

# 109 BREVARD AVE

COCOA, FL 32922

**MULTI UNIT RETAIL BUILDING**



**ONE COMMERCIAL**  
REAL ESTATE



## For those ready for what's next



**MARKET VALUE**



**YEAR BUILT**



**TOTAL ACRES**



**BASE AREA (1ST)**



**BASE AREA (2ND)**

### OFFICE LOCATION

1331 S. Harbor City Blvd  
Melbourne, FL, 32901

## MULTI-TENANT BUILDING AT HEAVILY TRAVELED INTERSECTION WITH TRAFFIC LIGHT

Two story building located at the corner of King Street and Brevard Avenue in Cocoa Village, Brevard County, Florida. Over 16,000 square feet of retail and restaurant space in popular Cocoa Village.

The six units' range in size from 1,800 to around 5,000 square feet. Most of the units are either currently occupied or under lease agreement. Lease and income information available upon request



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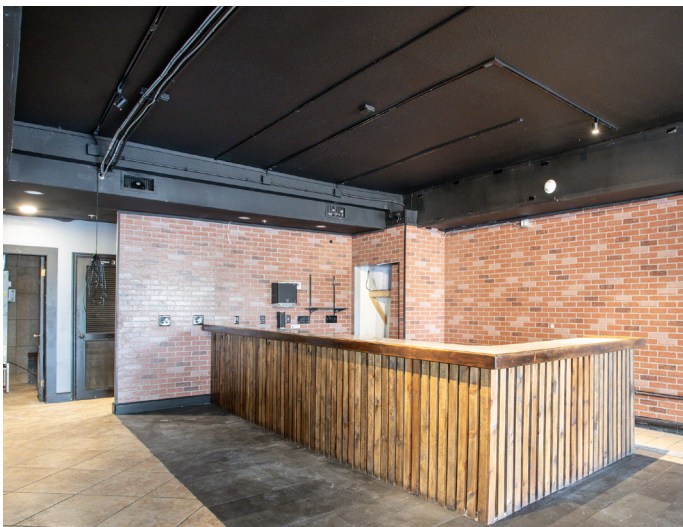
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# We Advise Our Clients in the Following Aspects of CRE:



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## **CAPITAL MARKETS - DEBT & EQUITY**

Our analysis of opportunities can provide a variety of finance options.



## **DEVELOPMENT ASSISTANCE**

Developers are orchestra leaders who manage and coordinate the development process from the idea to creation of the real estate.



## **TENANT REPRESENTATION**

We understand the South Florida marketplace. Each tenant requirement is unique. Our custom solutions include: Penetration Studies, Demographics, Void Analysis, Adjacency Studies, Location Analysis and Dynamics, and Lease Negotiations.



## **ASSET MANAGEMENT**

Our single purpose as Asset Managers is to maximize a property's value for investment purposes.



## **INVESTMENT SALES & ACQUISITIONS**

Our comprehensive research and relationships bring deals to the finish line quicker for clients seeking to sell or acquire income-producing property.



## **WEALTH MANAGEMENT ADVISORY**

We are advisors to families and individuals who invest in real estate for generational wealth-building and diversification.



## **LANDLORD REPRESENTATION**

Leasing a property is only one part of Landlord Representation. We manage the marketing process and create the messages to attract the right tenants. We have been through market cycles that shift supply and demand so we know how to deliver intelligence that produces results.

# Are you ready for what's next?

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