

SALE

MIXED USE REDEVELOPMENT OPPORTUNITY

544 N Main St Crestview, FL 32536



PROPERTY DESCRIPTION

11,684 sq ft available for purchase across from the Okaloosa County Court House in Downtown Crestview's CRA District. Opportunity to create executive offices or apartments for FAMU Pharmacy students (located 2 blocks down from this site). The 3rd floor is accessible via private entrance to the left of the 1st floor entrance. Located at the nexus of two major highways (SR 85 and US-90) and 3 miles to I-10. Demographics within a 5 mile radius include a Total Population of 47,591 and Average House Hold Income of \$92,512

LOCATION DESCRIPTION

Crestview is the county seat of Okaloosa County, and is designated as the Hub City" as it is located at the junction of three major highways" US Hwy 90 (US 90), State Road 85 (SR 85) and Interstate 10 (I-10). Eglin Air Force Base, housed in Okaloosa County, is the largest military installation in the Department of Defense. Duke Field, located on SR 85, is the home of the 919th Special Operation Wing. The Economic Development Council of Okaloosa estimated in 2017 the military presence of Duke's Total Economic Impact in the Community at \$51 million annually.

OFFERING SUMMARY

Sale Price:	\$1,250,000
Lot Size:	0.1 Acres
Building Size:	11,684 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,935	9,792	17,110
Total Population	5,664	26,638	47,571
Average HH Income	\$66,832	\$83,899	\$92,512

SQUARE FEET PER FLOOR

- First Floor: 4,952 SF
- Second Floor: 1,732 SF
- Third Floor: 5,000 SF

Melissa Glyptis Simpson
(850) 733-6532



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PHOTOS

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ADDITIONAL PHOTOS

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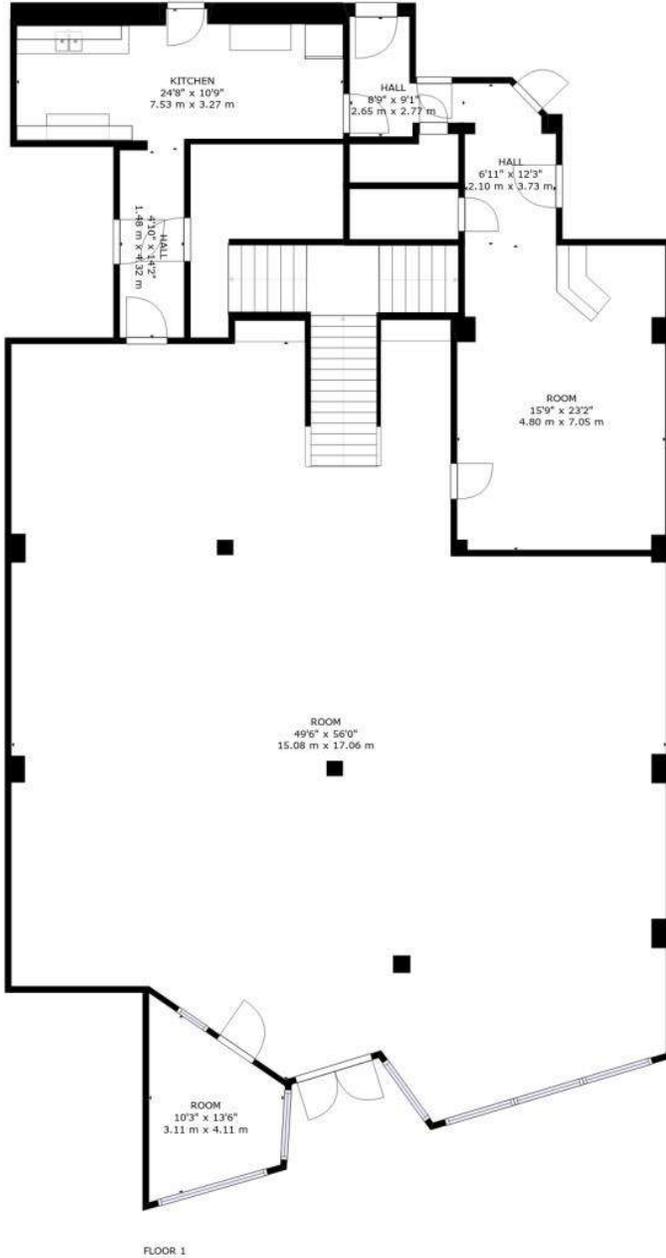


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1ST & 2ND FLOOR FLOORPLAN EXISTING

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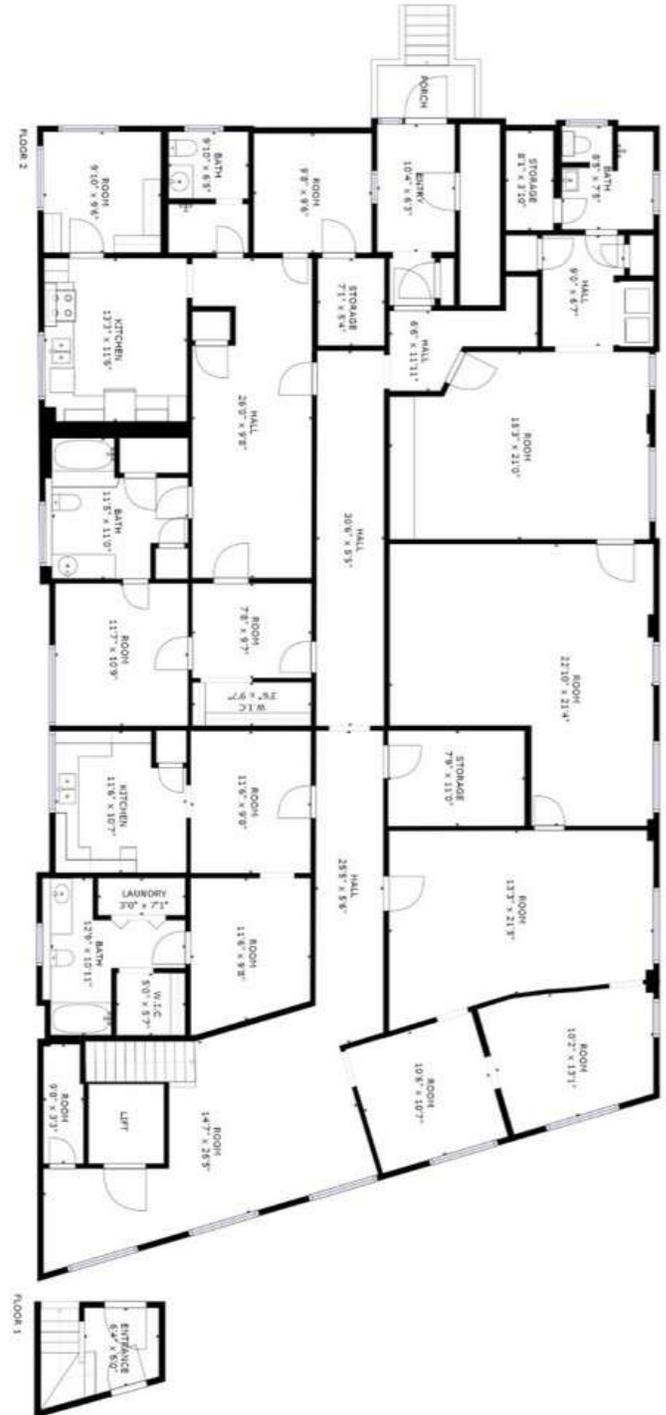
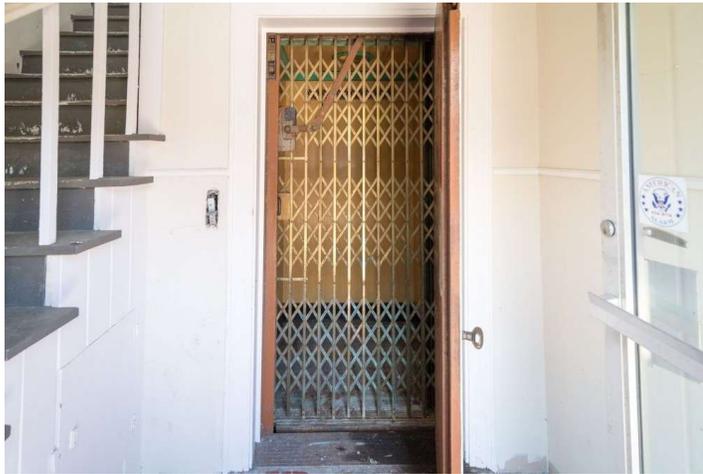


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3RD FLOOR FLOORPLAN EXISTING

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RETAILER MAP

544 N Main St Crestview, FL 32536



Google

Map data ©2026 Google

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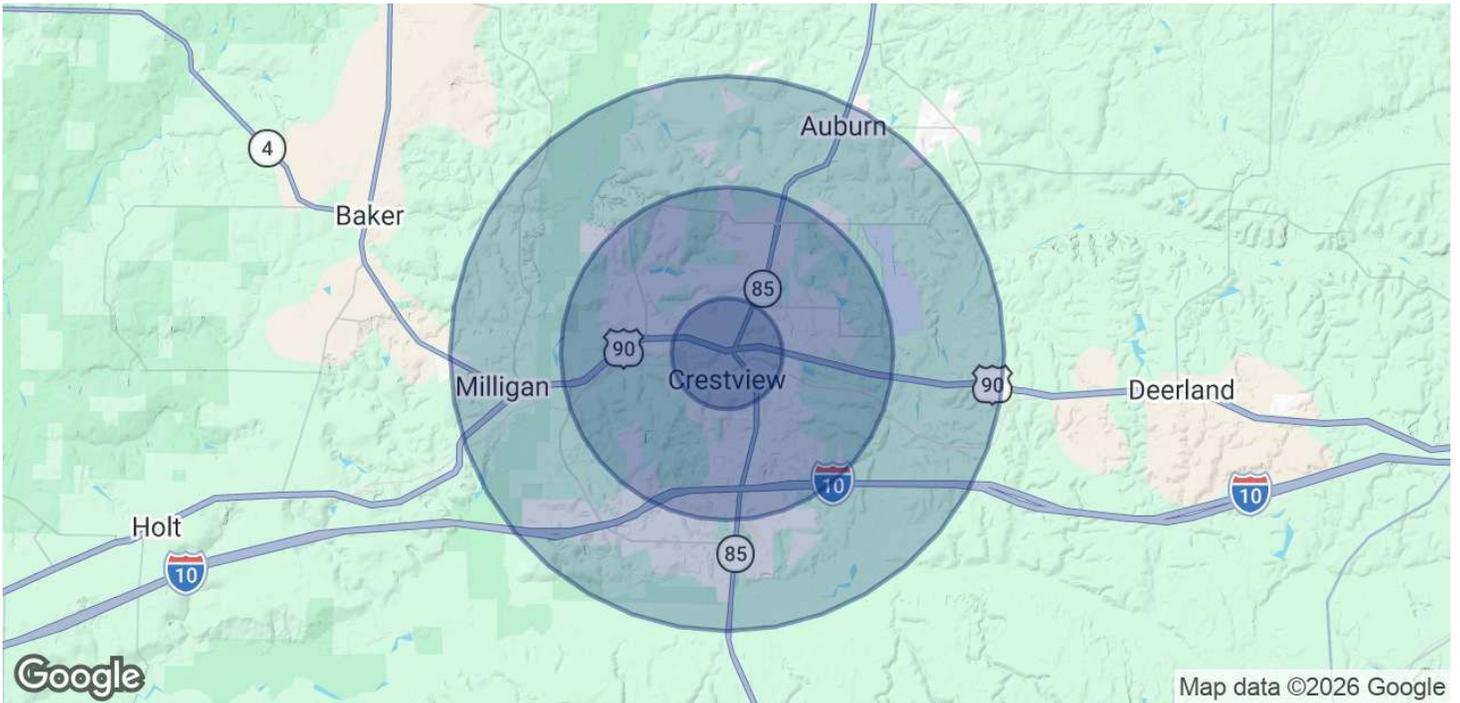


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DEMOGRAPHICS

544 N Main St Crestview, FL 32536



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,664	26,638	47,571
Average Age	28.6	33.1	34.9
Average Age (Male)	31	32.3	33.4
Average Age (Female)	27.6	34.9	36.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,935	9,792	17,110
# of Persons per HH	2.9	2.7	2.8
Average HH Income	\$66,832	\$83,899	\$92,512
Average House Value	\$169,755	\$252,609	\$276,162

* Demographic data derived from 2020 ACS - US Census

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