

Redevelopment Opportunity On US 192

26 W. New Haven Avenue, Melbourne, FL 32901

Centrally Located / Straight Shot to I-95 / Primary Retail Corridor



OFFERING SUMMARY

Sale Price: \$999,000

Acreage: 0.58 Acres

Facility SF: 1,221 SF

Zoning: City of Melbourne
General Commercial
(C2)

PROPERTY OVERVIEW

Est. 126' Frontage on New Haven Avenue
Depth Approximately 200'
Mostly Cleared. Mix of Gravel & Grass
Sale Includes 1,221 SF Wood Frame Building. Constructed in 1926
Metal Sheds are Negotiable
Utilities: City of Melbourne Water/Sewer, FPL Electric
Traffic Count est. 34,000 VPD on New Haven Avenue

LOCATION OVERVIEW

Strategically positioned directly on US 192 which is an immediate connector between Interstate 95, US1 and the beaches. Close proximity to Downtown Melbourne, the Melbourne International Airport, Melbourne Square Mall, and Holmes Regional Medical Center. Lots of shopping, dining and schools in the area. Call today for details!

Zach Ullian, SIOR

Broker Associate
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SIOR
Individual Members
Michael S. Ullian
Zachary M. Ullian

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Surrounding Businesses



Map
data
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Google

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Brevard County Property Appraiser Map



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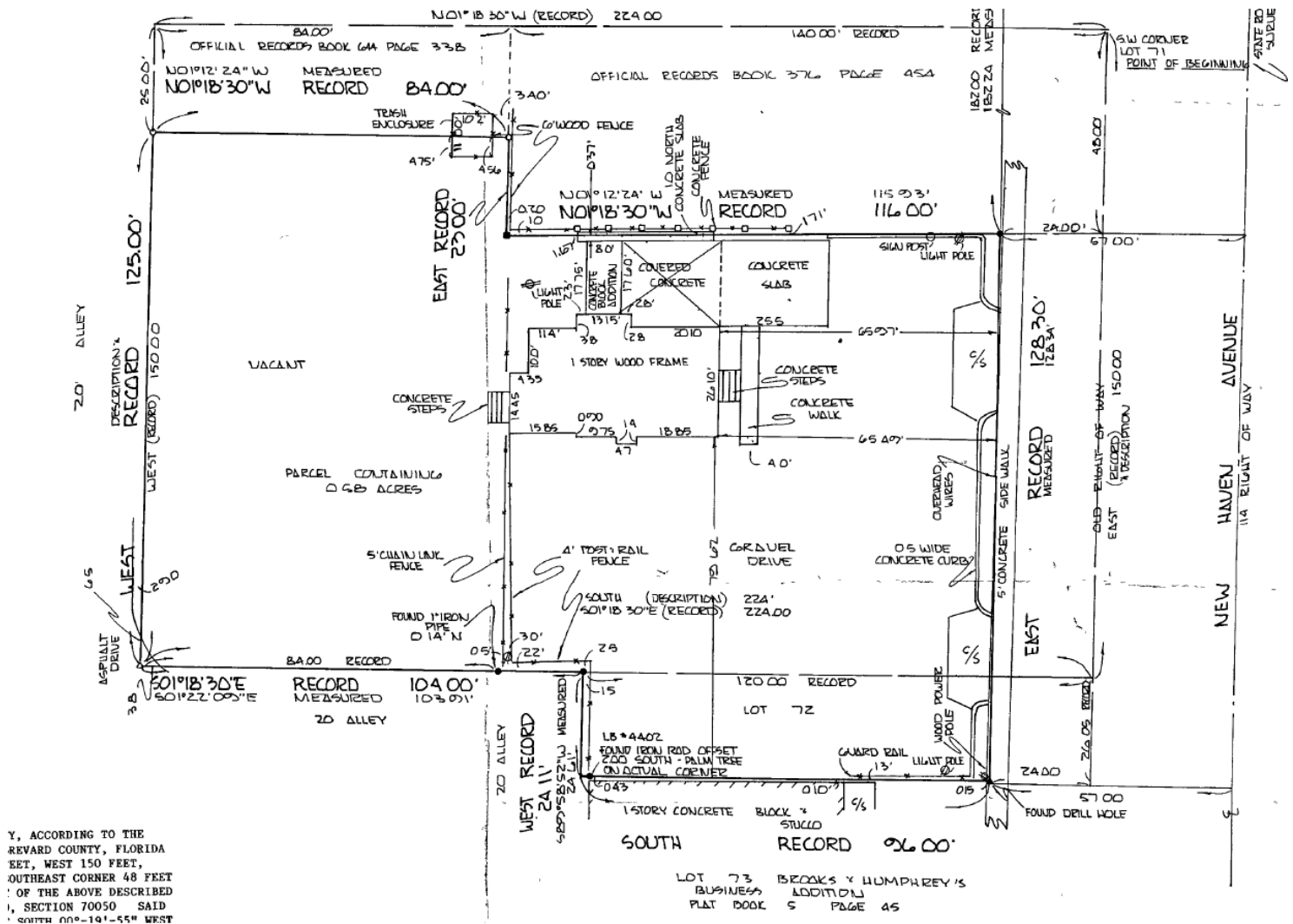


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Survey



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S I O R

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Additional Photos



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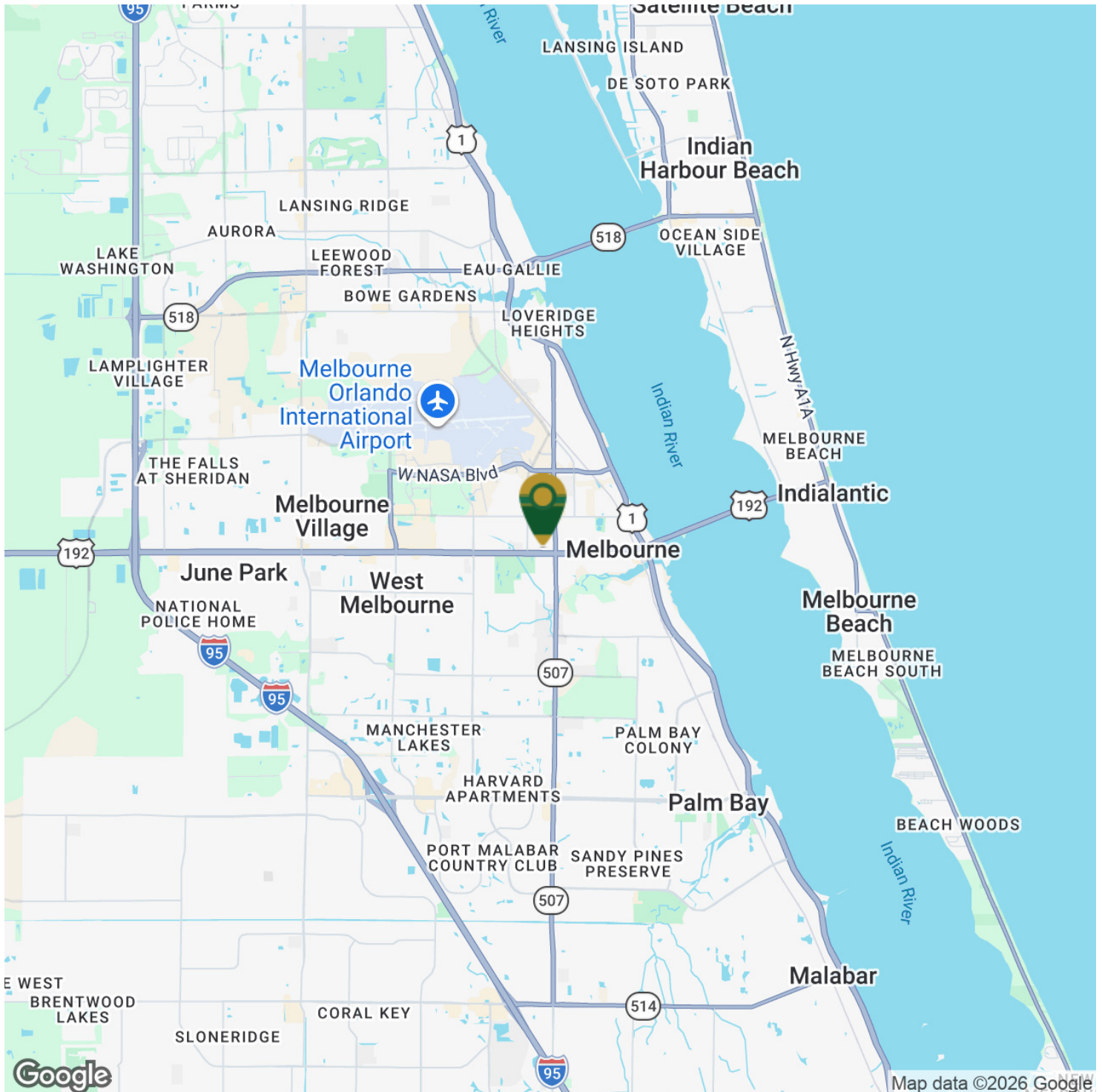


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Location Map



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