



SALE

1899 S Clyde Morris Blvd

1899 S CLYDE MORRIS BLVD

Daytona Beach, FL 32119

PRESENTED BY:

MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$2,500,000
LOT SIZE:	1.67 Acres
BUILDING SIZE:	10,770 SF

PROPERTY DESCRIPTION

Beautiful, modern professional building located on a lit corner with 50+ parking spaces and former drive-thru.

Compromised of more than a dozen private offices, an open meeting area, reception and several work spaces.

The owner is vacating the building. This property is deal for an attorney, insurance company, or even medical user.

Two large monument signs (Clyde Morris Blvd and Big Tree Road).

Concrete block construction.

The property was renovated in 2022 with the following upgrades: New Roof (2022), New Heat Pump (2023), and new A/C (2025).

MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

ADDITIONAL PHOTOS



MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

ADDITIONAL PHOTOS



MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

ADDITIONAL PHOTOS



MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

ADDITIONAL PHOTOS



MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

LOCATION MAP

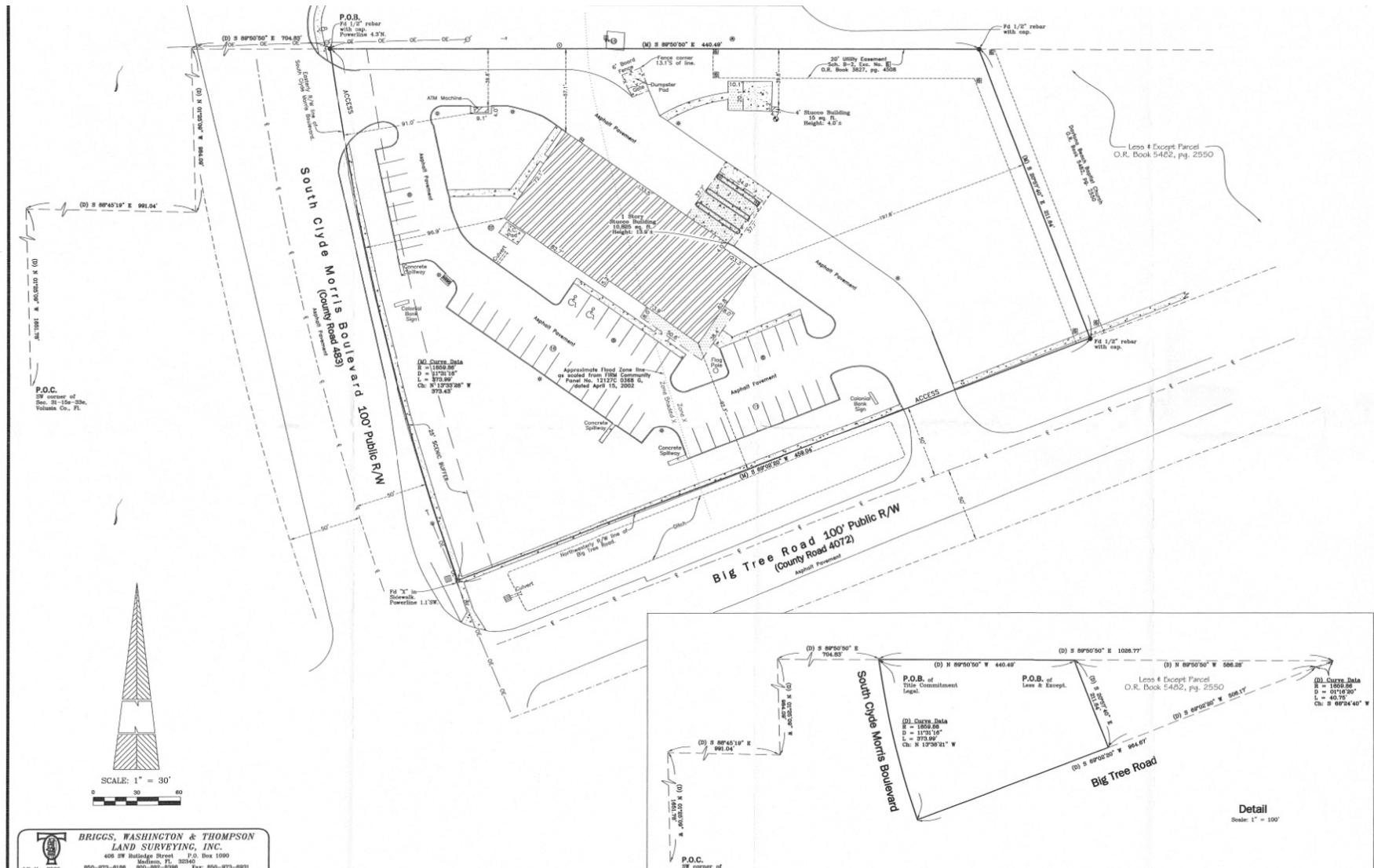


MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

SURVEY



MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com

1899 S CLYDE MORRIS BLVD | Daytona Beach, FL 32119

SVN | ALLIANCE COMMERCIAL REAL ESTATE ADVISORS

ADVISOR BIO 1



MICHAEL BAXTER

Senior Advisor

michael.baxter@svn.com

Direct: **386.999.1762** | Cell: **386.999.1762**

PROFESSIONAL BACKGROUND

Michael Baxter is a Senior Advisor focusing on income producing investment property in the Central and North Florida markets. Michael recently began his sixteenth year as a full-time commercial real estate advisor. He specializes in income property sales (office, retail, multi-family, and industrial). Michael is the Multi-Family Specialist at SVN Alliance in Ormond Beach, FL. He also handles office, retail, and warehouse leasing in Volusia and the surrounding counties and manages his personal apartment portfolio. Michael lives in the Daytona Beach area with his beautiful wife and their two children.

Michael received a Bachelor of Arts in Government from Cornell University in Ithaca, NY where he was heavily involved in student government and the President of Delta Upsilon Fraternity. He is currently a candidate for the Certified Commercial Investment Member (CCIM) designation.

EDUCATION

Bachelor of Arts in Government-Cornell University, Ithaca NY (2009)

SVN | Alliance Commercial Real Estate Advisors
1275 West Granada Blvd. Suite 5B
Ormond Beach, FL 32174
386.310.7900

MICHAEL BAXTER

O: 386.999.1762

michael.baxter@svn.com