

EXECUTIVE SUMMARY

• 3659 S Hopkins Ave Titusville, FL 32780



OFFERING SUMMARY

Available SF: 1,200 - 2,400 SF

Lease Rate: \$18.00 SF/yr (Gross)

Lot Size: 0.54 Acres

Year Built: 1985

Building Size: 7,200 SF

Zoning: NC

PROPERTY OVERVIEW

Located at 3659 S Hopkins Ave, Titusville, this exceptional property offers a prime leasing opportunity. Boasting a spacious layout and versatile floor plan, it provides the perfect canvas for a variety of retail endeavors. The property's high visibility and easy accessibility make it an ideal choice for businesses seeking maximum exposure. Ample parking and a well-maintained exterior enhance its appeal, while large storefront windows invite plenty of natural light. This property is ready to accommodate the vision of its future tenant and is a prime opportunity for establishing a vibrant retail presence. Schedule a tour today and unlock the potential of this inviting space.

LOCATION OVERVIEW

Corner plaza in Titusville offers an enticing blend of local and national retailers within close proximity to the property. Situated in the heart of this dynamic area, tenants have the opportunity to tap into a bustling consumer base.

Nearby attractions such as the Kennedy Space Center Visitor Complex, Space View Park, and the Astronaut Memorial Planetarium & Observatory draw visitors from near and far, adding to the area's allure. The mix of retail, dining, and entertainment options in the vicinity positions the property as an appealing choice for businesses seeking to thrive in this bustling commercial hub.

VITOR DE SOUSA, CCIM

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ADDITIONAL PHOTOS

• 3659 S Hopkins Ave Titusville, FL 32780



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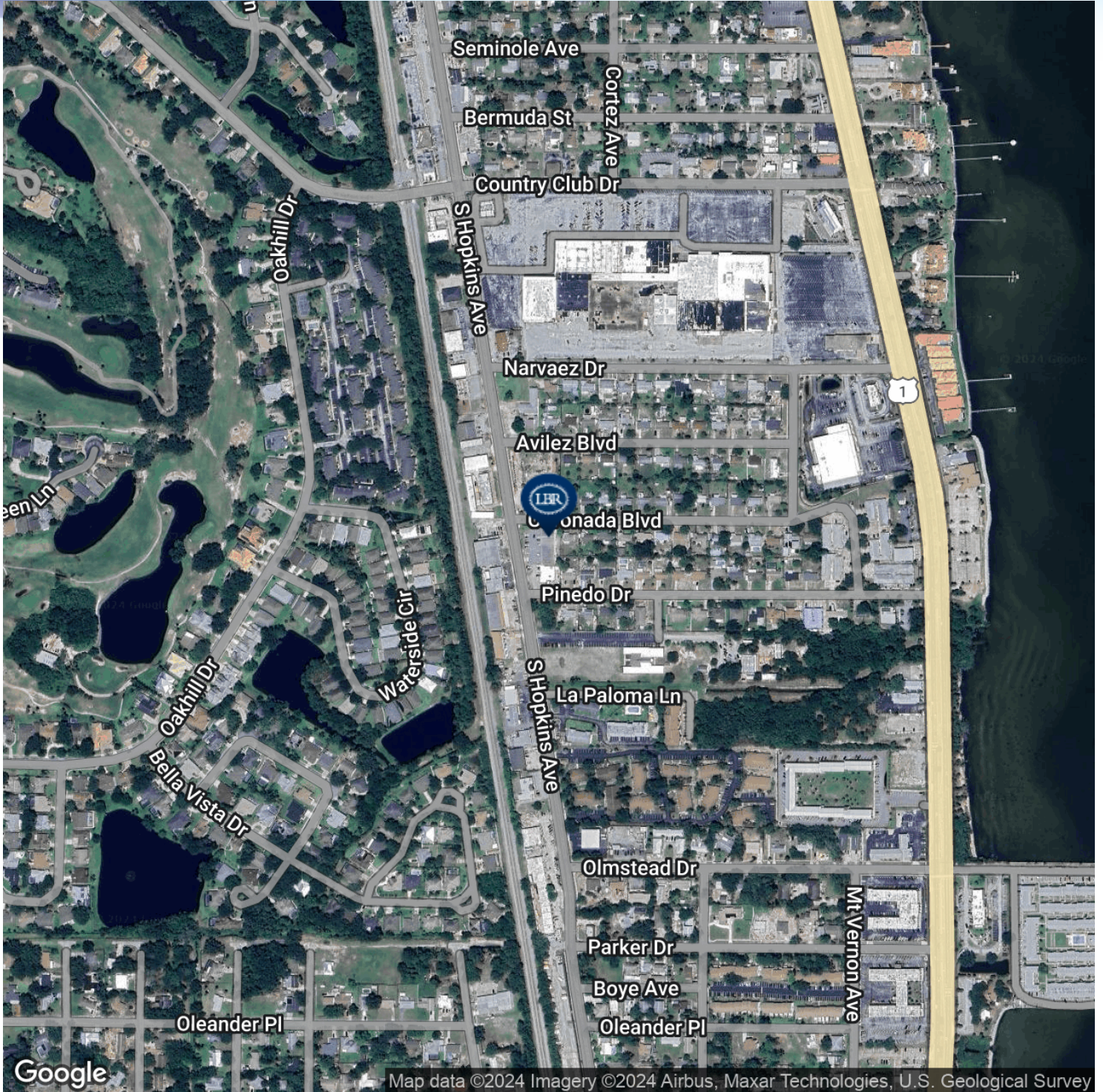
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LOCATION MAP

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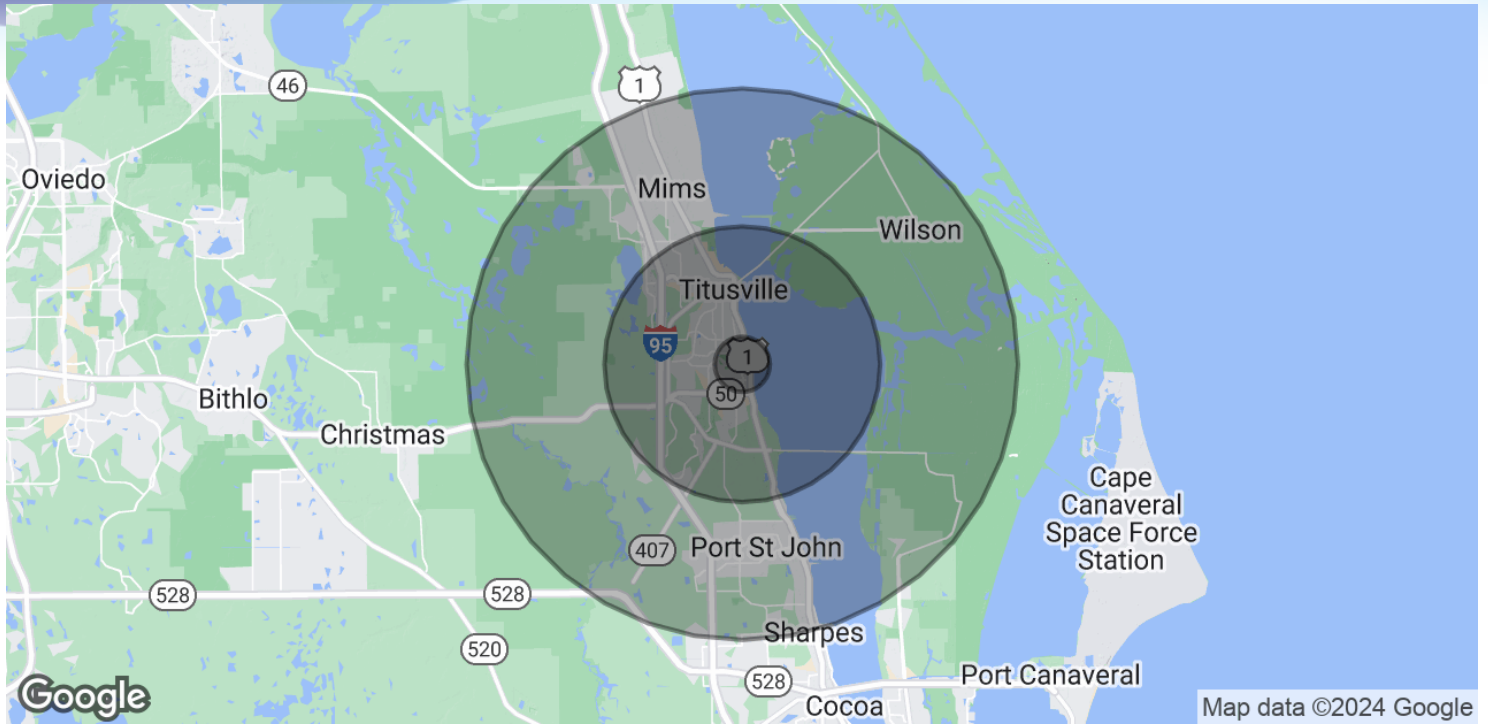
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DEMOGRAPHICS MAP & REPORT

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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	6,776	45,984	94,368
Average Age	42.0	46.0	46.1
Average Age (Male)	44.8	45.7	45.7
Average Age (Female)	43.8	47.6	47.1

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	3,812	24,184	45,739
# of Persons per HH	1.8	1.9	2.1
Average HH Income	\$44,766	\$52,324	\$59,939
Average House Value	\$243,991	\$180,531	\$191,187

* Demographic data derived from 2020 ACS - US Census

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