

FOR SALE

DEVELOPMENT OPPORTUNITY

170+/- ACRES | DIVISIBLE

S.R. 16 & U.S. 301 BYPASS ROUTE
STARKE, FLORIDA
29.9775639, -82.1215134

ALLOWABLE USES:

- RESIDENTIAL
- COMMERCIAL
- GAS

PROPERTY:

- FRONTING U.S. 301 BYPASS & S.R. 16
- EXCELLENT VISIBILITY
- LOCATED AT THE BYPASS ON/OFF RAMPS

CLOSE TO:

- U.S. 301 STARKE BYPASS
- STARKE AND JACKSONVILLE, FL
- JUST SOUTH OF INTERSTATE 10

SIZE:

- UP TO 170 +/- ACRES (DIVISIBLE)

PARCELS:

- 02227-0-00000
- 02197-0-00000

UTILITIES:

- WATER AND SEWER UNDER CONSTRUCTION



PRICE UPON REQUEST
(OWNER MAY DIVIDE)



SWIFTCREEK
COMMERCIAL

AMBER CRAWFORD
BROKER / OWNER

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amber@SwiftCreekRealty.net
SwiftCreekRealty.net

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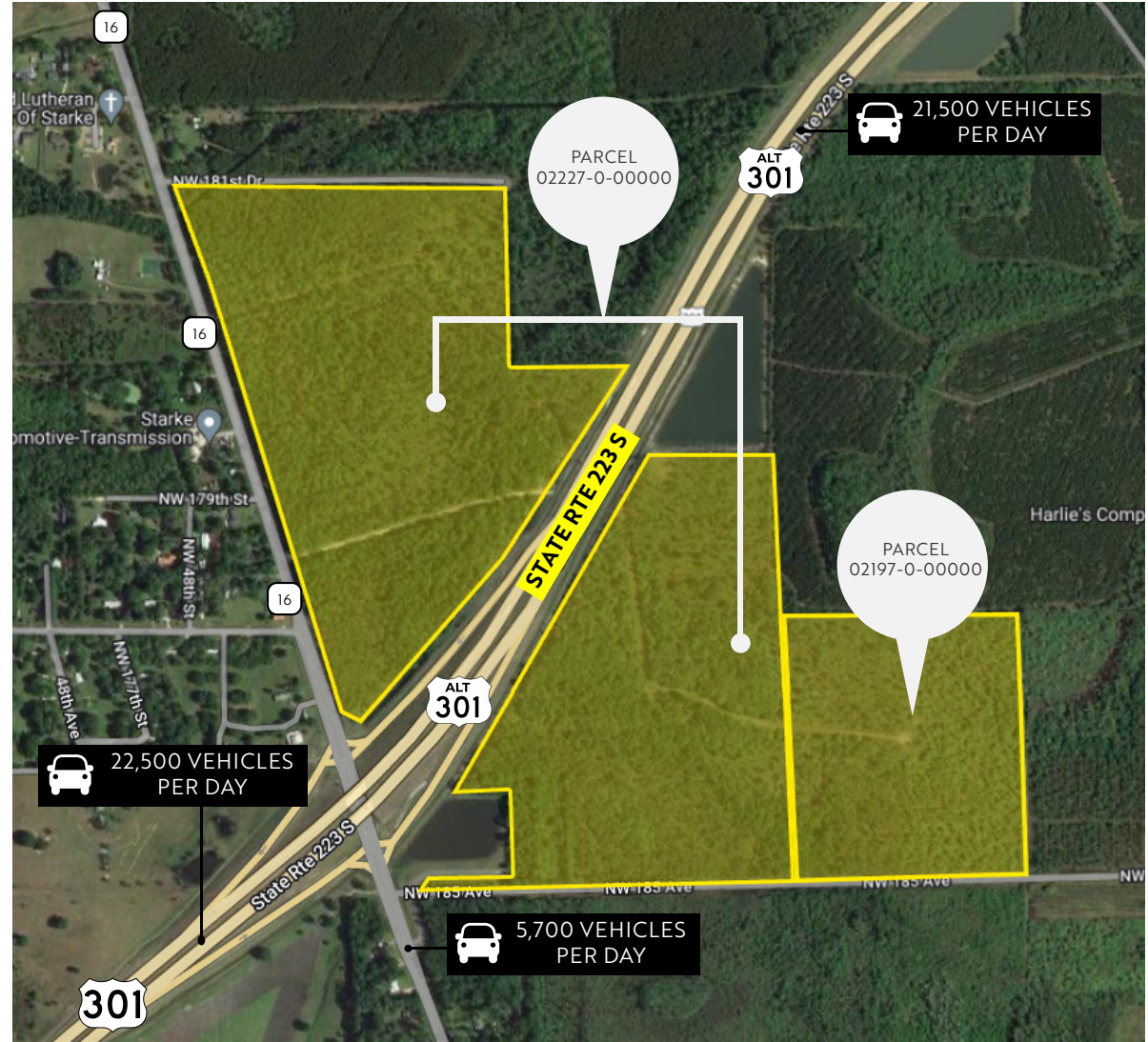
JURISDICTION: CITY OF STARKE, FLORIDA	EXISTING ENTITLEMENTS: SITE ALLOWS DEVELOPMENT OF COMMERCIAL RETAIL STORES, ASSISTED LIVING FACILITIES, SINGLE-FAMILY RESIDENTIAL UNITS, AND MULTI-FAMILY RESIDENTIAL UNITS.
DESCRIPTION OF LOCATION: LOCATED AT THE U.S. 301 INTERCHANGE WITH STATE ROAD 16 IN STARKE, FL, THE SITE IS EAST OF N.W. STATE ROAD 16 AND NORTH OF N.W. 185TH AVENUE.	
PARCEL NUMBERS: 02227-0-0000 AND 02197-0-000	ACRES: +/- 177.51 ACRES (Source: Bradford County Property Appraiser)
FUTURE LAND USE(FLU) CLASSIFICATION: <u>COMMERCIAL</u> (+/- 41.60 ACRES) The 'Commercial' classification on the City of Starke's Future Land Use Map consists of areas intended to serve as primary commercial locations in the future. These areas are easily accessible by arterial and collector roads. The Commercial FLU classification allows a nonresidential Floor Area Ratio (FAR) of 0.5 <u>HIGH DENSITY RESIDENTIAL</u> (+/- 135.91 ACRES) The 'High Density Residential' classification on the City of Starke's Future Land Use Map consists of areas intended to serve more than eight (8) and less than twenty (20) units per acre. These areas are intended to offer a variety of housing types including single-family dwellings and multi-family dwellings.	
ZONING DISTRICT: <u>HIGHWAY COMMERCIAL DISTRICT (B-3)</u> (+/-41.60 ACRES) It is the intent of this district to accommodate those forms of business that primarily serve the needs of traveling public, and which therefore require adequate and convenient commercial locations adjacent to major transportation arteries. <u>MULTI-FAMILY RESIDENTIAL DISTRICT (R-2B)</u> (+/- 135.91 ACRES) It is the intent of this district to provide for the efficient use of land through a mixture of multi-family housing types, together with such public and semi-public building and facilities and accessory structures as may be desirable and are compatible with such development as well as surrounding development.	

THE SITE: LOCATION SUMMARY

ADDRESS:	AT THE INTERSECTION OF U.S. 301 ROUTE ALTERNATE & S.R.16, STARKE, FL
COUNTY:	BRADFORD
CLOSE TO:	<ul style="list-style-type: none"> • U.S. 301 STARKE ALTERNATE (BYPASS) • STARKE AND JACKSONVILLE • JUST SOUTH OF INTERSTATE 10
FRONTAGE:	<ul style="list-style-type: none"> • FRONTING THE INTERCHANGE • EXTENSIVE FRONTAGE AND VISIBILITY • 3,013 FT ON U.S. 301 ROUTE ALT • 2,396 FT ON S.R.16
ALLOWABLE USES:	<ul style="list-style-type: none"> • SINGLE FAMILY RESIDENTIAL • COMMERCIAL • GAS STATION • MULTI-FAMILY RESIDENTIAL • SHOWROOM • ASSISTED LIVING
LOT SIZE:	UP TO 170+/- ACRES (DIVISIBLE)
PROXIMITY TO:	<ul style="list-style-type: none"> • I-10 IS JUST 23 MILES NORTH OF THE SITE • JACKSONVILLE IS 16 MILES N.E. OF THE SITE • CITY WATER AND SEWER
UTILITIES:	UTILITIES (WATER AND WASTEWATER) ARE CURRENTLY UNDER CONSTRUCTION BY THE CITY OF STARKE, ACCESS WILL BE IN FRONT OF THE SITE. ANTICIPATED TO BE AVAILABLE IN 2026.



PRICE UPON REQUEST
(OWNER MAY DIVIDE)



STRONG COMMERCIAL AND RESIDENTIAL GROWTH CREATES PRIME DEVELOPMENT OPPORTUNITY

This site presents a unique opportunity for commercial and residential growth within the city of Starke. The surrounding area is experiencing a surge in population and economic activity, creating a strong demand for essential businesses and retail services. This prime location is ideally suited for development of a truck stop, large format gas station, general merchandise retailer, or a combination of these uses, as well as dense residential with excellent connectivity to Gainesville, Jacksonville and surrounding regions of employment.

DEVELOPMENT POTENTIAL

The size and zoning of the property allows for commercial and residential development that meets the diverse needs of the community and massive growth the region is experiencing. Below are some possible development options:

- TRUCK STOP:** With a growing trucking industry, a well-equipped truck stop offering fuel, parking, amenities, and potentially a restaurant would be a highly attractive addition to the area.
- LARGE FORMAT GAS STATION:** A large format gas station with a convenience store can provide essential fuel and travel necessities to residents and travelers.
- GENERAL GOODS/ RETAILERS:** Retailers offering a wide variety of goods would serve a growing population and the needs of 25,000+/- travelers passing the site each day.
- RESIDENTIAL:** Suitable for mixed uses including single family residential, multi-family residential and assisted living.

This prime development site offers an exceptional opportunity to capitalize on the strong commercial and residential growth surrounding Starke, Florida. With its strategic location and diverse development options, this property represents an excellent investment for businesses seeking to serve a thriving and expanding market.

STRATEGIC LOCATION

Situated in a prime growth corridor experiencing significant commercial and residential development, adjoining Jacksonville MSA.

TRANSPORTATION HUB

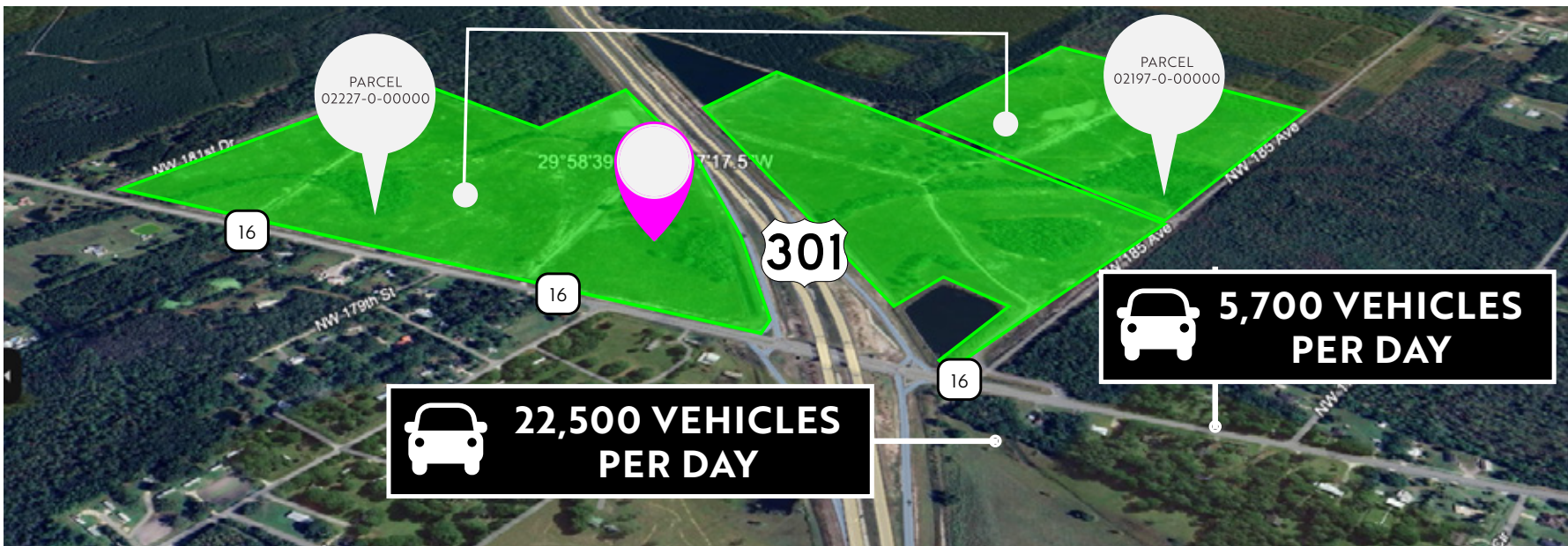
Excellent access to major highways and thoroughfares, attracting a large volume of daily traffic.

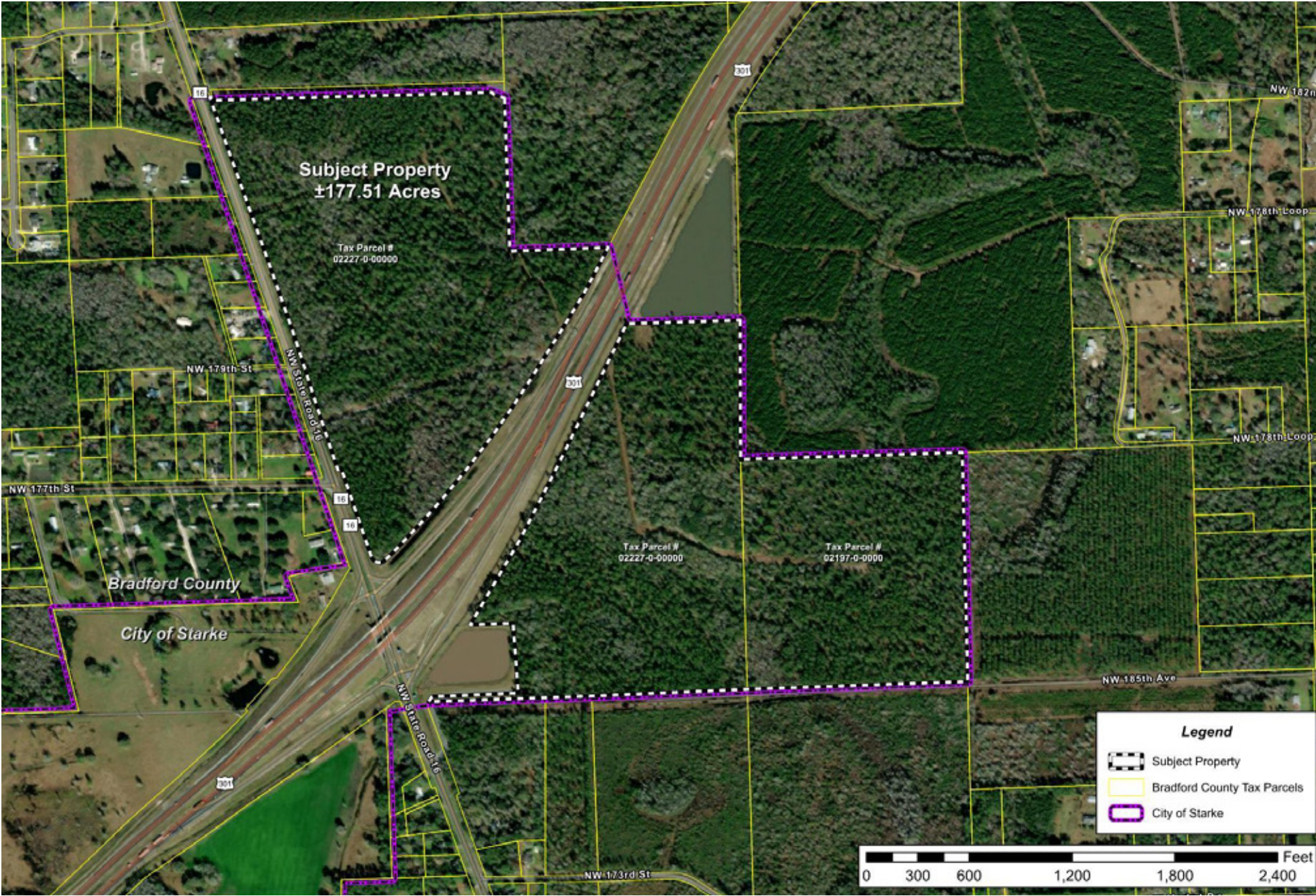
LIMITED COMPETITION

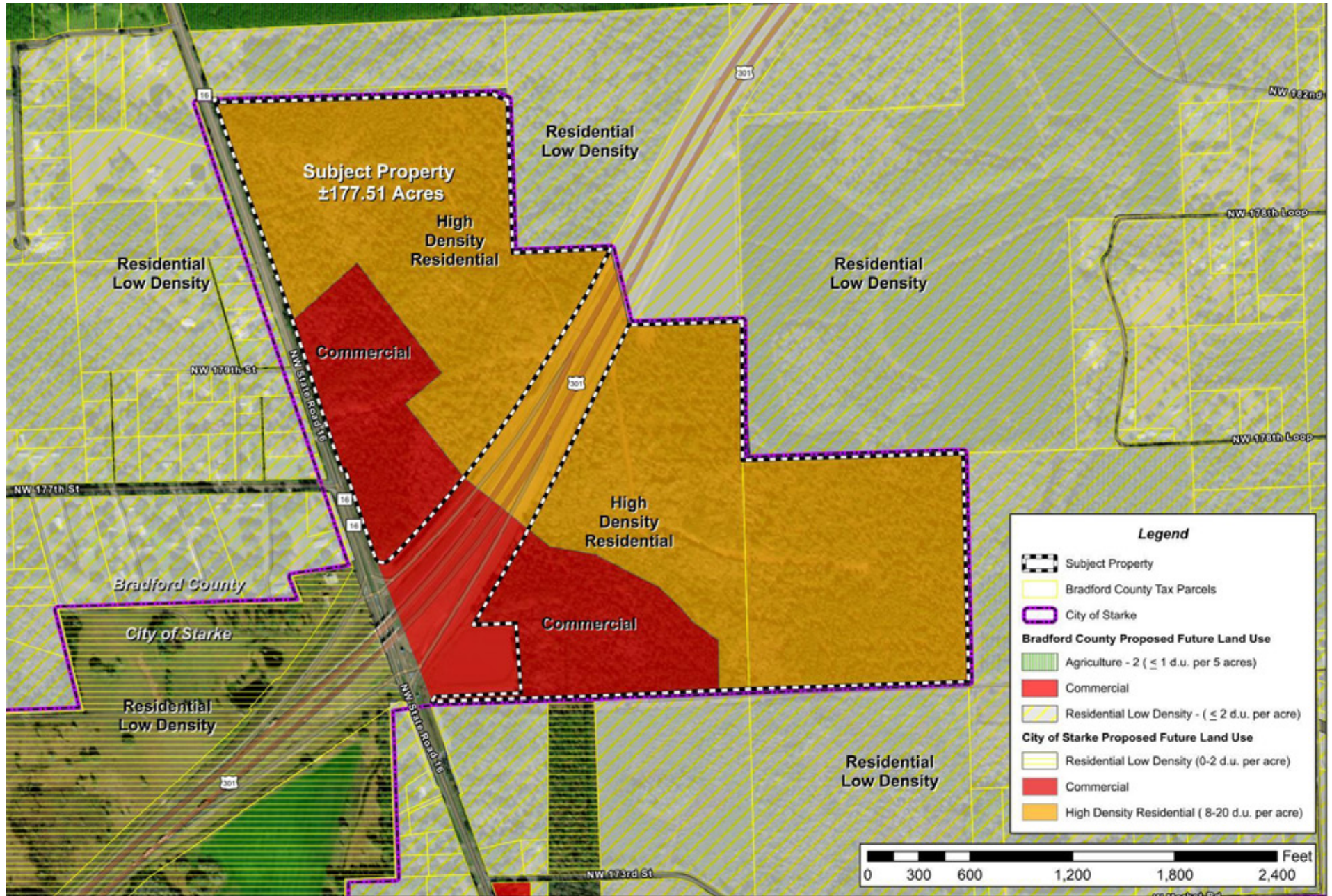
Growing market with 301 connecting areas of large growth rates with minimal existing competition.

STRATEGIC TRAFFIC FLOW

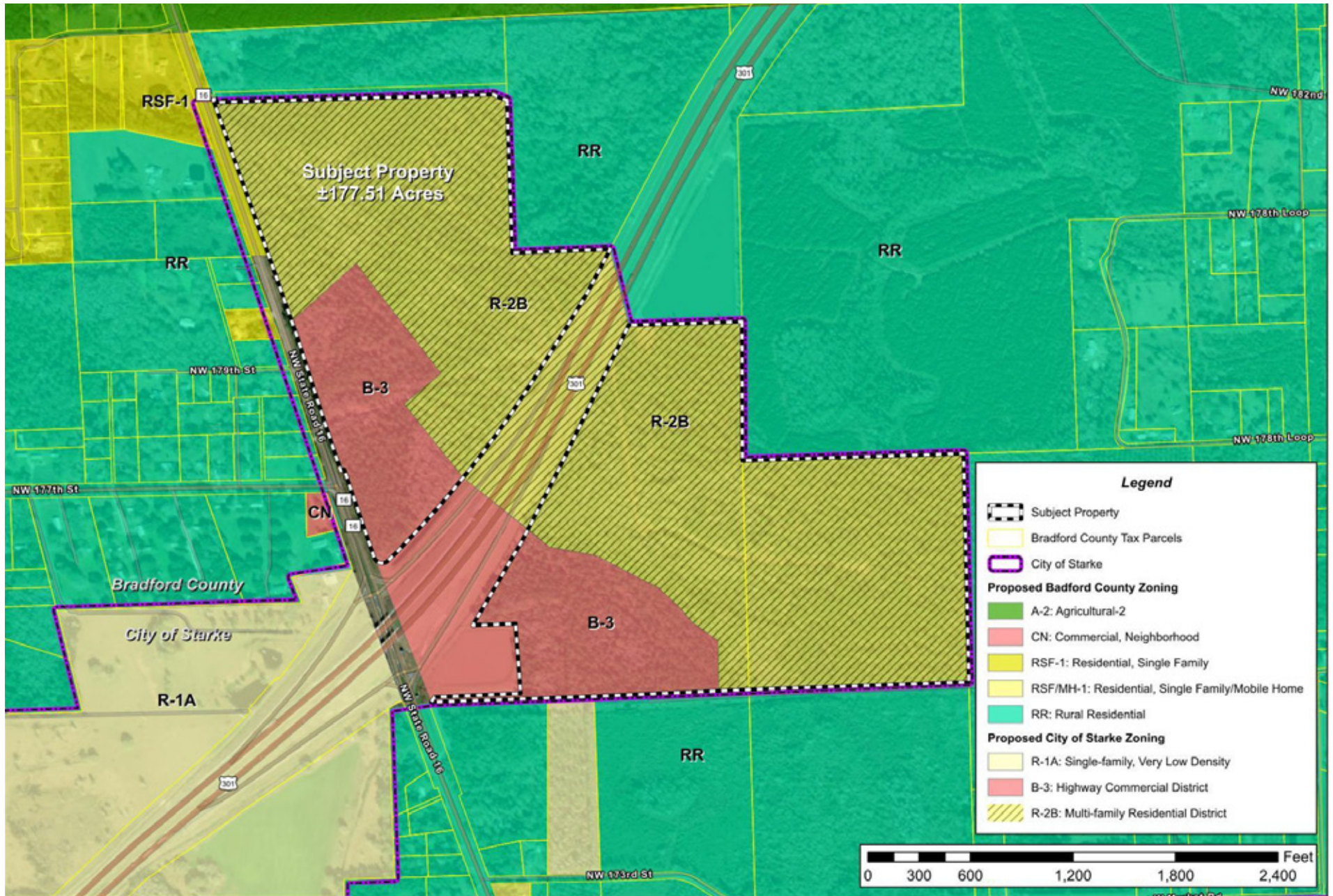
The property benefits from high traffic volumes, ensuring excellent visibility and accessibility for your business.



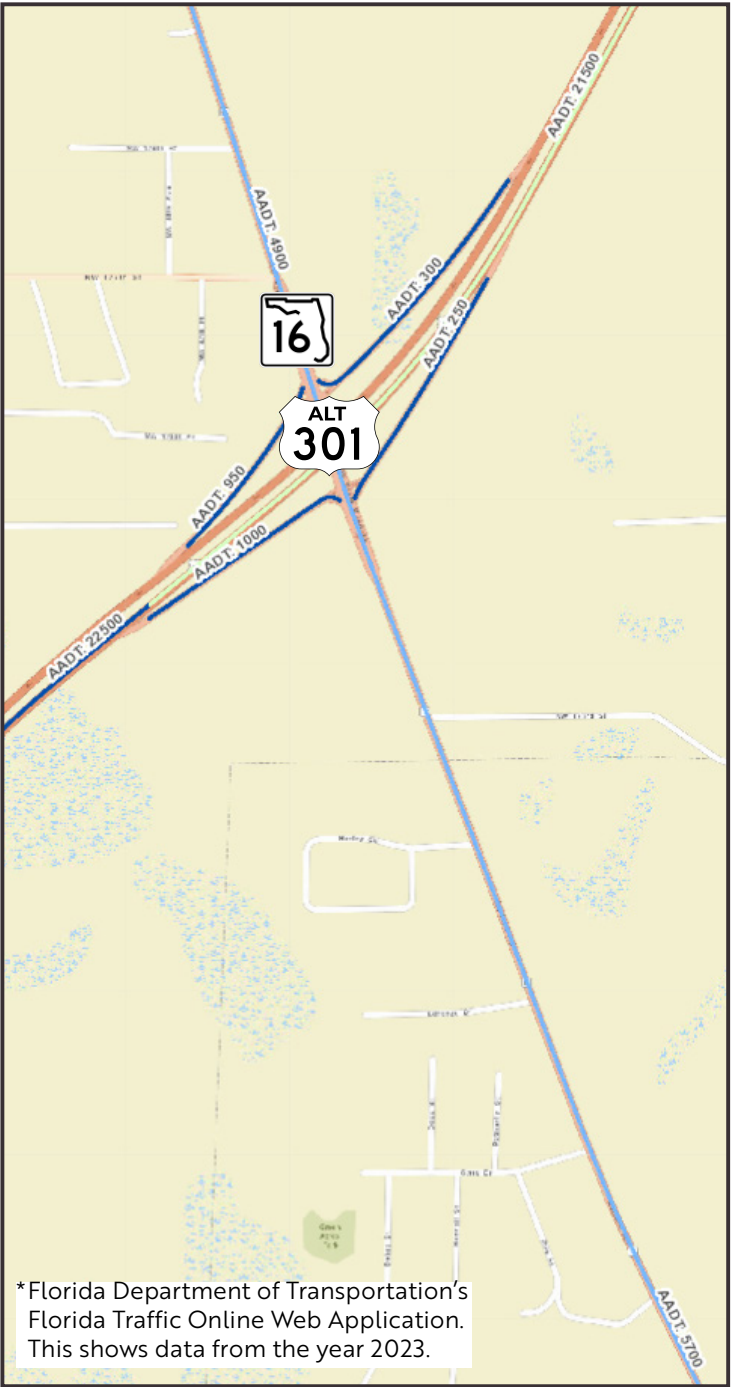
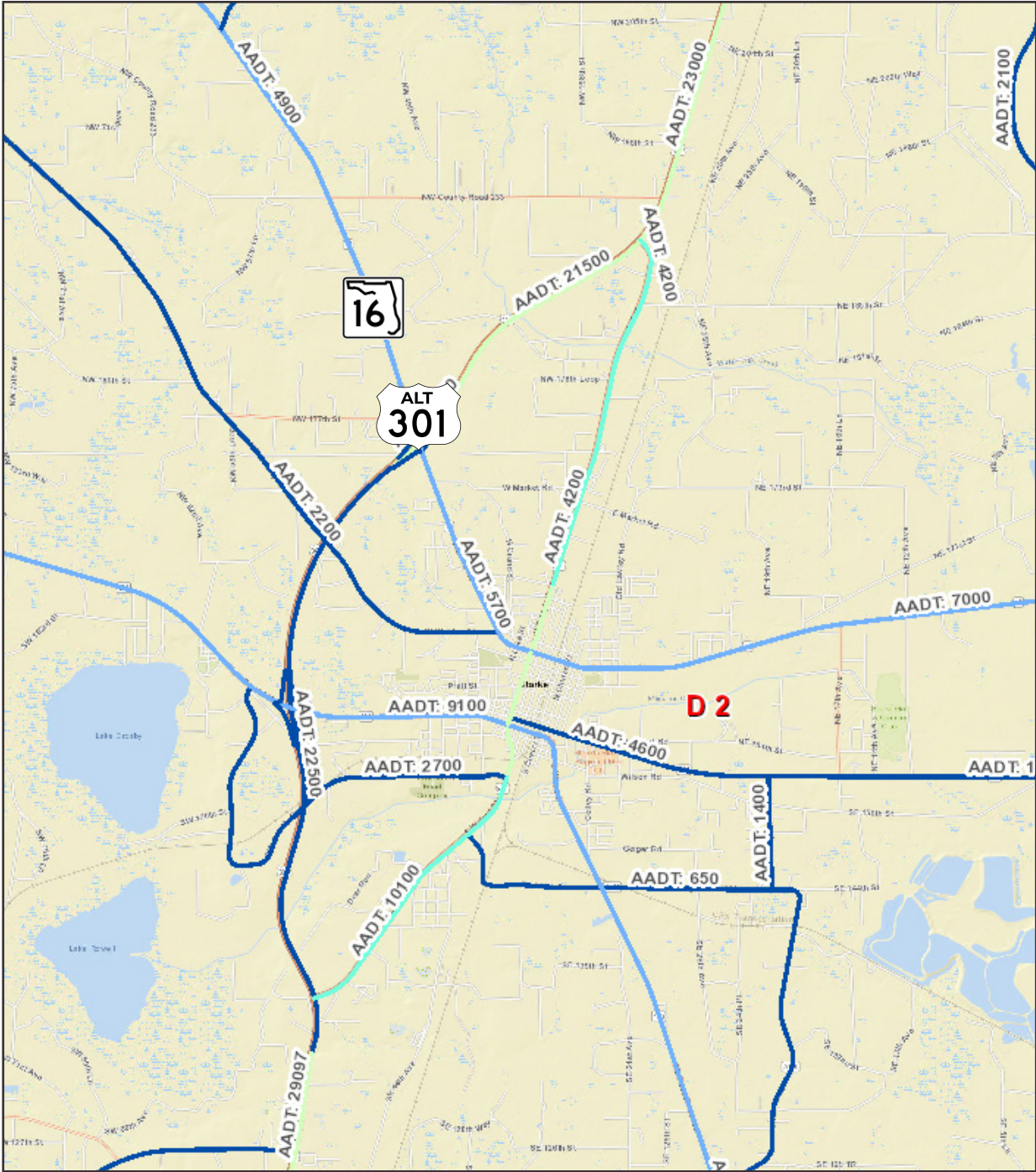




FLU: COMMERCIAL; AND HIGH DENSITY RESIDENTIAL



ZONING: (B-3) HIGHWAY COMMERCIAL; AND (R-2B) MULTI-FAMILY RESIDENTIAL



*Florida Department of Transportation's
Florida Traffic Online Web Application.
This shows data from the year 2023.



Starke, Florida presents a healthy economic landscape with established industries employing approximately 2,000 individuals, providing a strong customer base. The prominent industries in Starke, Florida are:

Healthcare and Social Assistance: Larger employer sector in Bradford County, where Starke is the county seat.

Retail Trade: Big stores like Walmart and Winn-Dixie provide a significant number of jobs in Starke's retail sector.

Transportation & Warehousing: Given its location and access to rail infrastructure, Starke is home to businesses in the transportation and warehousing sector.

Starke, FL: A Strategic Location

Starke has a prime location with proximity to Jacksonville, Gainesville and Ocala, and access to I-10, U.S. 301, S.R. 100 and S.R. 16. This central position provides excellent access to numerous markets throughout North and Central Florida.

Transportation:

The completion of the \$90 million U.S. 301 bypass in 2019 significantly improved traffic flow in Starke. This alternative route relieves congestion on the main highways (25,000 vehicles daily), ensuring smoother travel and efficient transportation, and connectivity throughout the southeast U.S.

CSX rail lines run through Starke, providing a cost-effective and efficient way to transport goods for industries like construction and steel production. Rail lines connect Starke to key transportation routes, ideal for industries like construction.

Workforce Development:

Santa Fe College and North Florida Technical College, both located within a few miles from the site, provide access to a well-trained and motivated workforce. These institutions can also help with training programs for your specific needs.

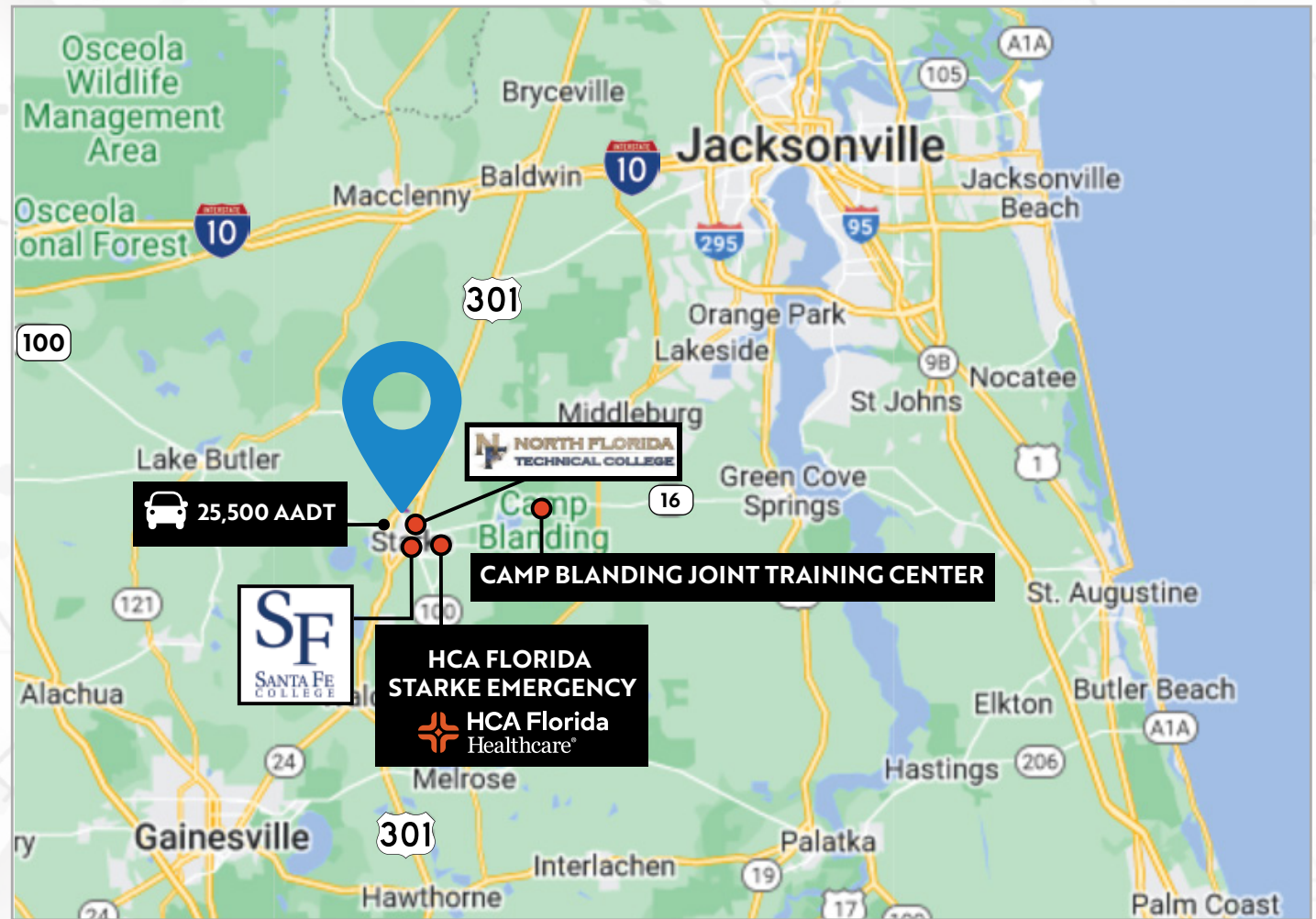
Proximity to Military Base:

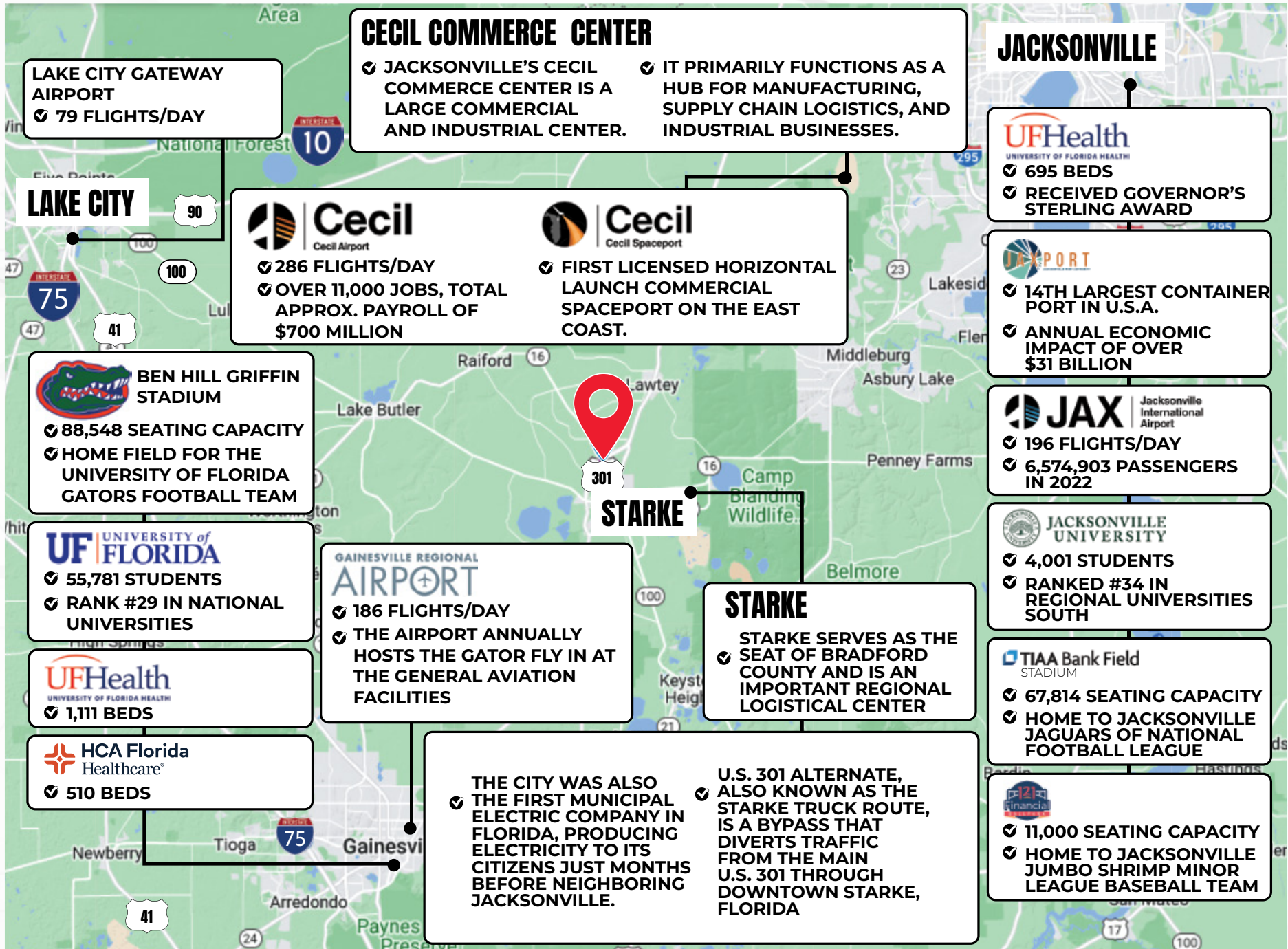
Camp Blanding Army Base is a facility for training for both the Florida National Guard and the Florida Army National Guard. Camp Blanding can accommodate 3,000 military personnel. It is located 7.79 mi. east of the site.

The U.S. Department of Agriculture has awarded the City of Starke more than \$25 million in grants and loans. Including:

- \$6.3 million grant for rural development
- \$9.6 million grant for water and disposal improvements
- \$10.6 million loan, also to be used for waste and water disposal

The city actively promotes itself as a destination for businesses to relocate. Starke's strategic location, connectivity to surrounding markets, improved infrastructure, and access to a motivated workforce make it an excellent opportunity for commercial and residential developments.







- 13 MILES TO THE NEAREST AIRPORT- KEYSTONE HEIGHTS AIRPORT-42J
- 25 MILES TO COMMERCIAL AIRPORT- GAINESVILLE REGIONAL AIRPORT-GNV
- 48 MILES TO NEAREST SEA PORT- PORT OF JACKSONVILLE-JAXPORT
- 24 MILES FROM DIRECT INTERSTATE ACCESS- I-10, EXIT 343

- STARKE, FLORIDA, IN BRADFORD COUNTY, IS 24 MILES N.E. OF GAINESVILLE, FL
- ONLY A FEW MILES SOUTH OF JACKSONVILLE CITY LIMIT
- 17 MILES S.W. OF MIDDLEBURG
- 16 MILES EAST OF LAKE BUTLER AND 12 MILES N.W. OF KEYSTONE HEIGHTS

BRADFORD COUNTY IS LOCATED ALONG THE SOUTHWESTERN BORDER OF THE JACKSONVILLE MSA, PROVIDING TREMENDOUS BENEFIT TO THE SITE AND THE SURROUNDING AREA. THE JACKSONVILLE MSA PROVIDES ACCESS TO AN EXPANSIVE LABOR FORCE AND CUSTOMER BASE.

FLORIDA GROWTH

- **Florida** boasts a booming **economy**, ranking as the **fourth largest in the United States**. **Florida's GDP Growth** now makes it the **14th largest economy in the world**.
- **Massive amount of economic activity:** Florida's Gross Domestic Product (GDP) is around \$1.6 trillion. Florida's economy grew by 55% in the past five years.
- Florida's unemployment rate was 3.3% in April 2024.
- Florida's labor force continues to thrive, with 350,000 more people entering the labor force at an annual growth rate of 3.2 percent over the year, faster than the national growth rate of 2.3 percent.

JACKSONVILLE MSA

- The Jacksonville Metropolitan Statistical Area (MSA) is the largest in Florida by population, with over 1.5 million residents.
- The current metro area population of Jacksonville in 2024 is 1,345,000, a 1.13% increase from 2023.
- #9th highest projected 5-year population growth in U.S.
- **Jacksonville is the #4th fastest growing city in the United States** (U.S. Census Bureau-2024)
- **Jacksonville MSA** is the MSA with the **4th largest growth rate by employment gains**. (U.S. Bureau of Labor Statistics)

DUVAL COUNTY GROWTH

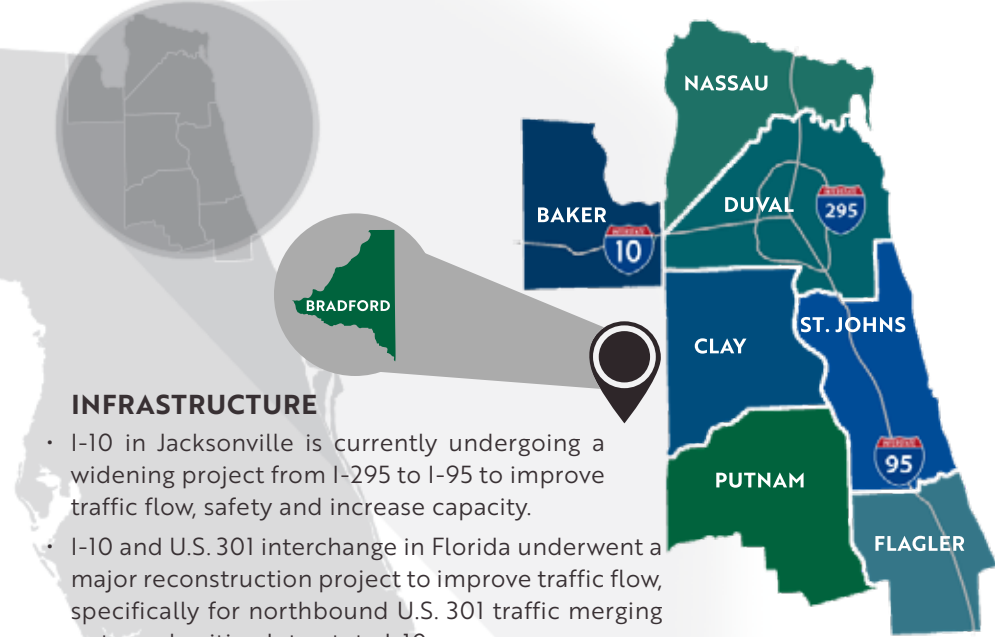
- The GDP (Gross Domestic Product) of Duval County in 2022 was estimated to be around \$90,080,022 according to the Federal Reserve Bank of St. Louis [FRED].
- Duval County is home to Jacksonville, the #1 most populous city in Florida.
- Jacksonville is ranked the 2nd hottest job market in the United States, and the top market in Florida by The Wall Street Journal.
- FloridaCommerce announced the Jacksonville area had the fastest private sector over-the-year job growth rate compared to all the metro areas adding 28,600 new private sector jobs over the year in October 2023, a 4.0 percent increase. The Jacksonville area labor force increased by 5.5 percent (+46,361) over the year in October 2023.
- Jacksonville saw a net growth of 67 percent of corporate relocations, the highest of any major U.S. city from 2022-2023. More than 150 corporate, regional and divisional headquarters currently operate in the Jacksonville region, showing there is no slowing down of corporate operations demand.

INFRASTRUCTURE

- I-10 in Jacksonville is currently undergoing a widening project from I-295 to I-95 to improve traffic flow, safety and increase capacity.
- I-10 and U.S. 301 interchange in Florida underwent a major reconstruction project to improve traffic flow, specifically for northbound U.S. 301 traffic merging onto and exiting Interstate I-10.
- Jacksonville's growing population is fueling transportation infrastructure work, such as the \$176.8-million reconstruction of the Interstate 95/ Interstate 295 intersection.

CLAY COUNTY GROWTH

- Governor Ron DeSantis awarded more than \$3.5 million to the Clay County Board of County Commissioners through the Governor's Florida Job Growth Grant Fund for targeted infrastructure improvements.
- Clay County's population has grown 35% in the last ten years.
- Clay County is one of the fastest growing counties in Florida. It's being fueled by the construction of the First Coast Expressway.
- The county's population growth is surpassing Florida's growth rate. It is expected to reach 300,000 in 25 years.
- Labor costs are 28% lower than those of the region.
- 18.2% labor force growth (2012-2022).
- Second highest median household income in region.
- The vibrant Jacksonville Region is one of the fastest growing areas in the United States and Clay County is the fastest growing county in the Jacksonville MSA.



CECIL COMMERCE CENTER- MAJOR BUSINESS HUB

Cecil Commerce Center is a significant economic development asset for Jacksonville. It's one of the most sought-after locations in the Southeastern United States for manufacturing, supply chain logistics, and industrial end users. **Cecil Commerce Center is home to Cecil Airport/Spaceport, the eighth licensed commercial spaceport in the U.S. and the first authorized horizontal launch site facility on the East Coast.** Several major aerospace industry leaders have a presence here, including The Boeing Company, Flightstar Aircraft Services Inc., LSI, The Department of Homeland Security, U.S. Coast Guard and U.S. Customs and Border Protection, Navy Fleet Readiness Center Southeast, and Wood Group Pratt and Whitney. It is located just 21.4 miles northeast from the site. **Cecil Airport provides Northeast Florida with an economic impact of close to \$3 billion annually, over 11,000 jobs and has a total annual payroll of close to \$700 million.**

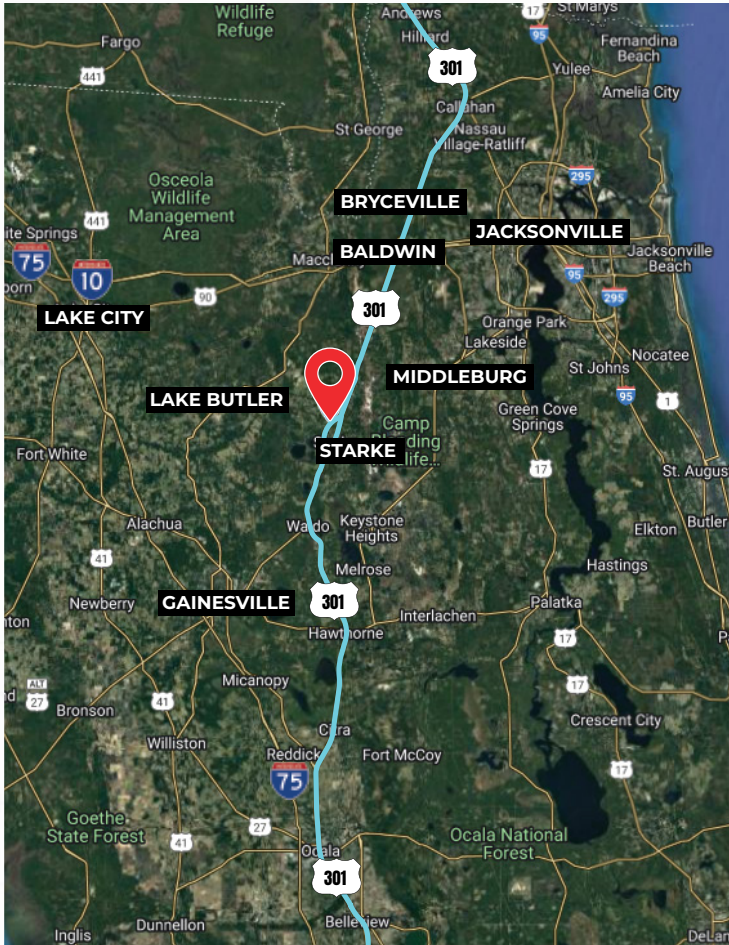
FEATURES OF CECIL COMMERCE CENTER:

- **Size:** It's a massive 17,000 acres, representing more than 3% of Duval County's land area. A significant portion of this land is zoned for development.
- **Transportation:** The center boasts excellent transportation infrastructure, with direct access to I-10 and Cecil Airport, which has the third-longest runway in Florida. This makes it ideal for businesses involved in manufacturing, supply chain logistics, and other industries that rely heavily on efficient transportation.
- **Focus:** It primarily functions as a hub for manufacturing, supply chain logistics, and industrial businesses.

CURRENT DEVELOPMENTS:

- As master developer of approximately 4,475 acres of City-owned property at Cecil Commerce Center, Hillwood branded the site with their premiere brand name – AllianceFlorida at Cecil Commerce Center. Hillwood agreed to invest more than \$1.3 billion to develop the entire 31-million-square-foot master plan. These developments will attract companies that will bring thousands of new jobs and expand the tax base.
- FlightStar, a heavy aircraft maintenance, repair, and overhaul contractor, constructed a \$27 million, 30,000 sq. ft. hangar that was completed in the first quarter of 2014. This project resulted in the hiring of an additional 400 people, bringing their total employment at Cecil Commerce Center to more than 800.
- Boeing has expanded its presence at Cecil Airport, on Jacksonville's westside, with construction of a new 150,000 square foot Component Operations facility (\$39 Million) to service U.S. Navy and Air Force aircraft. The facility, which inspects and repairs airplane parts, has been erected near Boeing's maintenance facility. The company opened the new hangar in January 2024, adding 400 more jobs at Cecil Airport in Cecil Commerce Center in Jacksonville.
- SAFT America, Inc., a world leader in the design and manufacture of high-technology batteries, constructed a 277,560 sq. ft. lithium battery manufacturing plant on 12 acres at Cecil. SAFT invested more than \$200 million in new capital and employs 279 people at the new facility.
- Bridgestone Americas Tire Operations purchased 63.3 acres in Cecil Commerce Center North and constructed a 1-million-square-foot distribution center. The site employs 250 people and represents a private capital investment of \$44 million.
- The U.S. Coast Guard has recently renovated its 32,000-square-foot building and added 150 new personnel to its drug interdiction operation at Cecil. Overall annual payroll for the operation is approximately \$12 million.



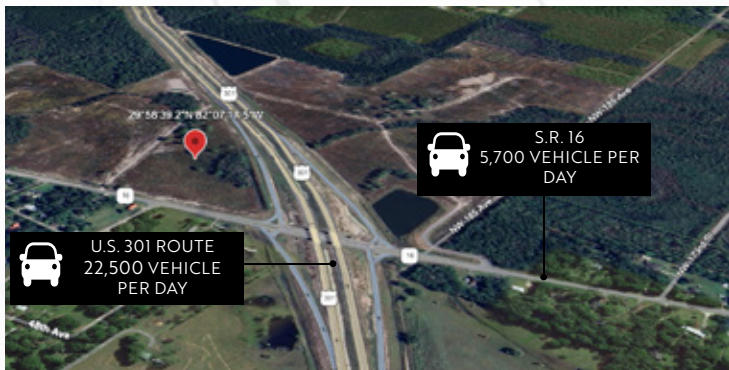


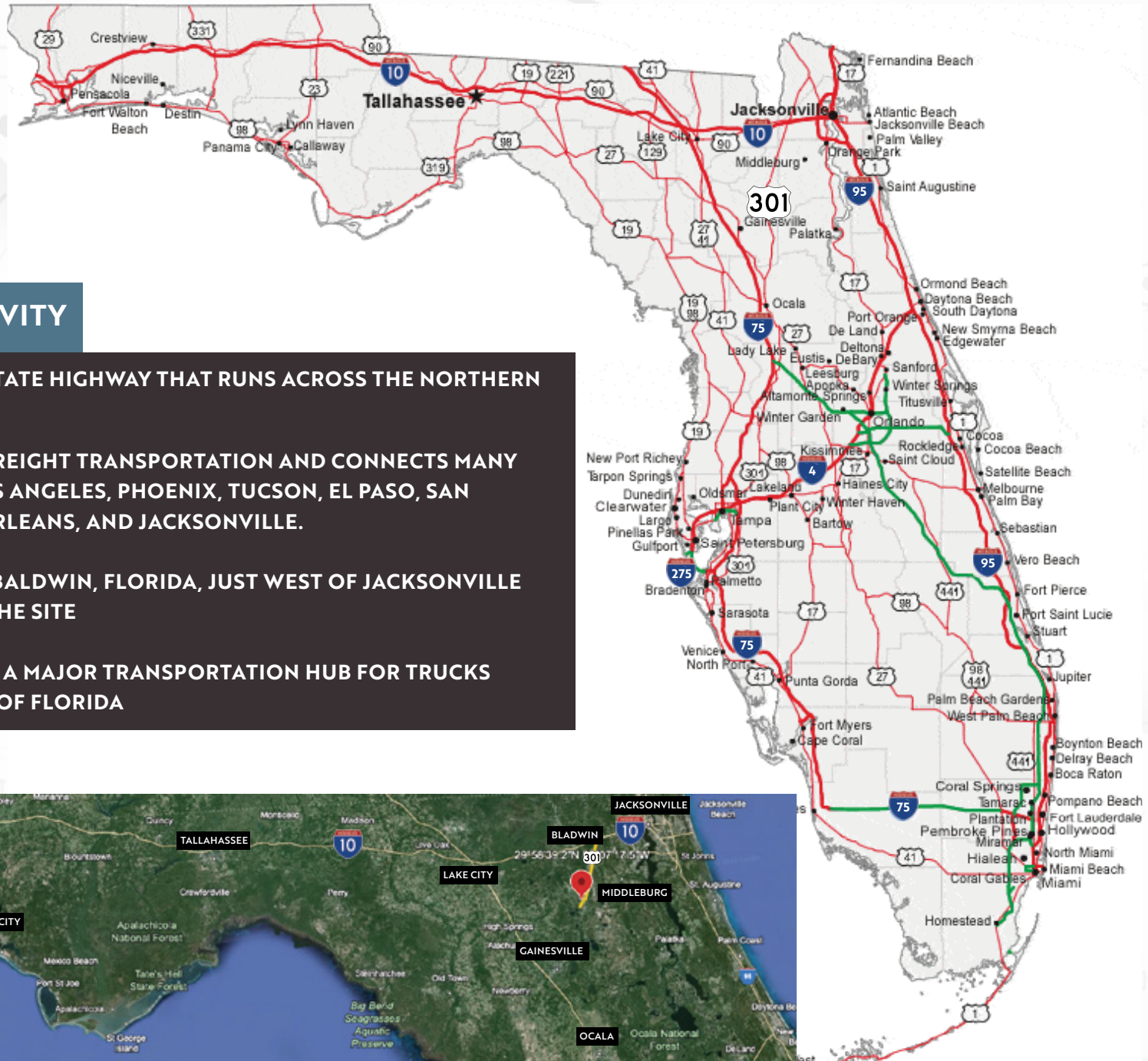
U.S. ROUTE 301

- **STRETCHING 1,099 MILES (1,769 KM), U.S. 301 CONNECTS BIDDLES CORNER, DELAWARE TO SARASOTA, FLORIDA, TRAVERSING SEVEN STATES ALONG THE ATLANTIC COAST**
 - DELAWARE
 - MARYLAND
 - VIRGINIA
 - NORTH CAROLINA
 - SOUTH CAROLINA
 - GEORGIA
 - FLORIDA
- **U.S. 301 CONNECTS TO SEVERAL MAJOR INTERSTATES INCLUDING:**
 - I-95
 - I-10
 - I-16
 - I-26
 - I-74 / U.S. 74
- **IN FLORIDA, U.S. 301 FUNCTIONS AS A KEY NORTH-SOUTH ARTERY, RUNNING FROM THE SARASOTA-BRADENTON REGION TO JACKSONVILLE FOR A TOTAL OF 269.3 MILES**

U.S. ROUTE 301 ALTERNATE

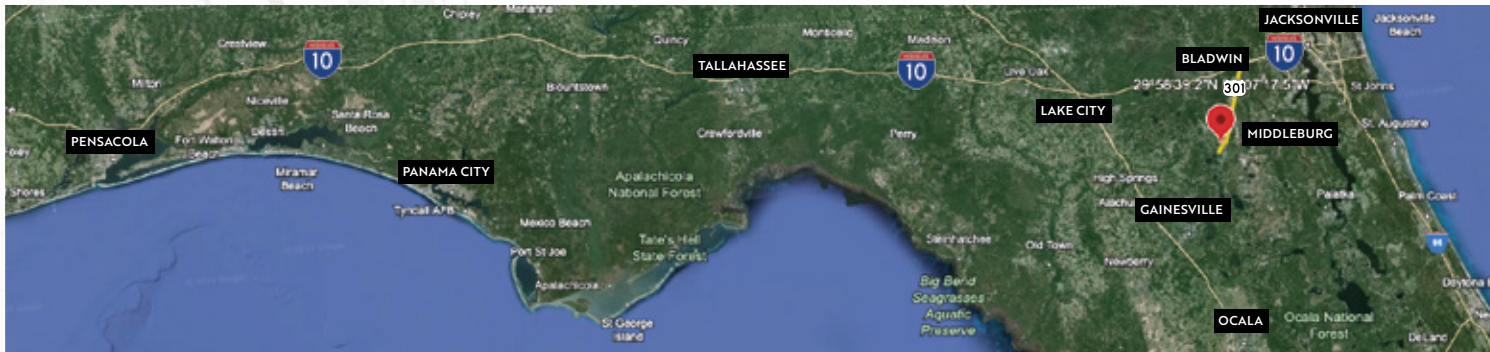
- **U.S. ROUTE 301 ALTERNATE (U.S. 301 ALT) :**
 - **IS A 6.5-MILE BYPASS AROUND DOWNTOWN STARKE, FLORIDA**
- **ESTABLISHED IN 2019**
- **BUILT TO FREEWAY STANDARDS WITH ONLY 2 INTERCHANGES**
- **DESIGNATED AS THE MAIN TRUCK ROUTE FOR NORTH AND SOUTH FLORIDA TRAFFIC**
- **IDEAL FOR LOGISTICS AND DISTRIBUTION**
- **REDUCED TRAFFIC CONGESTION: THE BYPASS ELIMINATES THE HEAVY TRAFFIC CONGESTION AND EASES TRAVEL FOR TRUCKS AND OTHER LARGE VEHICLES**
- **IMPROVED COMMUTE TIMES: U.S. 301 ALT OFFERS QUICKER, MORE DIRECT TRAVEL FOR RESIDENTS, EMPLOYEES AND SHIPPING**





INTERSTATE CONNECTIVITY

- I-10 IS AN EAST-WEST INTERSTATE HIGHWAY THAT RUNS ACROSS THE NORTHERN PART OF FLORIDA
- I-10 IS A MAJOR ROUTE FOR FREIGHT TRANSPORTATION AND CONNECTS MANY LARGE CITIES, INCLUDING LOS ANGELES, PHOENIX, TUCSON, EL PASO, SAN ANTONIO, HOUSTON, NEW ORLEANS, AND JACKSONVILLE.
- I-10 AND U.S. 301 MEET NEAR BALDWIN, FLORIDA, JUST WEST OF JACKSONVILLE AND 24 MILES NORTH FROM THE SITE
- I-10/U.S. 301 INTERCHANGE IS A MAJOR TRANSPORTATION HUB FOR TRUCKS MOVING GOODS IN AND OUT OF FLORIDA



- I-10 AND U.S. 301 MEET NEAR BALDWIN, FLORIDA, JUST WEST OF JACKSONVILLE AND 24 MILES NORTH FROM THE SITE
- I-10/U.S. 301 INTERCHANGE IS A MAJOR TRANSPORTATION HUB FOR TRUCKS MOVING GOODS IN AND OUT OF FLORIDA
- THE I-10 AND U.S. 301 IMPROVEMENTS PROJECT IMPROVED TRAFFIC FLOW AND CAPACITY AT THE INTERCHANGE BY ADDING NEW LANES AND RAMPS, AS WELL AS REALIGNING SOME EXISTING ONES.
- A NEW SINGLE-LANE EXIT RAMP WAS CONSTRUCTED FROM I-10 WESTBOUND TO U.S. 301, WHICH THEN SPLITS INTO SEPARATE RAMPS FOR NORTHBOUND AND SOUTHBOUND U.S. 301 TRAFFIC. THIS IMPROVED TRAFFIC FLOW ON I-10 WESTBOUND DURING PEAK TIMES.
- REALIGNED AND WIDENED THE EXIT RAMP FROM I-10 EASTBOUND TO U.S. 301 FROM A SINGLE LEFT TURN LANE TO A DUAL LEFT TURN LANE TO U.S. 301 NORTHBOUND AND MAINTAINED A SINGLE RIGHT TURN LANE TO U.S. 301 SOUTHBOUND.
- THE ENTRANCE RAMP FROM U.S. 301 SOUTHBOUND TO I-10 EASTBOUND WAS RECONSTRUCTED TO PROVIDE DUAL LANES AND ALLOW FOR MORE MERGE ROOM ONTO I-10.
- REALIGNED THE WESTBOUND ENTRANCE RAMP FROM U.S. 301 SOUTHBOUND TO I-10 WESTBOUND IN THE NORTHWEST QUADRANT CONTROLLED BY A YIELD SIGN.
- U.S. 301 IN STARKE, FL HAS A TRAFFIC COUNT OF 30,000 VEHICLES PER DAY
- I-10/U.S. 301 INTERCHANGE IS A MAJOR TRANSPORTATION HUB FOR TRUCKS MOVING GOODS IN AND OUT OF FLORIDA

**Information from Florida Department of Transportation



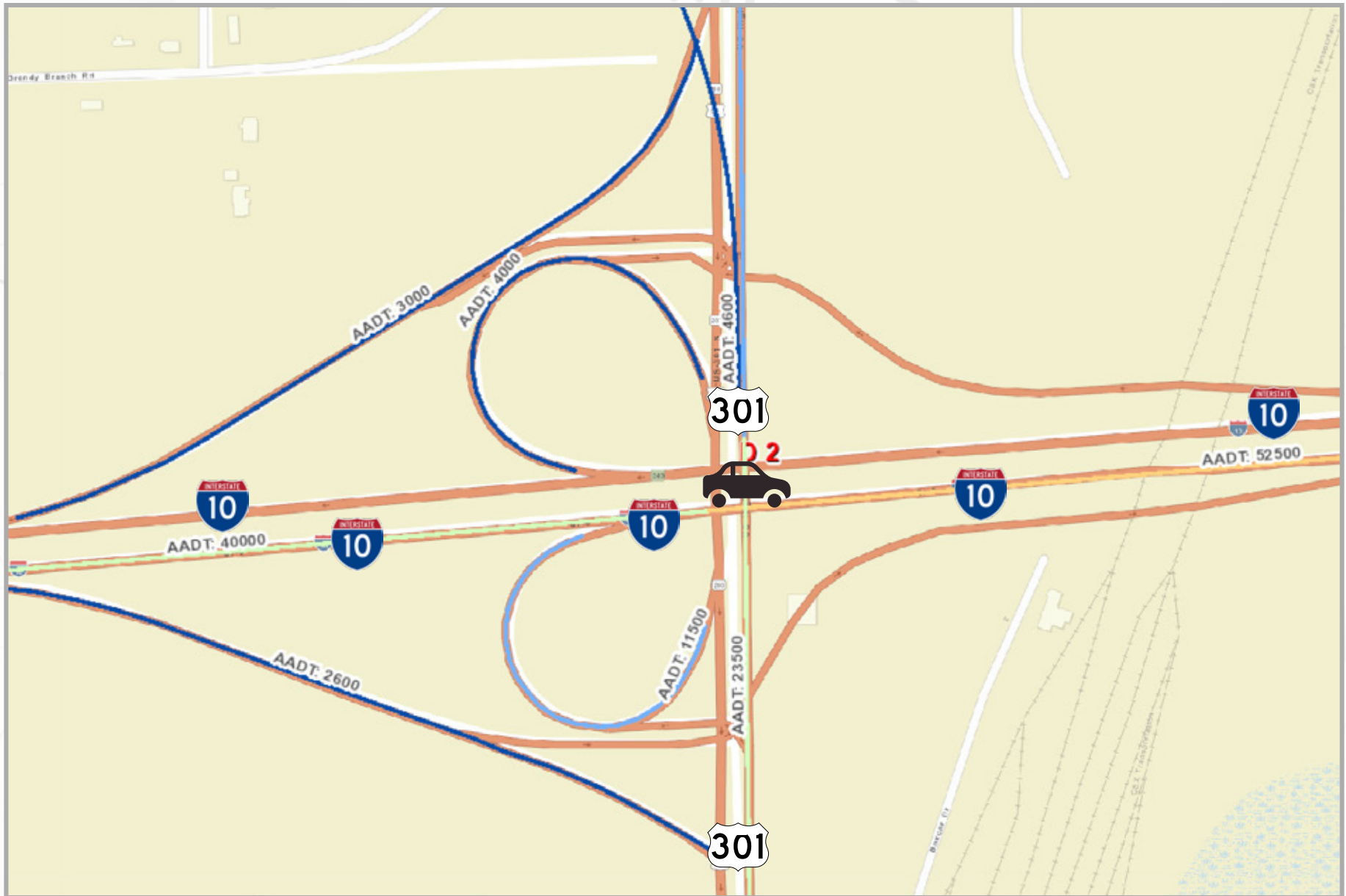
I-10 (SR8) at US 301
Ramp Modifications
(NB to EB and WB to SB)

Image # 68
Date 01.17.2023



I-10 (SR8) at US 301
Ramp Modifications
(NB to EB and WB to SB)

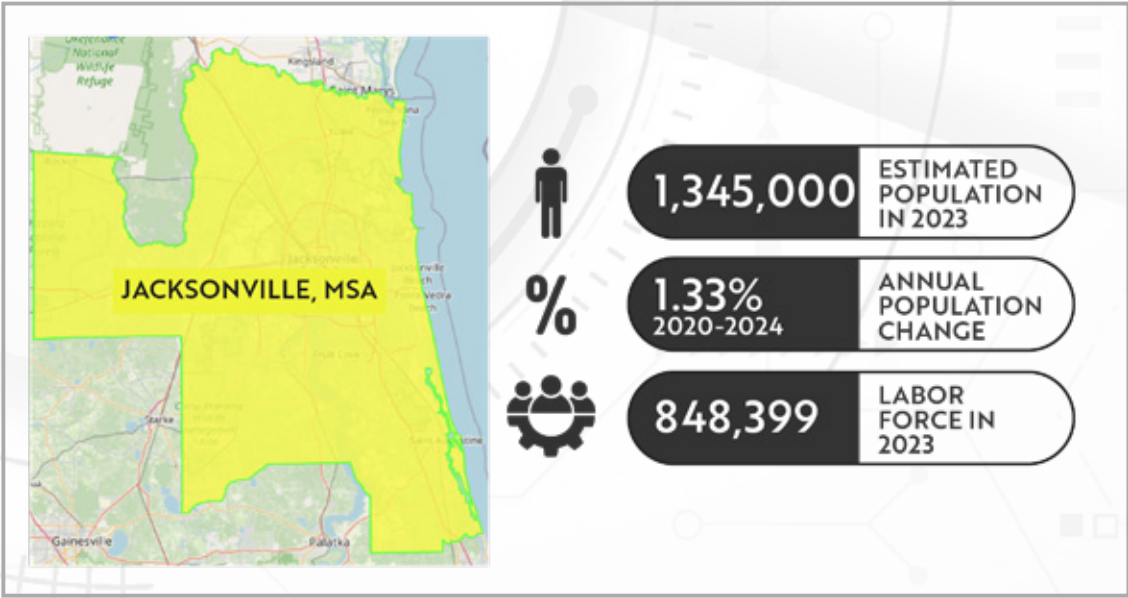
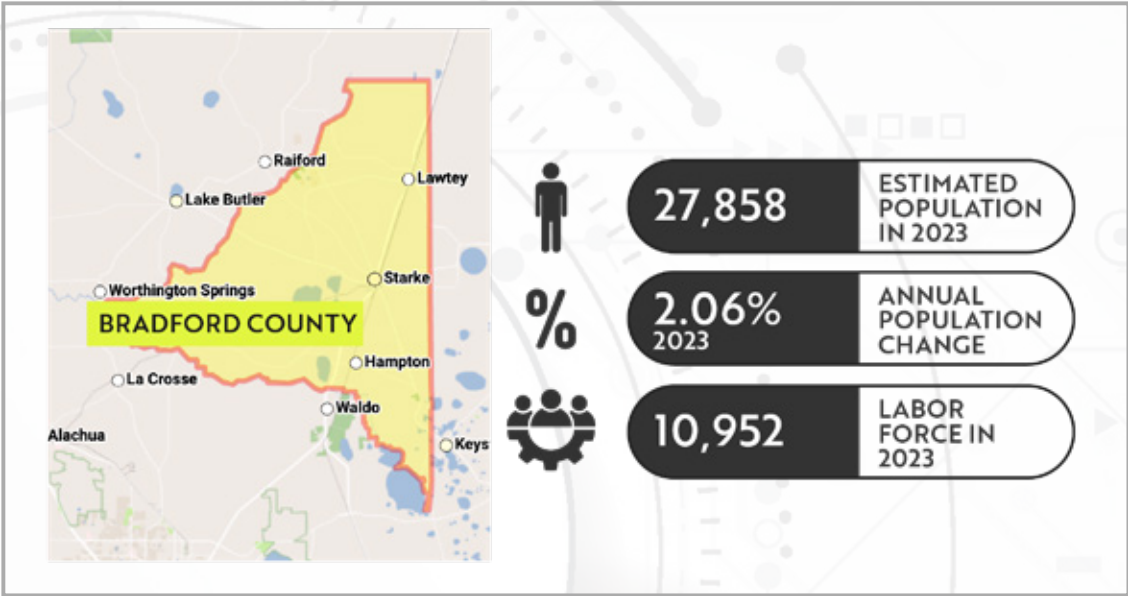
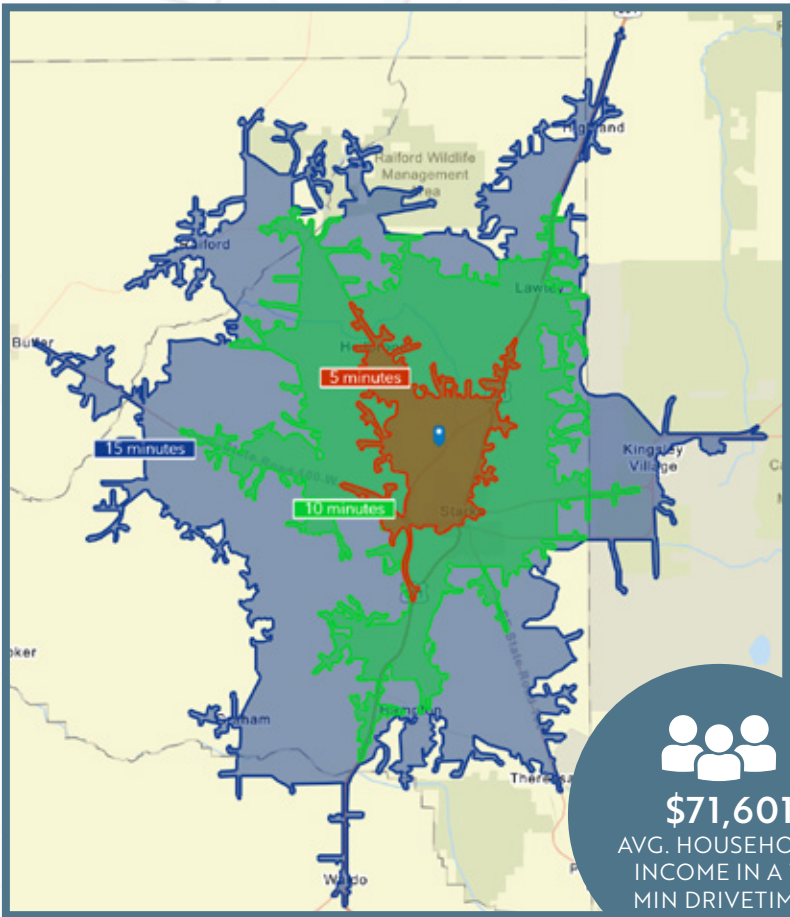
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Date 01.17.2023

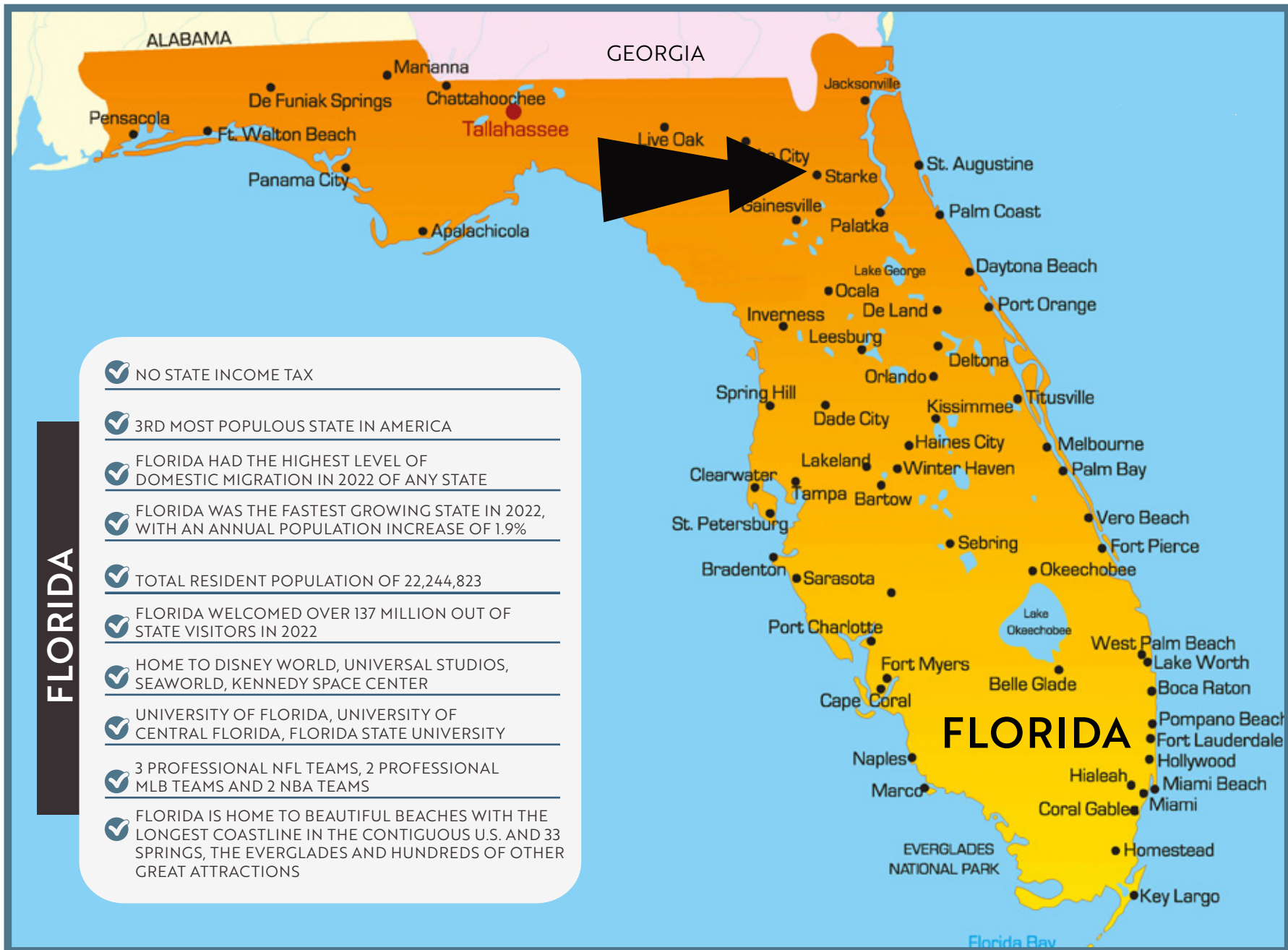


- U.S. 301/I-10 INTERCHANGE IS SO BUSY THAT IT HAS UNDERGONE EXTENSIVE WORK AND IMPROVEMENTS, IN ORDER TO ACCOMMODATE A GROWING TRAFFIC COUNT AND RESIDENTIAL POPULATION. LOCATED 21 MILES NORTH OF THE SITE.

DEMOGRAPHICS SUMMARY

CATEGORY	5 MIN DRIVETIME	10 MIN DRIVETIME	15 MIN DRIVETIME
POPULATION	4,367	16,213	26,129
HOUSEHOLDS	1,688	5,231	7,609
POPULATION MEDIAN AGE	39.6	39.4	38.7







ENTREPRENEURIAL SPIRIT. INNOVATIVE SOLUTIONS.

That is the embodiment of Swift Creek Commercial.

RELATIONSHIPS.

We are project and account oriented. We have built our business through relationships, one at a time. We service our valued clients in every aspect of their real estate needs. Every relationship receives a uniquely crafted formula for long-term success.

GET IT DONE.

We deliver! Our mindset of "not accepting no as an answer" has allowed us to persevere through many projects which others found too challenging or impossible. This is achieved through our skill, perseverance and understanding of our clients needs and unwavering intent to be excellent and knowledgeable.

BREAKING THE NORM.

While many firms strive to get as many listings as possible. We have chosen a different path. Our model is not to park listings, but rather strategically take on deals that allow us to put our skill set to work and to align partners. By being able to bring the right partners and properties to the table, we can ensure the success of any given deal.

SUCCESS.

We do not measure success by the number of deals we close. We measure success by the value we bring and the positive lasting effect on our clients, our region, and our team.



AMBER
CRAWFORD, CCIM
BROKER / OWNER
LIC. REAL ESTATE BROKER
FLORIDA, GEORGIA, ARKANSAS



THIS IS SWIFT CREEK

Founded in 2006, Swift Creek serves the North Florida Region through a business philosophy rooted in the values of specialization, connection, grit, and integrity. Swift Creek has a heritage of excellence, building on generations of family-based dedication to service in the real estate sector. When a family's understanding of an industry runs generations deep, there's a preconceived notion of trust and experience in the customer's mind. We never forget that. While Swift Creek is a creation of the current generation, we honor the knowledge, experience and values we have inherited by using them as a springboard to success. Not only have we picked up the gauntlet of innovation, we're chugging ahead with it at full steam. You can see it in our hiring practices of bringing the best talent with the uncanny knowledge for acreage and commercial real estate on board. It's keeping our divisions anything but divided through continued collaboration, which puts creative thoughts on the table and delivers outstanding results to our clients. Mix that with the humble, hard working attitude that's been handed down through the decades, and you're set up for success. Every day we're tackling and overcoming challenges, building relationships and making our clients happy. At Swift Creek we believe in doing something you love. And we're fortunate to be doing just that.

AT OUR CORE

COLLABORATIVE

By working together we find out-of-the box solutions and deliver exceptional value to our clients.

GRIT

Tell us something is impossible. Tell us it can't be done. Our response will always be: We'll see about that.

EXPERTISE

We are all masters of our individual crafts. Our expertise comes through again and again to the benefit of our customers.

RESOLUTE

Our obsession with doing right by our clients and each other drives us and is ultimately what makes us successful.

MULTIFACETED

No two real estate deals or transactions are exactly the same. We have the experience and the knowledge to handle many unique scenarios with a range of variables.

PASSIONATE

Building relationships and putting mutually beneficial deals together are what inspire us every day.

FAMILY

While some of us are related by blood, everyone here is bonded together by an overwhelming sense of kinship.

INTEGRITY

We believe in doing the right thing, the right way, no matter what. We stand for it.

FEARLESS

We have an extraordinary lineage in the real estate business, but we're not here to coast along. This is about making our own way.

CONNECTION

We invest in building and maintaining deep networks and a connection to others in our industry. Our network brings irreplaceable value and comes through for our clients, time and time again.

SPECIALIZATION + CONNECTION + GRIT + INTEGRITY =
SOLVES PROBLEMS & EARNS BIG RESULTS
AT SWIFT CREEK WE WIN BIG FOR OUR CLIENTS AND OUR TEAM