

ORMOND COMMERCE PARK



PROPERTY DESCRIPTION

Commercial Condo available in Ormond Commerce Park.
Unit 402: 1,500 SF available For Sale or 1,022 SF For Lease.
Lease does not include the storage area.
Great for Professional or Contractor.
Interior buildout complete.
Concrete tilt wall with metal siding above wall system.
Hurricane glass and doors. Metal roof. Tile floors throughout.
Plenty of parking.
Located 2 miles from Interstate 95 & Destination Daytona and
2.5 miles from Nova Road.

LOCATION DESCRIPTION

Located two miles south of the I-95/US-1 Interchange on US Highway 1.

LOCATION ADDRESS

1293 N. US Highway 1, Unit 402
Ormond Beach, FL 32174

JOHN W. TROST, CCIM

Principal | Senior Advisor

O: 386.301.4581 | C: 386.295.5723

john.trost@svn.com

OFFERING SUMMARY

SALE PRICE:	\$195,000
LEASE RATE:	\$1,700 per Month
AVAILABLE SF:	For Sale 1,500 SF For Lease 1,022 SF
CONDO FEES:	\$250 per Month
PARCEL NO:	4206-08-00-4020
YEAR BUILT:	2006
ZONING:	I-1, Light Industrial

DEMOGRAPHICS	1 MILE	3.5 MILES	5 MILES
TOTAL HOUSEHOLDS	1,382	6,762	24,435
TOTAL POPULATION	2,981	14,715	53,420
AVERAGE HH INCOME	\$110,960	\$99,189	\$88,680

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ADDITIONAL PHOTOS



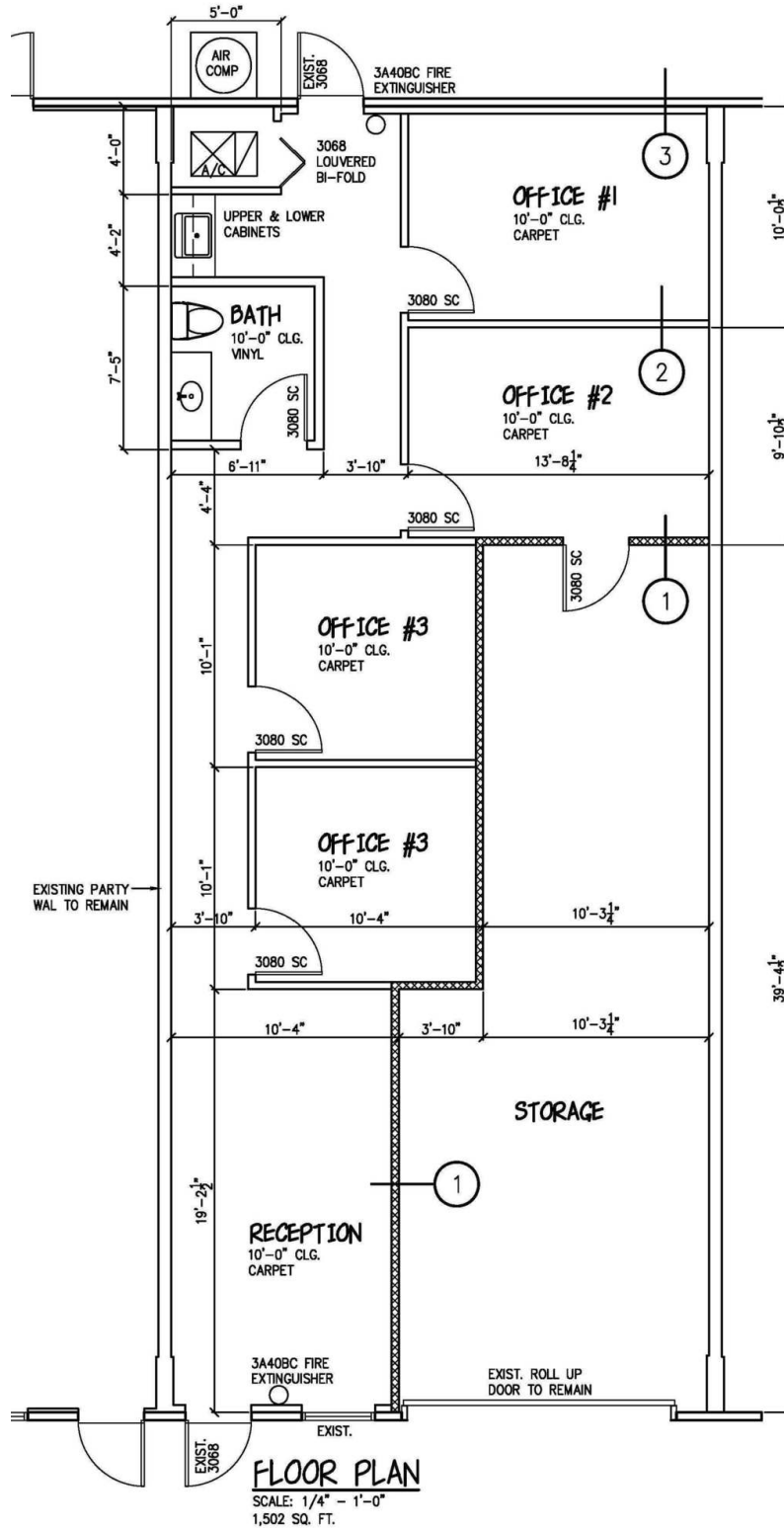
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FLOOR PLAN

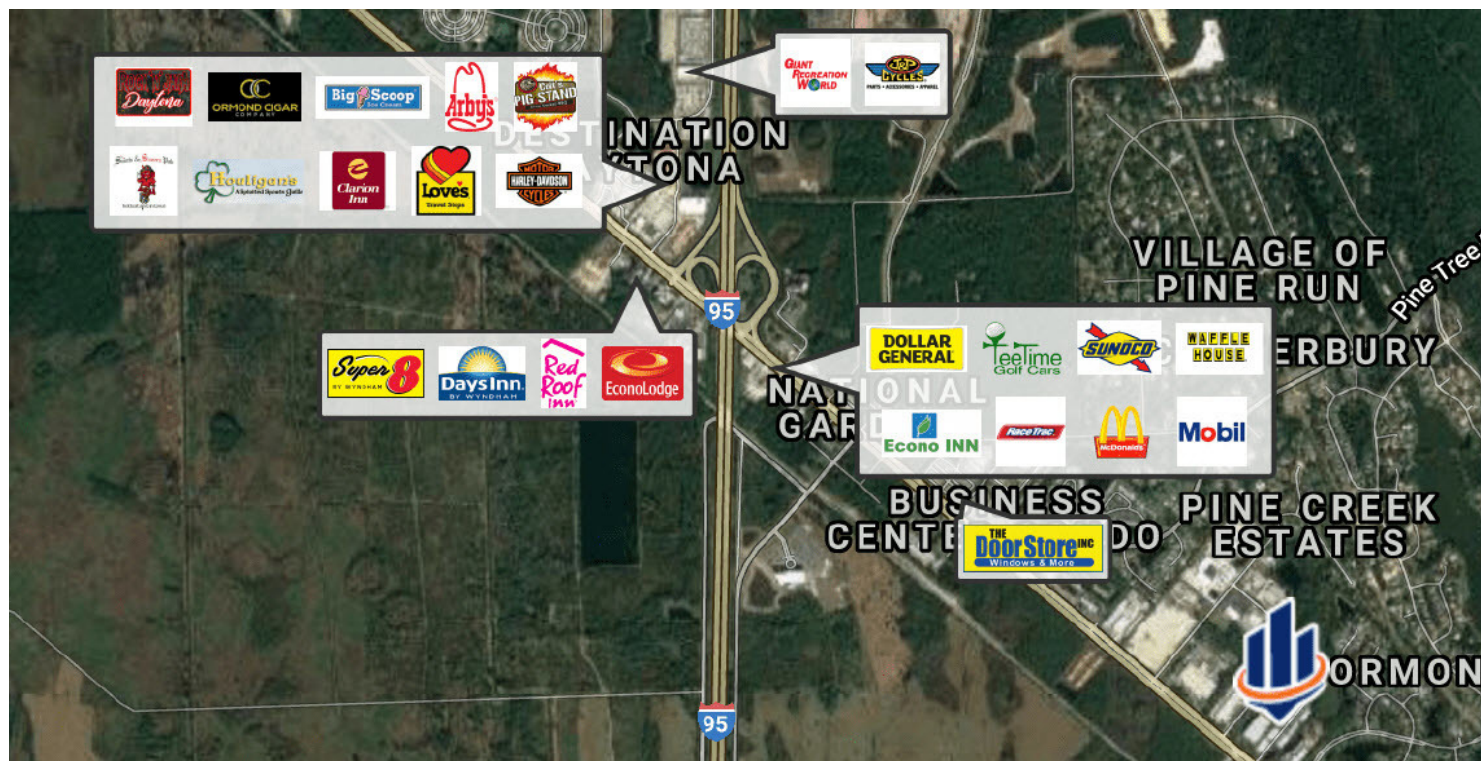


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COMMERCIAL REAL ESTATE ADVISORS

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