



PROPERTY DESCRIPTION

Existing residence available with HDMU zoning. Property was fully renovated and can be utilized as a residence or commercial property. The current space is currently utilized for residential purposes and includes 4 bedrooms, 3 full bathrooms, 2 living rooms, bonus room, dinning room and an outdoor covered patio. Zoning allows for this space to be converted for a commercial user, and with the adjoining property available for purchase. FDOT reports an AADT of 15,500 and Demographics within a 5 mile radius include a Total Population of 113,253 with an Average Household Income of \$66,682.

PROPERTY HIGHLIGHTS

- Zoned HDMU. Adjoining Office and Warehouse Available. Live Work Opportunity. 150 Feet Road Frontage. Fully Updated.

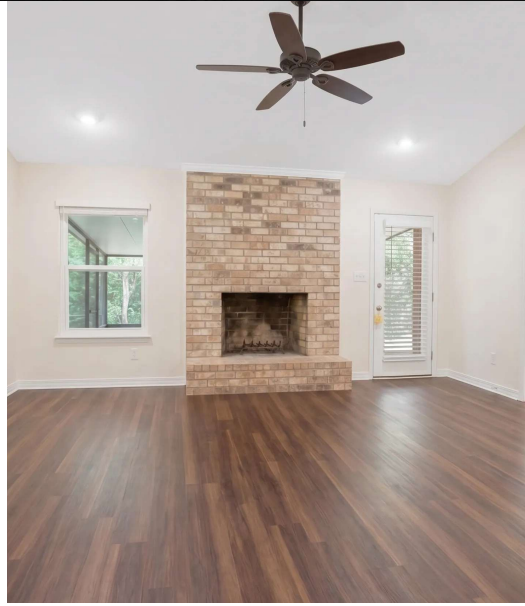
OFFERING SUMMARY

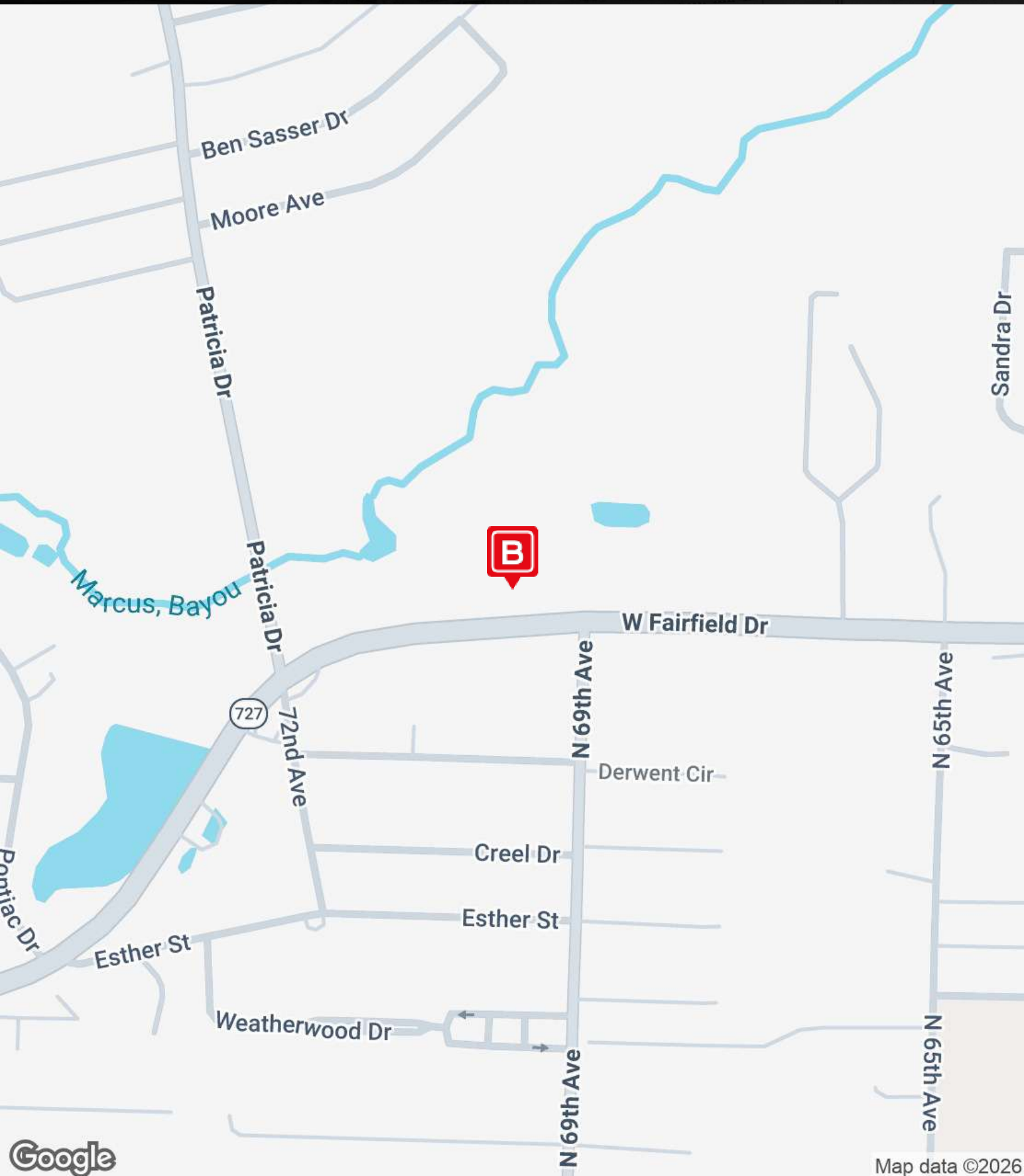
Sale Price:	\$425,000
Number of Units:	1
Lot Size:	0.579 Acres
Building Size:	2,591 SF
Zoning	HDMU
Property Type	Office
Traffic Count	15,500

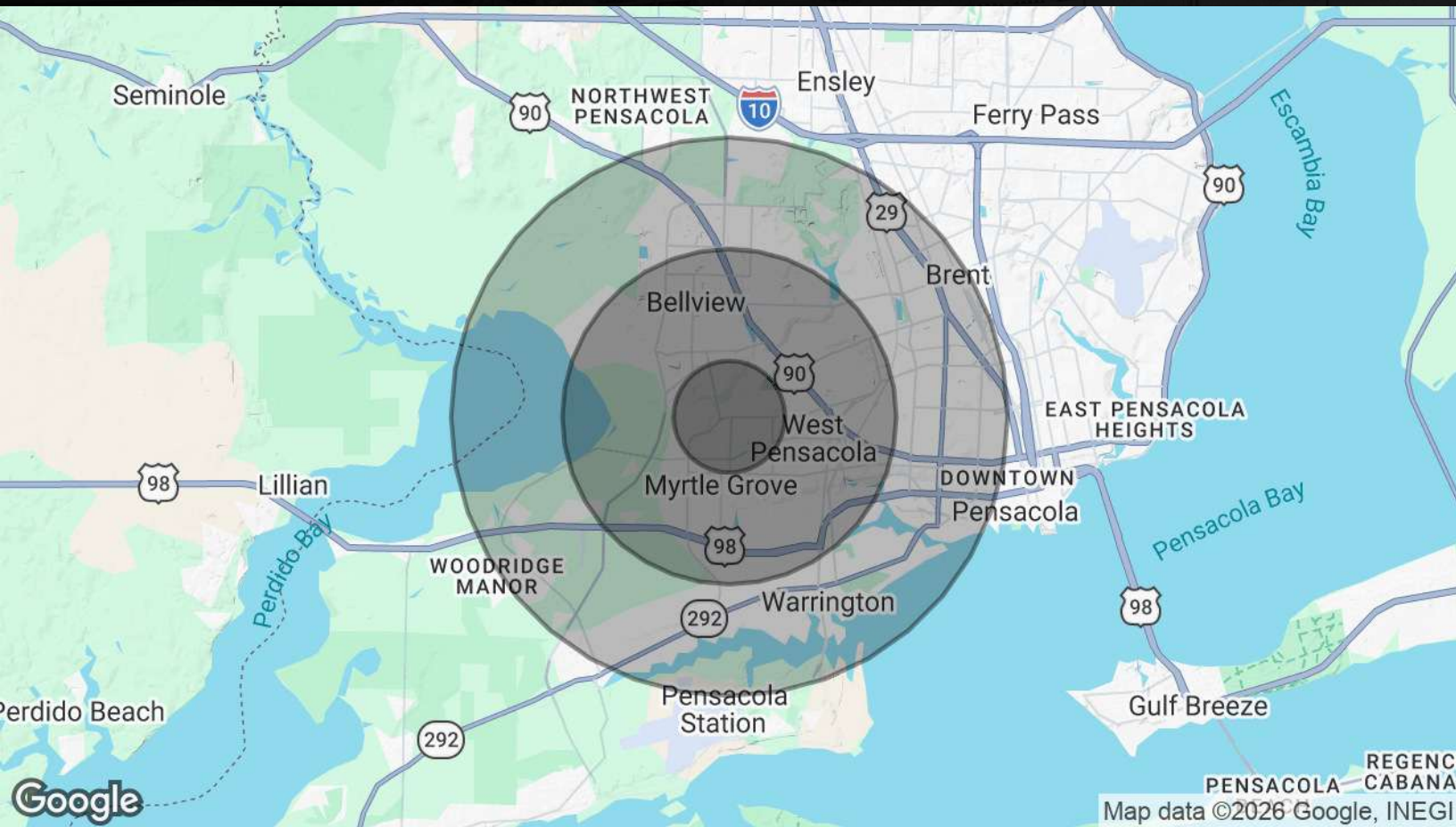
DEMOGRAPHICS 1 MILE 3 MILES 5 MILES

Total Households	3,021	22,477	44,608
Total Population	7,658	56,959	113,253
Average HH Income	\$73,318	\$66,807	\$66,628









POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,658	56,959	113,253
Average Age	36.8	35.9	37.6
Average Age (Male)	35.7	35.2	36.1
Average Age (Female)	41.6	37.9	40.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,021	22,477	44,608
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$73,318	\$66,807	\$66,628
Average House Value	\$162,953	\$166,022	\$190,934

2023 American Community Survey (ACS)