

Owner  
Financing  
Available



**PRICE REDUCED**

## Flagler Ave Retail or Redevelopment Opportunity

**FOR SALE | OWNER FINANCING AVAILABLE**

1106 - 1122 N Flagler Avenue | Homestead, FL 33030

Land Size: 0.87 Acres  
Building Size: 10,308 SF  
Sale Price: \$2,950,000.00

For More Information

Craig Merlin

+1 305 987 4401

cmerlin@naimiami.com

Edward Schmidt, CCIM, SIOR

+1 305 389 3837

eschmidt@naimiami.com

For more listings visit: [naimia-ftl.com/properties](http://naimia-ftl.com/properties)

**NAI** Miami  
Fort Lauderdale

# Flagler Ave Retail or Redevelopment Opportunity

1106 - 1122 N Flagler Avenue | Homestead, FL 33030

## Property Features

- Owner financing available with attractive terms
- Great redevelopment potential
- Ample parking
- Excellent access and visibility
- Zoning: B-2 City of Homestead



## Location Features

- **Historic Downtown District:** Located in Homestead's Historic Downtown District, this area offers a unique blend of charm and cultural richness.
- **Access to Public Transit:** The location provides convenient access to public transportation, making commuting easy.
- **Shopping and Dining:** Nearby shops and restaurants offer diverse dining and shopping options.
- **Thriving Business Environment:** The area supports a thriving business community, catering to various commercial needs and providing ample opportunities for growth.



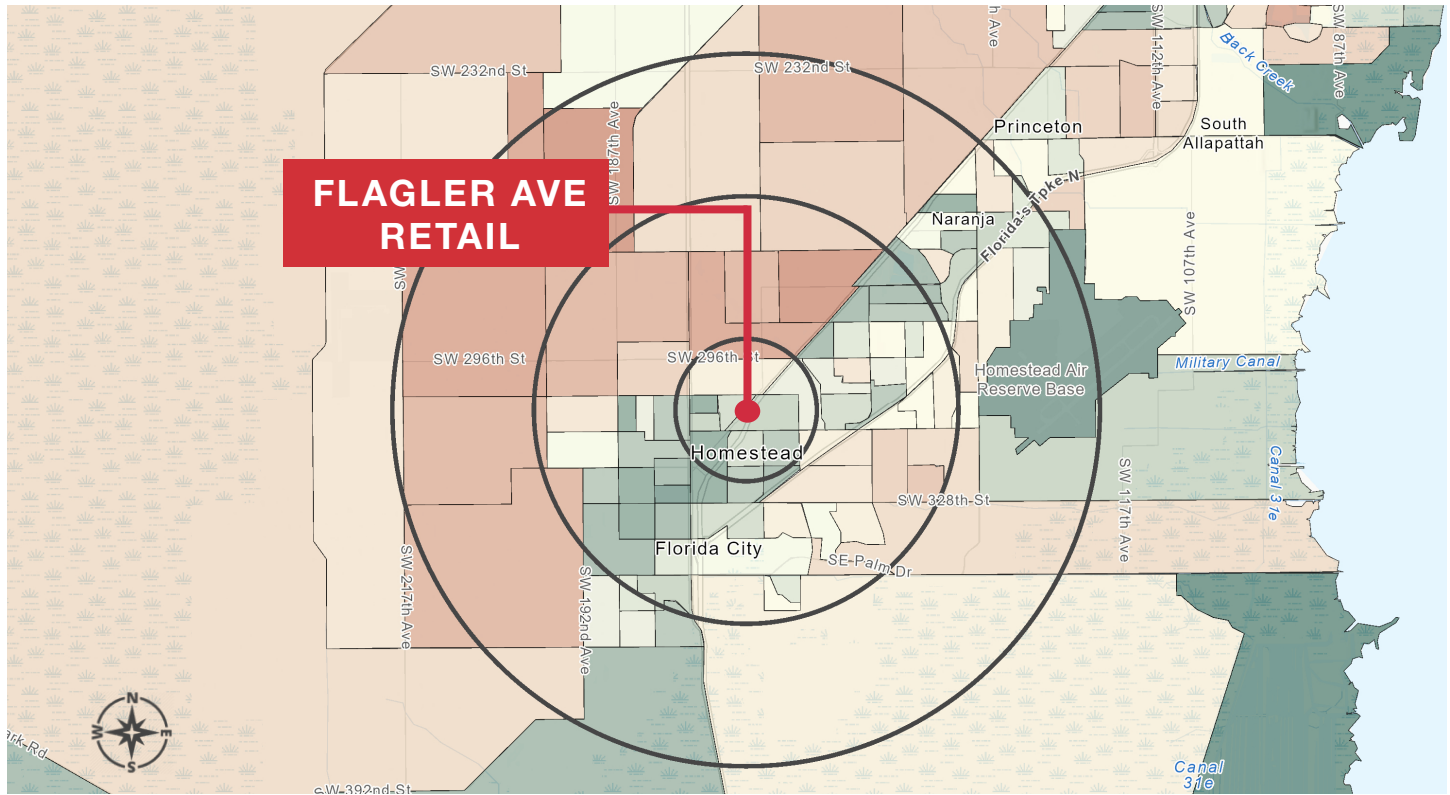
# Retail Map

1106 - 1122 N Flagler Avenue | Homestead, FL 33030



# Demographics

1106 - 1122 N Flagler Avenue | Homestead, FL 33030



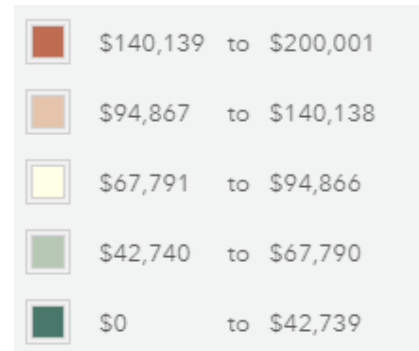
## Demographic Summary



RADIUS

	1 Mile	3 Miles	5 Miles
Population	17,875	129,080	188,785
Households	5,467	40,165	57,692
Families	3,961	30,544	44,506
Average Household Size	3.21	3.20	3.23
Median Age	35.2	34.8	34.9
Median Household Income	\$43,850	\$58,550	\$61,681
Average Household Income	\$64,598	\$82,348	\$84,293

## Average Household Income



## For More Information

Craig Merlin

+1 305 987 4401

cmerlin@naimiami.com

Edward Schmidt, CCIM, SIOR

+1 305 389 3837

eschmidt@naimiami.com



9655 South Dixie Highway, Suite 300, Miami, FL 33156

+1 305 938 4000

naimia-ftl.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.