

**FOR
SALE**

**REDEVELOPMENT – INVESTMENT
OPPORTUNITY**

**1111-1115 W. SR 436
ALTAMONTE SPRINGS, FL 32714**



**CONFIDENTIAL LISTING
NO SITE VISITS WITHOUT
THE LISTING BROKER**



Property Details

- 1111-1115 W. SR 436 (2 leasable units)
- .58 Acre of land with ample parking at the corner of Jewel Drive and SR 436 with a direct median cut for access in both directions
- Good Visibility and Signage, In the path of progress (Retail Corridor)
- 180' +/- frontage on 436, 150'+/- on Jewel (**County C-2 Zoning**)
- 1113: 375 SF **Restaurant Building** Leased to Little Dairy Manor
- 1111 & 1115: 620 SF Leased to a **Car Dealer**
- Tenants are on Month to Month Leases (**Totaling \$3,350 a month**)
- Buyer can re-negotiate the leases or redevelop as needed
- Owner may hold owner financing (see broker for details)
- **Sale Price: \$750,000**

CONTACT

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Results Real Estate Partners, LLC

Licensed Commercial Real Estate Brokers

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This information is from sources we deem reliable and is subject to prior sale, lease, withdrawal without notice, or change in prices, rates, or conditions. No representation is made as to the accuracy of any information furnished.

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