

3009 E. Cervantes, Pensacola, FL.
Exceptional East Pensacola Heights location.

NAIPensacola

For Sale

Listed at
\$1,100,000
\$281.19 PPSF



The property is situated on an approximately 0.4017-acre L-shaped parcel with frontage along East Cervantes Street and Knowles Avenue. The site configuration provides multiple points of orientation and may offer added flexibility for access, parking, adaptive reuse, or future redevelopment, subject to zoning and governmental approvals.

 3,912 SF Bldg.+/- . 4017 AC

 Open Concept Showroom

 Established Retail Location

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For Sale



Forty years of local history Ready for its next chapter.

3009 E. Cervantes | Pensacola, FL.

For the first time in 40 years, the longtime home of Weatherford's is being offered for sale. Built in 1936, this iconic two-story property contains approximately 3,912 square feet and offers a rare opportunity to acquire a recognizable landmark along Pensacola's desirable East Cervantes Street corridor.

The surrounding trade area reflects strong economic activity, with a 2026 daytime population of approximately 111,391, more than 76,000 employees, 6,574 businesses, and total annual sales exceeding \$11.5 billion. Within a one-mile radius, the median home value is approximately \$424,124, compared with the national median of \$376,272, and is projected to reach approximately \$495,884 within five years.

Positioned on approximately 0.4017 acres, the irregularly shaped parcel measures approximately 50 feet by 150 feet by 80 feet by 125 feet and is currently zoned R-1AA/R-NC. The property presents potential for continued owner occupancy, adaptive reuse, or thoughtful redevelopment, subject to applicable zoning, permitting, and governmental approvals.

With its architectural character, established identity, desirable East Hill location, and proximity to Downtown Pensacola, 3009 East Cervantes Street offers an exceptional opportunity to reposition, preserve, or reimagine one of the corridor's most recognizable properties.

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Prominent Position Along the Desirable East Cervantes Street Corridor

Strong Surrounding Daytime Population and Employment Base



3009 E. Cervantes Pensacola, FL.

Total Annual Sales

\$11.5 billion

Businesses

6,574

Employee's

76,000

***5-mile radius



Located approximately five minutes northeast of Downtown Pensacola, the property benefits from convenient access to neighborhood bakeries, breweries, restaurants, parks, and the Bayou Texar waterfront. The surrounding corridor is home to numerous longstanding and successful local businesses, including Jerry's Drive-In, New Yorker Deli & Pizzeria, Running Wild, Calvert's in the Heights, Scenic 90 Café, Sir Richard's Public House, and Aunt Katie's.

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