

Freestanding Vacant Retail Building Available

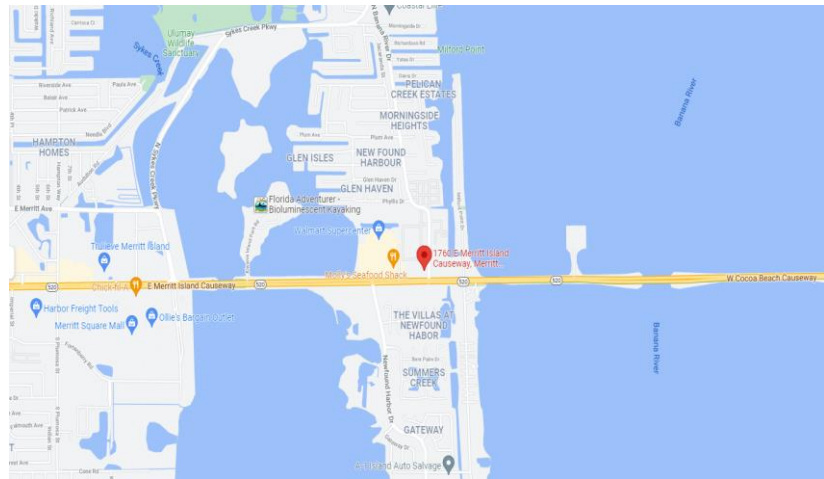
FOR LEASE - \$28.50 psf NNN

1760 E. Merritt Island Causeway (SR 520) Merritt Island, Brevard County, Florida

Property Highlights

- Building Size 2,325 sq. ft.
- Year Built 2009
- Land Size – .73 acres (31,799 sq. ft.)
- Located at a signalized intersection
- Monument Style Signage
- Zoned – BU-2
- Good Access & Visibility
- 2021 Traffic Counts – Merritt Island Causeway (SR 50) 24,000 VPD – N. Banana River Drive 6,390 VPD
- 2021 Property Taxes - \$11,384
- All Motor Fuels Equipment (including tanks) have been removed.

Will be Deed Restricted against being used as a Convenience Store with or without Motor Fuels (other restrictions may apply)



Contact:
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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but do not guarantee it. All information should be verified before entering into an agreement.

Overhead Aerial View



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