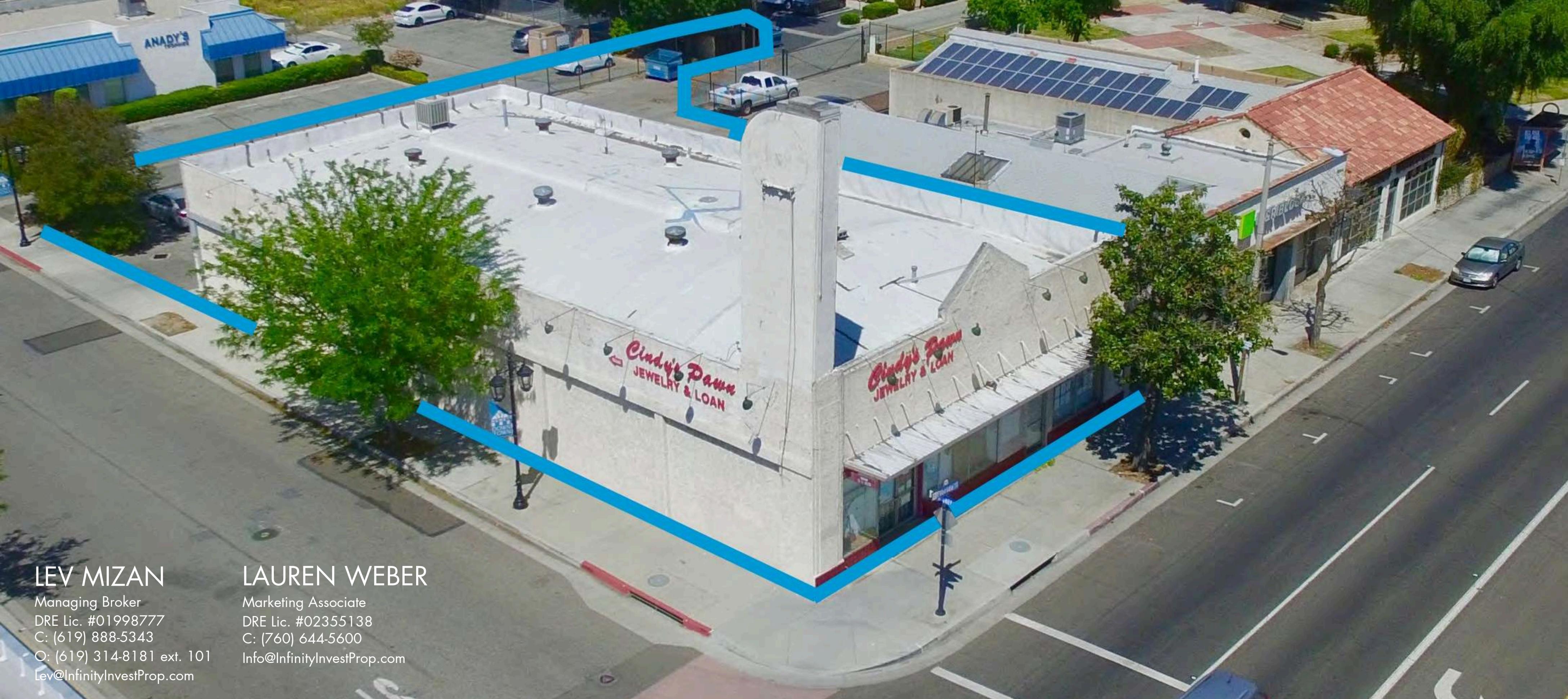


400 E FLORIDA AVENUE HEMET, CA 92543

FOR SALE



LEV MIZAN

Managing Broker
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LAUREN WEBER

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PROPERTY HIGHLIGHTS

\$695,000
Sale Price

±5,031 SF
Building Size

± 0.24 AC
Lot Size

1961
Year Built

15
Parking Spaces

Retail/Office
Use

C1
Zoning

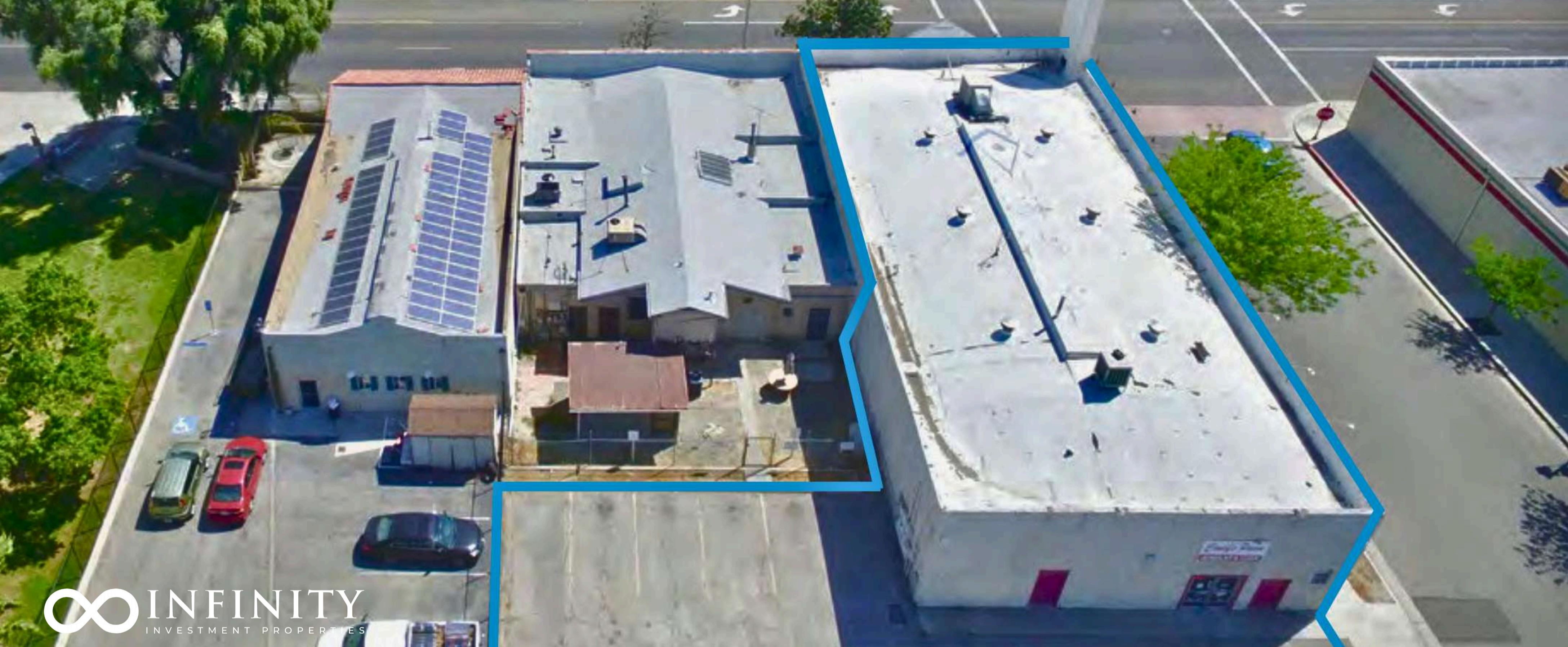
443-234-029; 443-234-028
APNs





Location

This property is a corner lot featuring 60 feet of frontage on East Florida Avenue, a key route in Hemet. It is located in a civic area, offering proximity to Hemet City Hall and the Hemet Fire Department. This location provides excellent exposure for retail or office use.



On-Site Amenities

The 5,031 SF building can be delivered vacant and features a mezzanine level for flexible use. Zoned C1, the property sits on a 0.24 AC lot. It is an ideal space for a new owner-user or tenant seeking a well-located office or retail building.

Parking

The site includes 15 dedicated parking spaces located behind the building. Additional first-come, first-served street parking is available.

DEMOGRAPHICS

1 MILE

POPULATION
21,442

AVERAGE HH INCOME
\$55,028

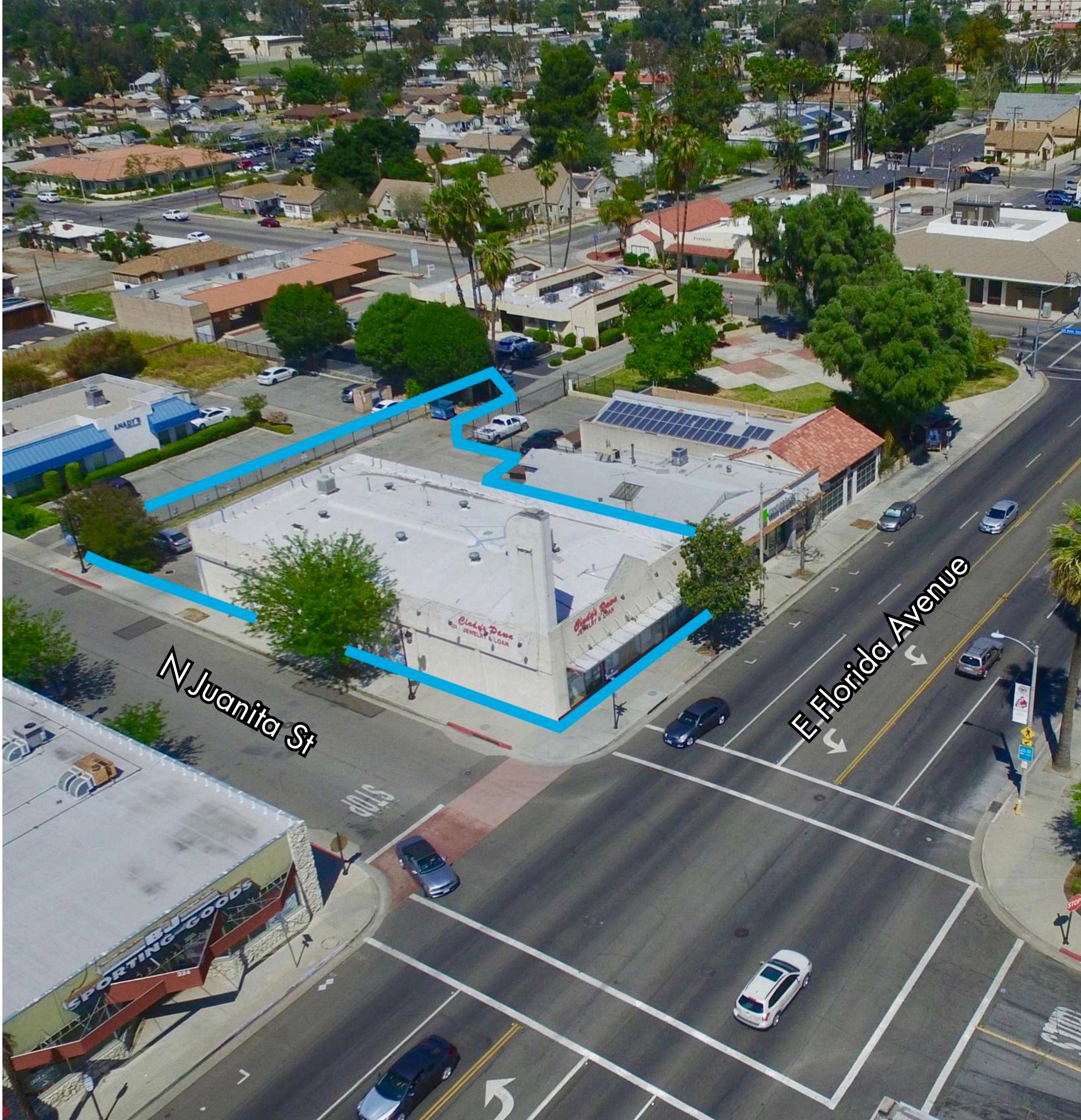
HOUSEHOLDS
7,279

3 MILE

POPULATION
126,976

AVREAGE HH INCOME
\$68,333

HOUSEHOLDS
41,979



NEARBY AMENITIES





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