

314 W NORTH ST



OFFERING SUMMARY

Sale Price:	\$400,000
Building Size:	2,650 SF
Lot Size:	11,864 SF
Number of Units:	5
Price / SF:	\$150.94
Year Built:	2007

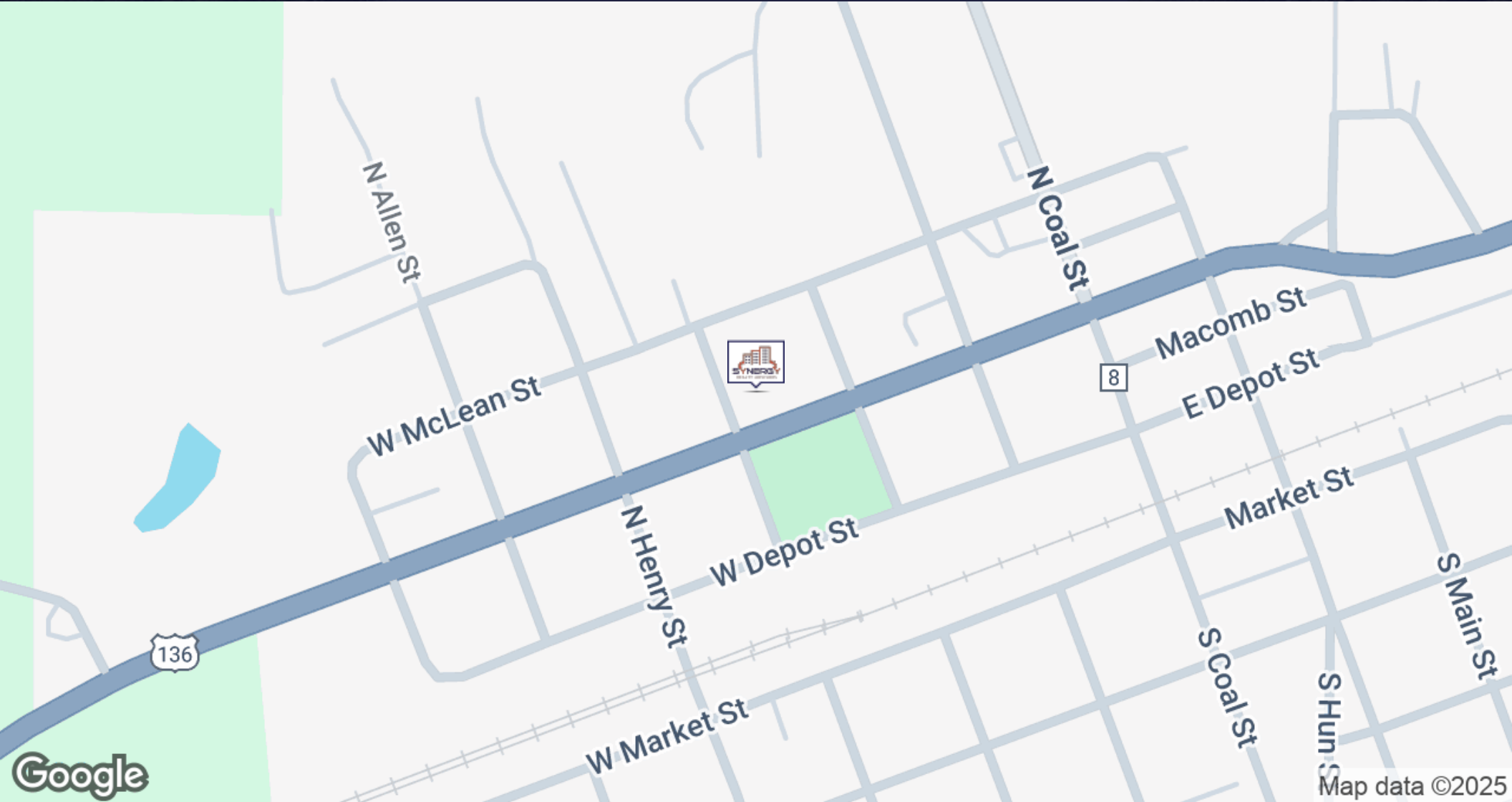
PROPERTY OVERVIEW

Introducing an exceptional investment opportunity in the vibrant Colchester area. This 2,650 SF property, built in 2007, encompasses 5 units designed for multifamily living. Boasting modern amenities and a prime location, this high-rise structure presents an ideal residential investment. Each unit offers a blend of comfort and style, delivering an enticing prospect for potential tenants. With its well-maintained interior and attractive exterior, this property exemplifies the appeal of contemporary urban living. A sound investment in a desirable location, this multifamily residence offers the potential for strong returns and long-term value for discerning investors in the multifamily real estate market.

PROPERTY HIGHLIGHTS

- 2,650 SF building
- Five units
- Built in 2007
- Prime Colchester location

314 W NORTH ST

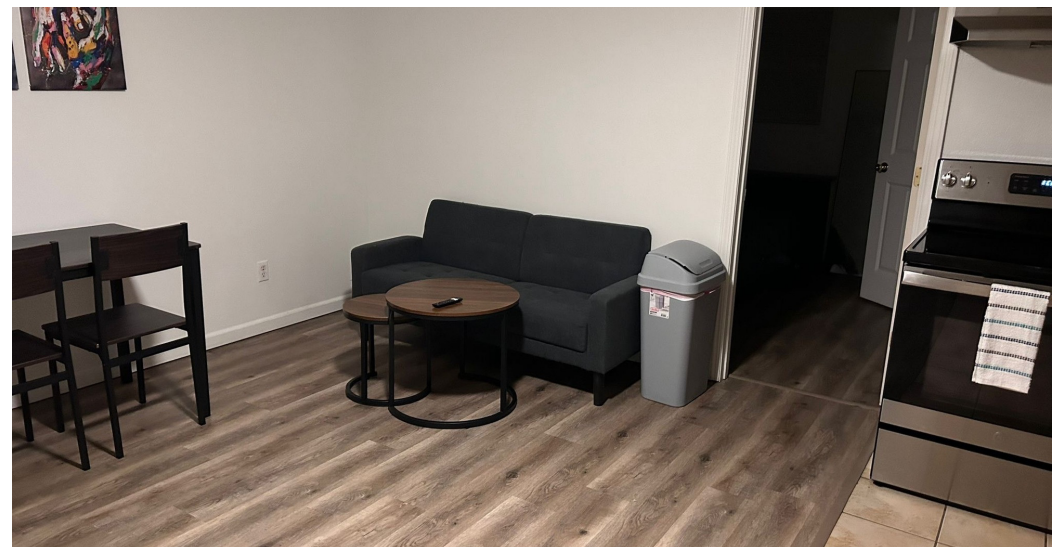


Map data ©2025

ADDITIONAL PHOTOS

For Sale | \$400,000

314 W NORTH ST



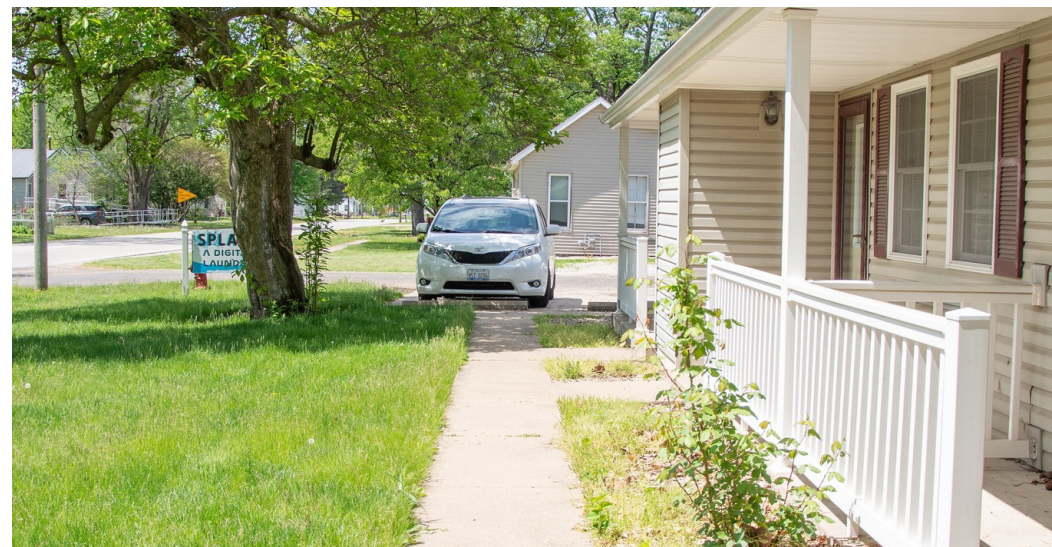
SYNERGY REALTY ADVISORS 1839 SW 27TH AVE, MIAMI, FL 33145 786.536.7287



ADDITIONAL PHOTOS

For Sale | \$400,000

314 W NORTH ST



PRESENTED BY SYNERGY REALTY ADVISORS 1839 SW 27TH AVE, MIAMI, FL 33145 786.536.7287

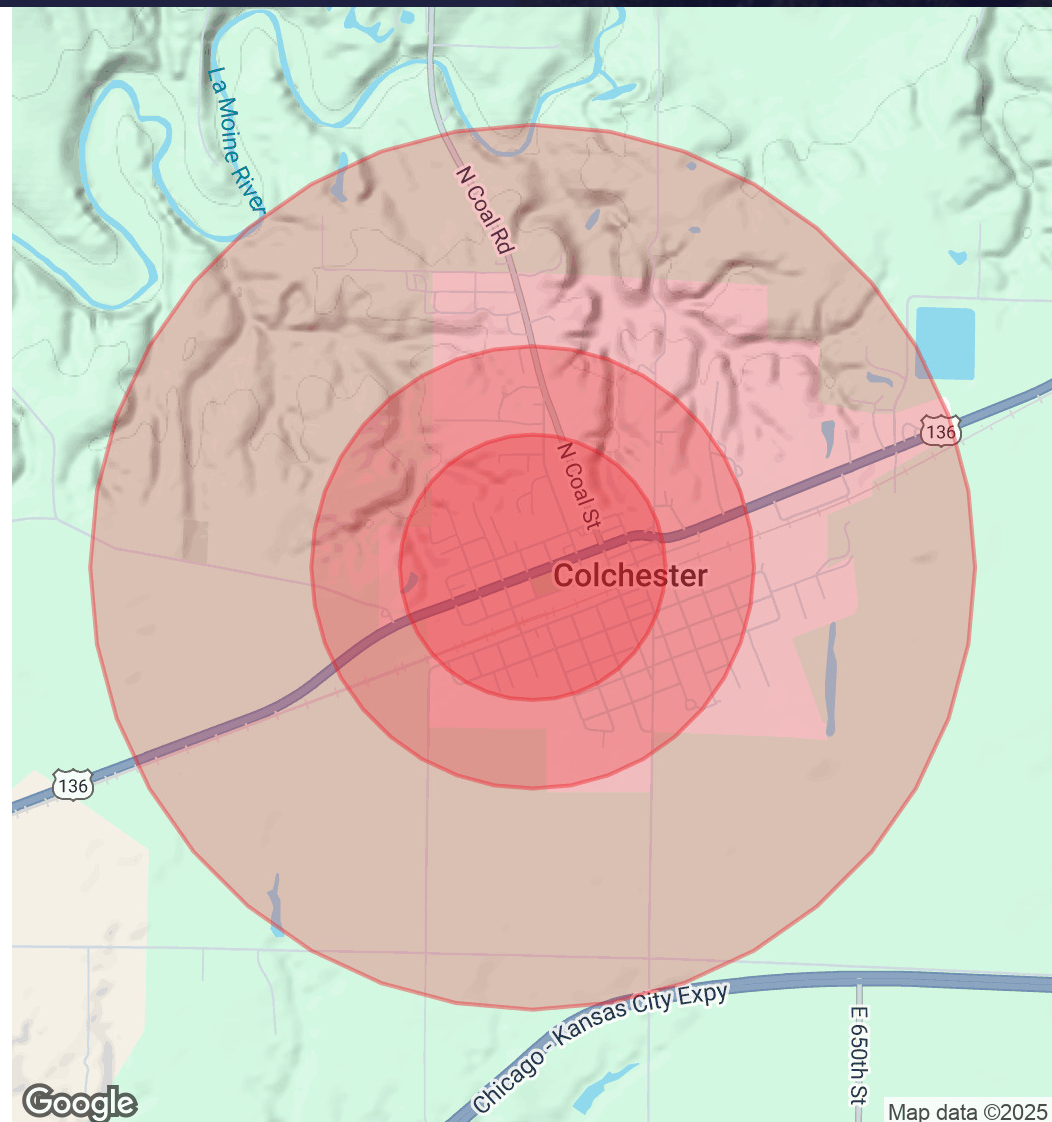


314 W NORTH ST

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	383	694	1,115
Average Age	46	46	46
Average Age (Male)	44	44	44
Average Age (Female)	47	47	47

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	187	339	545
# of Persons per HH	2	2	2
Average HH Income	\$74,628	\$74,841	\$74,820
Average House Value	\$121,793	\$121,399	\$121,550

Demographics data derived from AlphaMap



314 W NORTH ST

**GIOVANNI VASQUEZ****President | Managing partner**

gvasquez@synergyrealtymiami.com

Direct: 786.202.3303**PROFESSIONAL BACKGROUND**

Giovanni Vasquez has 10 years of experience in the real-estate industry, He specializes in commercial and residential transactions throughout South Florida. He currently handles :

- Small to large multifamily properties
- Large and mid size multi-tenant office buildings
- Owner user office and retail properties
- Small to mid size shopping centers
- Industrial properties
- Various types of development land
- Business Development
- Marketing
- Agent Recruitment

EDUCATION

Mr. Vasquez graduated from Florida International University with a business management degree. He gained extensive experience in the fields of sales, marketing, business development, and design by working for behemoth corporations such as Televisa and Linkeo. These skills have allowed him to close multimillion dollar properties that have been headlined in major real estate articles.

Synergy Realty Advisors
 1839 SW 27TH AVE
 Miami, FL 33145
 786.202.3303

Giovanni Vasquez

786.202.3303

gvasquez@synergyrealtymiami.com

Andros Sarduy

305.297.3557

asarduy@synergyrealtymiami.com

SYNERGY REALTY ADVISORS 1839 SW 27 AVE, MIAMI, FL 33145 305.297.3557

