Children's, Infants' Clothing Stores	\$19.45 K / -	100	\$108.37 K / -	100	\$369.14 K / -	100
Family Clothing Stores	\$125.02 K / -	100	\$696.25 K / \$551.65 K	21	\$2.34 M / \$551.65 K	76
Clothing Accessory Stores	\$9.91 K / -	100	\$55.63 K / -	100	\$188.85 K / -	100
Other Apparel Stores	\$15.24 K / -	100	\$85.67 K / -	100	\$287.11 K / -	100
Shoe Stores	\$50.82 K / -	100	\$283.06 K / \$435.27 K	-35	\$950.87 K / \$542.71 K	43
Jewelry Stores	\$23.52 K / -	100	\$132.49 K / \$613.98 K	-78	\$454.39 K / \$746.48 K	-39
Luggage Stores	\$1.95 K / -	100	\$11.22 K / -	100	\$37.24 K / -	100
Furniture, Home Furnishings Stores	\$150.29 K / -	100	\$837.35 K / \$1.58 M	-47	\$2.83 M / \$4.85 M	-42
Furniture Stores	\$91.26 K / -	100	\$511 K / \$869.11 K	-41	\$1.74 M / \$1.86 M	-6
Floor Covering Stores	\$16.37 K / -	100	\$89.93 K / \$6.85 K	92	\$303.74 K / \$172.41 K	43
Other Home Furnishing Stores	\$42.65 K / -	100	\$236.42 K / \$705.05 K	-66	\$792.64 K / \$2.82 M	-72
Electronics, Appliance Stores	\$116.79 K / -	100	\$646.04 K / -	100	\$2.16 M / \$431.12 K	80
Building Material, Garden Equipment, Supplies Dealers	\$384.14 K / \$82.07 K	79	\$2.11 M / \$1.07 M	49	\$7.08 M / \$16.32 M	-57
Home Centers	\$180.46 K / \$36.74 K	80	\$993.46 K / \$57.8 K	94	\$3.33 M / \$162.07 K	95
Paint, Wallpaper Stores	\$13.36 K / -	100	\$73.87 K / \$790.79 K	-91	\$247 K / \$790.79 K	-69
Hardware Stores	\$16.37 K / \$45.33 K	-64	\$90.81 K / \$214.73 K	-58	\$304.53 K / \$215.38 K	29
Other Building Materials Stores	\$129.09 K / -	100	\$708.17 K / -	100	\$2.37 M / \$14.73 M	-84
Outdoor Power Equipment Stores	\$6.08 K / -	100	\$33.31 K / -	100	\$112.55 K / -	100
Nursery, Garden Stores	\$38.76 K / -	100	\$213.8 K / \$10.06 K	95	\$721.31 K / \$421.13 K	42
Food, Beverage Stores	\$1.04 M / \$344.65 K	67	\$5.7 M / \$1.26 M	78	\$18.75 M / \$9.28 M	51
Grocery Stores	\$931.99 K / -	100	\$5.1 M / -	100	\$16.75 M / \$4.45 M	73
Convenience Stores	\$36.33 K / -	100	\$198.61 K / -	100	\$649.75 K / \$844.59 K	-23
Meat Markets	\$10.73 K / -	100	\$58.58 K / -	100	\$192.21 K / -	100
Fish, Seafood Markets	\$3.83 K / \$344.65 K	-99	\$21.01 K / \$1.22 M	-98	\$68.68 K / \$3.07 M	-98
Fruit, Vegetable Markets	\$6.53 K / -	100	\$35.49 K / -	100	\$116.05 K / -	100
Other Specialty Food Markets	\$11.11 K / -	100	\$60.96 K / \$25.05 K	59	\$200.78 K / \$32.24 K	84
Liquor Stores	\$41.15 K / -	100	\$230.21 K / \$14.58 K	94	\$773.46 K / \$880.77 K	-12

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

RETAIL GAP EXPANDED REPORT

2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



GAPE2

Lat/Lon: 26.6487/-82.1139

Pine Island Residential Development

Opportunity

Listing: #2057792

	1 mi radius		3 mi radius		5 mi radius	
	Potential / Sales	Index	Potential / Sales	Index	Potential / Sales	Index
Health, Personal Care Stores	\$257.97 K / -	100	\$1.42 M / -	100	\$4.67 M / \$1.49 M	68
Pharmacy, Drug Stores	\$216 K / -	100	\$1.19 M / -	100	\$3.91 M / \$1.21 M	69
Cosmetics, Beauty Stores	\$12.61 K / -	100	\$69.49 K / -	100	\$229.25 K / \$153.88 K	33
Optical Goods Stores	\$14.49 K / -	100	\$79.9 K / -	100	\$263.81 K / \$132.76 K	50
Other Health, Personal Care Stores	\$14.87 K / -	100	\$81.56 K / -	100	\$268.53 K / -	100
Sporting Goods, Hobby, Book, Music Stores	\$112.9 K / -	100	\$633.2 K / \$679.07 K	-7	\$2.17 M / \$1.27 M	41
Sporting Goods Stores	\$61.08 K / -	100	\$342.48 K / \$679.07 K	-50	\$1.18 M / \$1.15 M	3
Hobby, Toy, Game Stores	\$18.32 K / -	100	\$102.02 K / -	100	\$344.04 K / \$16.22 K	95
Sewing, Needlecraft Stores	\$5.71 K / -	100	\$31.92 K / -	100	\$108.12 K / -	100
Musical Instrument Stores	\$5.33 K / -	100	\$30.03 K / -	100	\$99 K / -	100
Book Stores	\$22.46 K / -	100	\$126.74 K / -	100	\$429.59 K / \$110.03 K	74
General Merchandise Stores	\$1.01 M / -	100	\$5.54 M / -	100	\$18.39 M / \$36.34 M	-49
Department Stores	\$255.07 K / -	100	\$1.41 M / -	100	\$4.74 M / \$139.26 K	97
Warehouse Superstores	\$653.33 K / -	100	\$3.59 M / -	100	\$11.85 M / \$36.17 M	-67
Other General Merchandise Stores	\$98.43 K / -	100	\$542.68 K / -	100	\$1.8 M / \$32.89 K	98
Miscellaneous Store Retailers	\$137.7 K / \$32.98 K	76	\$761.36 K / \$506.18 K	34	\$2.53 M / \$1.33 M	47
Florists	\$4.89 K / \$16.05 K	-70	\$26.74 K / \$23.84 K	11	\$89.82 K / \$99.5 K	-10
Office, Stationary Stores	\$13.36 K / -	100	\$74.76 K / -	100	\$250.74 K / -	100
Gift, Souvenir Stores	\$16.06 K / -	100	\$89.74 K / \$31.75 K	65	\$299.97 K / \$193.01 K	36
Used Merchandise Stores	\$9.47 K / -	100	\$52.32 K / \$82.69 K	-37	\$175.12 K / \$147.73 K	16
Pet, Pet Supply Stores	\$55.71 K / -	100	\$308.38 K / -	100	\$1.02 M / \$360.73 K	65
Art Dealers	\$4.58 K / -	100	\$25.38 K / \$279.38 K	-91	\$83.07 K / \$339.67 K	-76
Mobile Home Dealers	\$8.41 K / -	100	\$46.39 K / -	100	\$153.46 K / -	100
Other Miscellaneous Retail Stores	\$25.22 K / \$16.93 K	33	\$137.65 K / \$88.51 K	36	\$448.53 K / \$192.77 K	57
Non-Store Retailers	\$460.18 K / -	100	\$2.55 M / -	100	\$8.5 M / \$13.86 K	100
Mail Order, Catalog Stores	\$380.13 K / -	100	\$2.11 M / -	100	\$7.05 M / -	100
Vending Machines	\$10.66 K / -	100	\$58.27 K / -	100	\$192.42 K / -	100
Fuel Dealers	\$40.02 K / -	100	\$218.02 K / -	100	\$715.26 K / -	100
Other Direct Selling Establishments	\$29.36 K / -	100	\$161.96 K / -	100	\$539.24 K / \$13.86 K	97

RETAIL GAP EXPANDED REPORT

2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



GAPE2

Lat/Lon: 26.6487/-82.1139

Pine Island Residential Development

Opportunity

Listing: #2057792

	1 mi radius		3 mi radius		5 mi radius	
	Potential / Sales	Index	Potential / Sales	Index	Potential / Sales	Index
Accommodation, Food Services	\$864.45 K / \$482.36 K	44	\$4.8 M / \$5.32 M	-10	\$16.14 M / \$13.26 M	18
Hotels, Other Travel Accommodations	\$47.61 K / \$22.25 K	53	\$264.57 K / \$368.77 K	-28	\$889.89 K / \$462.29 K	48
RV Parks	\$376 / -	100	\$2.28 K / \$4.23 K	-46	\$8.39 K / \$25.62 K	-67
Rooming, Boarding Houses	\$376 / -	100	\$1.88 K / -	100	\$6.07 K / -	100
Full Service Restaurants	\$506.09 K / \$159.71 K	68	\$2.81 M / \$2.46 M	12	\$9.45 M / \$8.3 M	12
Limited Service Restaurants	\$234.98 K / \$321.72 K	-27	\$1.31 M / \$2.31 M	-44	\$4.39 M / \$2.91 M	34
Special Food Services, Catering	\$75.02 K / -	100	\$416.92 K / -	100	\$1.4 M / \$1.44 M	-3
Drinking Places	\$21.33 K / -	100	\$120.07 K / \$297.02 K	-60	\$404.49 K / \$532.94 K	-24
Gasoline Stations	\$769.14 K / \$924.48 K	-17	\$4.16 M / \$6.8 M	-39	\$13.67 M / \$8.29 M	39
Motor Vehicle, Parts Dealers	\$1.35 M / -	100	\$7.46 M / \$2.34 M	69	\$25.1 M / \$6.9 M	72
New Car Dealers	\$1.03 M / -	100	\$5.71 M / \$1.89 M	67	\$19.23 M / \$6 M	69
Used Car Dealers	\$106.57 K / -	100	\$587.9 K / -	100	\$1.98 M / -	100
Recreational Vehicle Dealers	\$20.82 K / -	100	\$117.21 K / -	100	\$407.89 K / -	100
Motorcycle, Boat Dealers	\$45.91 K / -	100	\$255.76 K / \$448.85 K	-43	\$877.1 K / \$878.37 K	0
Auto Parts, Accessories	\$85.38 K / -	100	\$470.84 K / -	100	\$1.56 M / \$23.43 K	98
Tire Dealers	\$57.15 K / -	100	\$314.94 K / -	100	\$1.04 M / -	100
2020 Population	788		3,805		12,024	
2025 Population	874		4,189		13,532	
% Population Change 2020-2025	10.9%		10.1%		12.5%	
2020 Adult Population Age 18+	684		3,291		10,168	
2020 Population Male	392		1,908		6,023	
2020 Population Female	396		1,897		6,001	
2020 Households	376		1,877		5,274	
2020 Median Household Income	48,418		51,220		62,145	
2020 Average Household Income	42,231		49,444		63,615	



