

# EXECUTIVE SUMMARY

Hillside Mobile Home Park • 3680 Dixie Hwy NE Palm Bay, FL 32905



## OFFERING SUMMARY

**Sale Price:** \$870,000

**Number Of Units:** 16

**Lot Size:** 1.83 Acres

**Zoning:** RM-20

**APN#:** 28-37-13-FK-\*-3.02

## PROPERTY OVERVIEW

Investment Opportunity!  
Mobile home park with 16 tenanted lots and 3 vacant lots  
Excellent location on US-Hwy 1 between Robert J Conlan Blvd and Palm Bay Rd  
Property priced at a 8.5% CAP Rate

## LOCATION OVERVIEW

Located on US Hwy-1 in growing Palm Bay

### DISTANCES:

- 0.5 miles south of Robert J Conlan Blvd
- 0.8 miles north of Palm Bay Rd
- 3.3 miles south of US 192

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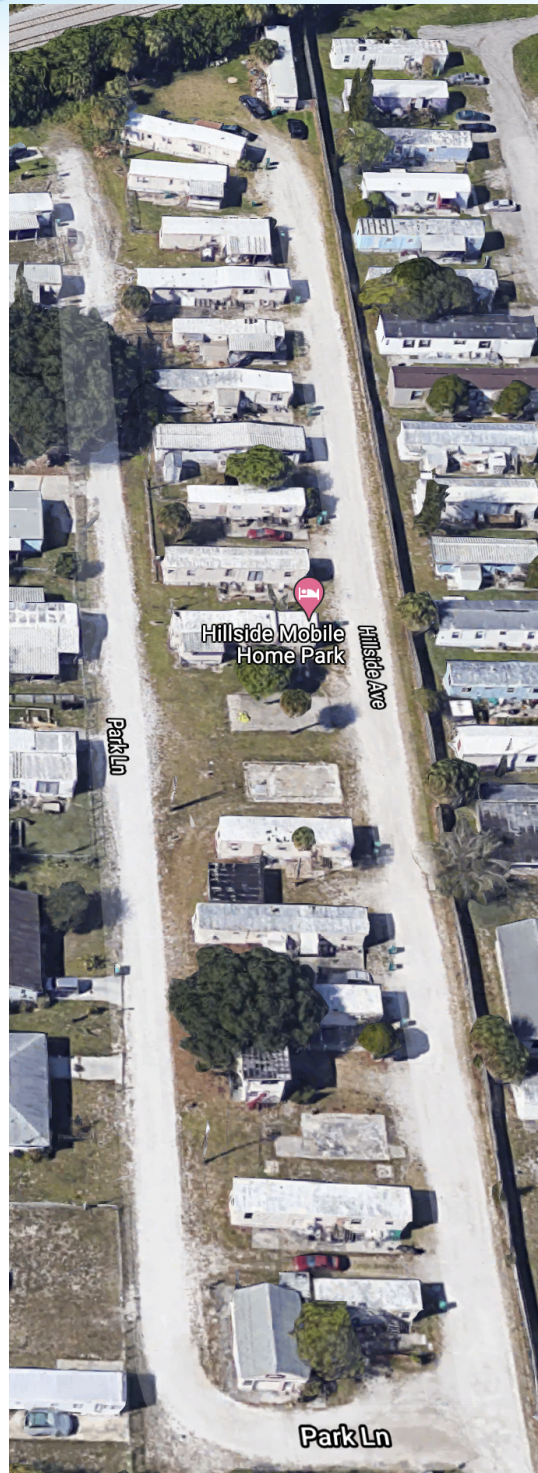
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# ADDITIONAL PHOTOS

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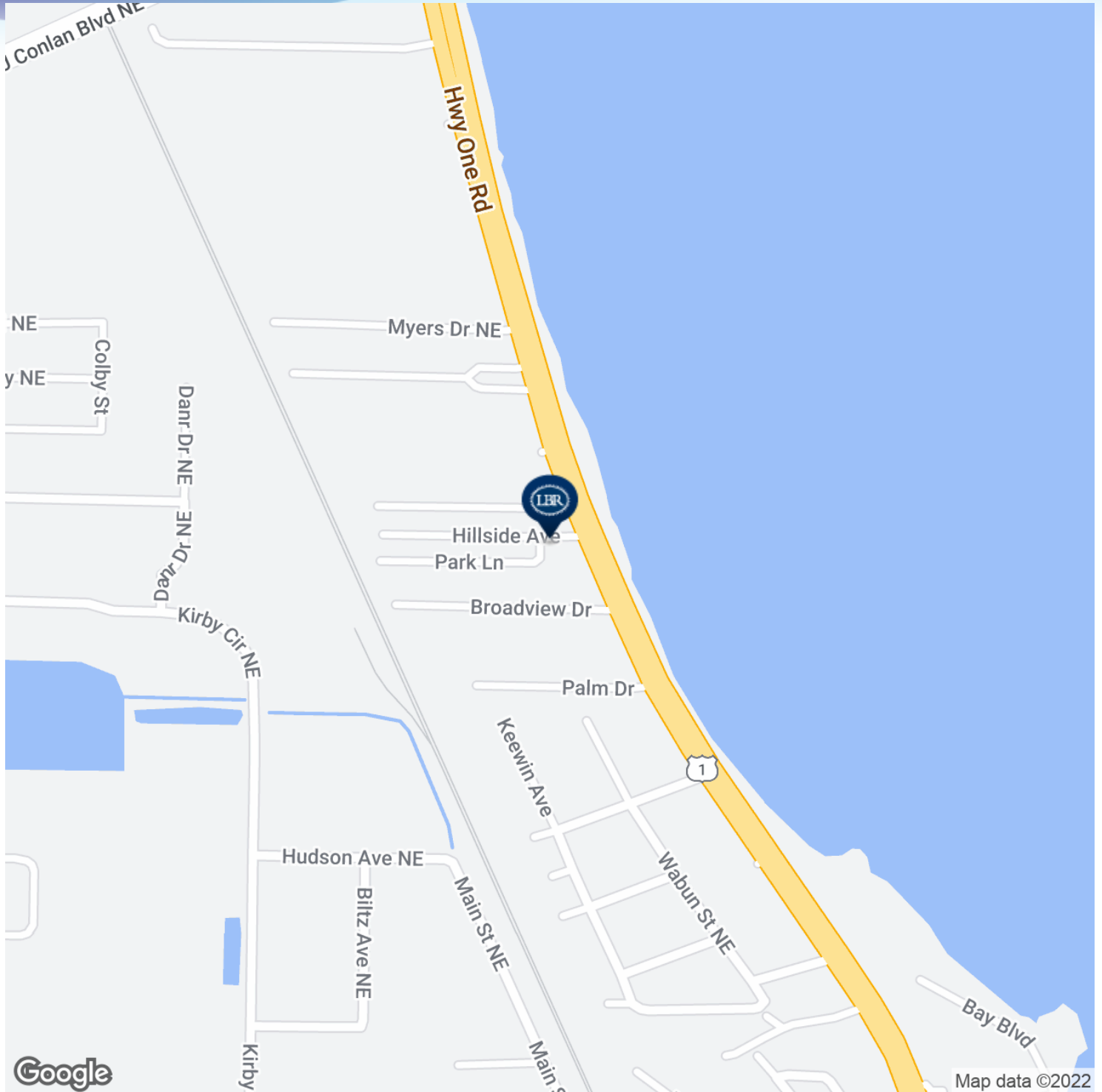
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# LOCATION MAP

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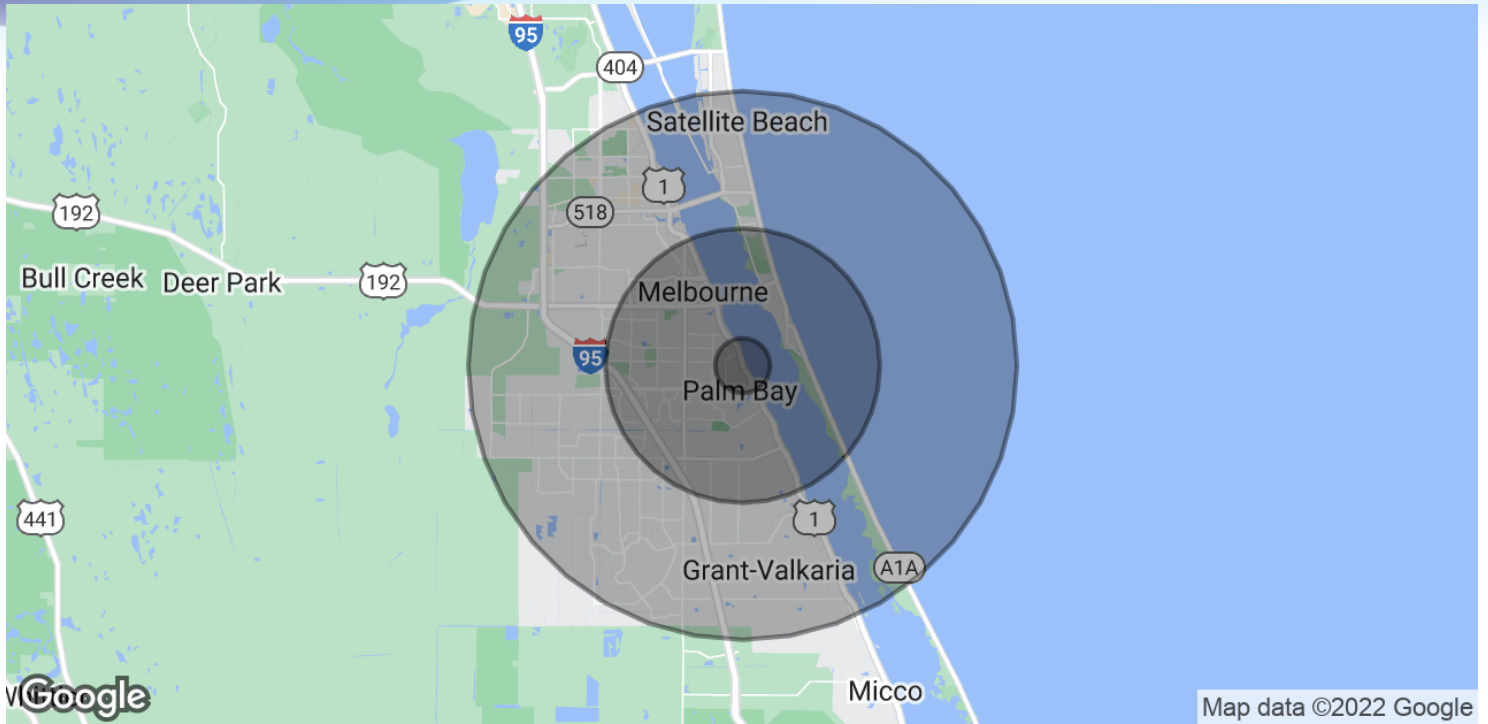
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# DEMOGRAPHICS MAP & REPORT

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Map data ©2022 Google

## POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	2,724	89,880	255,824
Average Age	52.0	44.4	43.3
Average Age (Male)	51.4	41.3	41.4
Average Age (Female)	53.2	47.1	45.0

## HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	1,266	38,050	104,067
# of Persons per HH	2.2	2.4	2.5
Average HH Income	\$59,117	\$60,296	\$61,342
Average House Value	\$292,447	\$215,048	\$218,354

\* Demographic data derived from 2020 ACS - US Census

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