

SALE

Flagler Rd Storage, a 110,000 SF multi-story storage project

FLAGLER RD

Ormond Beach, FL 32174

PRESENTED BY:

CHRIS BUTERA

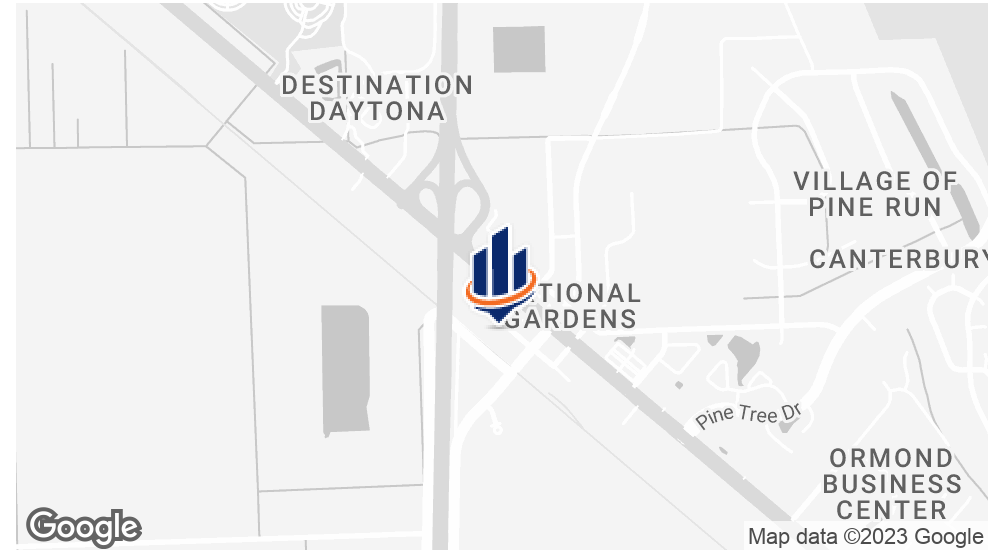
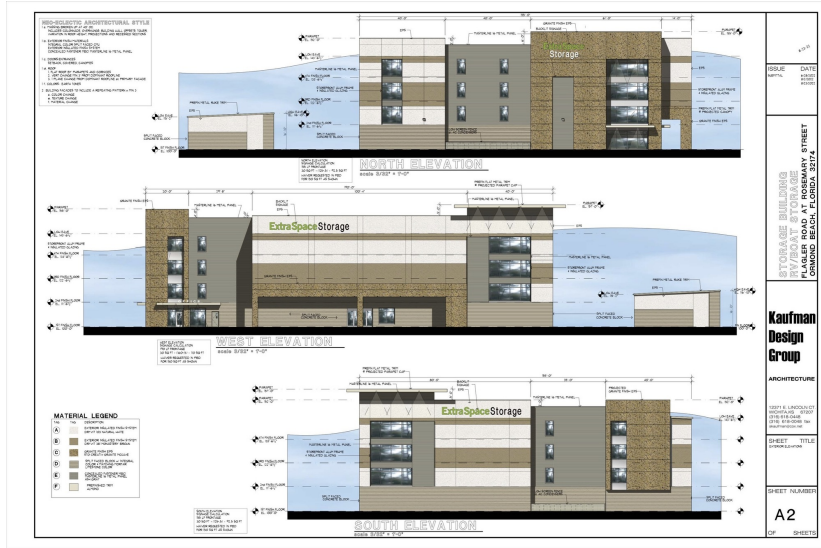
O: 386.453.4789

chris.butera@svn.com

FL #SL3083110



PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$1,800,000
LOT SIZE:	3.5 Acres
PROGRAM:	110,000 SF of four-story self storage plus 28 boat/RV spaces
ZONING:	PBD (City of Ormond Beach)
APN:	31-36-01-68-0020, 69-0020

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PROPERTY OVERVIEW

Offered for sale is this turnkey storage project in Ormond Beach, FL designed and approved for a 110,000 SF multi-story self storage facility plus 28 boat/RV spaces. Located just south of I-95 exit 273 along US Hwy 1 the site provides tremendous access and exposure to these busy roads. The property sits directly behind McDonalds and has full access to US Hwy 1 via its lighted intersection at Broadway Ave. Existing and planned residential communities surround the site with expectations of 5,000+ new residential units over the next decade.

This project is fully approved for a four-story 110,000 SF storage facility plus 28 covered boat/RV spaces and all site permits are in hand. We also have the option to do a three-story facility and can deliver that program if preferred. Either way this is a turnkey storage project!

PROPERTY HIGHLIGHTS

- Turnkey multi-story storage project!
- Located near I-95 exit 273 along US Hwy 1
- Access on Flagler Rd, directly behind McDonalds

RETAIL AERIAL



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5,000+ ROOFTOPS COMING ONLINE



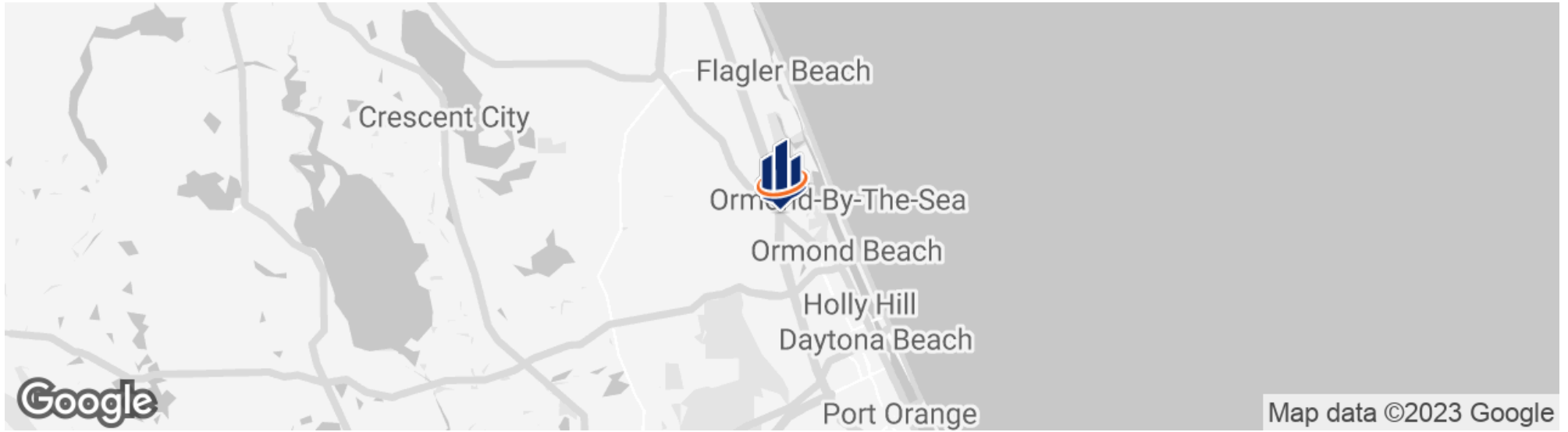
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LOCATION MAP



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