

FOR SALE

Former Automotive Dealership... You must see to believe!

Walmart

WATSON
COMMERCIAL
REAL ESTATE, INC.

SITE

CLICK HERE TO VIEW IN 3D

ADDRESS

1800-1850 E Merritt Island
Causeway Merritt Island,
FL 32952

LOT SIZE

7.229
ACRES

BLDG SIZE

66,659
SF

ZONING

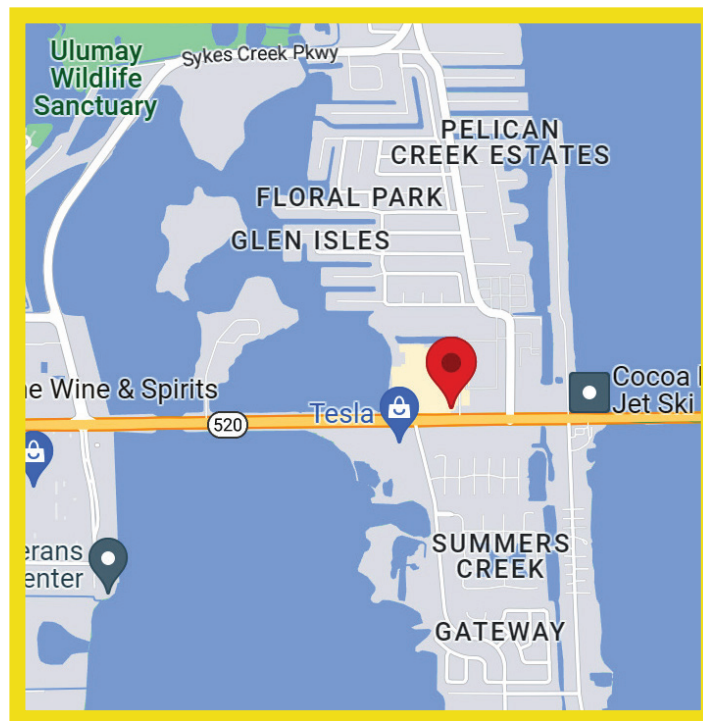
BU-2
COMMERCIAL

PRICE

\$9,998,900

Property Highlights:

- ✓ Direct SR 520 Frontage
- ✓ Formerly a high-end Auto Dealership w/One-Story Service Center
- ✓ Detached with High Bay and Two-Story Parts Center w/Service
- ✓ Writer Areas
- ✓ Two Large Showrooms with ample Sales and Executive Offices
- ✓ 3 Slip Boat Dock— Deep Water Access To
- ✓ Banana River & Atlantic Ocean
- ✓ High Visibility Entrance With Elegant Stairway to Second Floor
- ✓ Elevator
- ✓ Restaurant* Café* Carbucks* Nautical Lounge
- ✓ Fitness Center
- ✓ Theatre + Barber Shop
- ✓ Game Room + Children's Play Center



Duane A. Watson

Broker

Office: (321) 459-0000 Ext. 15
Cell: (321) 223-8845



Ralph S. Perrone Jr.

C: 407-733-0725
W: 321-452-9838
PerroneRealty@aol.com

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Port Canaveral (4.5 Miles)

Patrick Space Force Base



Summary

PRICE:	\$9,998,900
BLDG SIZE:	66,659 SF
LOT SIZE:	7.229 Acres
ZONING:	BU-2

Property Demographics

	2 MILE	5 MILE	10 MILE
2027 Population Projection:	11,822	80,613	196,887
Avg Household Income:	\$80,694	\$84,694	\$86,464
2027 Household Projection	5,411	36,308	83,513



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