## For Sale Zellwood Commercial Building & Adjacent Lot 3,129 SF | \$1,500,000 (\$479.39/SF)



# **3116 Washington Street**

Zellwood, Florida 32798

### **Property Highlights**

- 3,129± SF former bank building with 3-lane drive-thru
- 1.62± acres total (1.3± main parcel + 0.32± adjacent parcel)
- Rare opportunity in Zellwood (unincorp. Orange County)
- 135 feet of frontage on US Hwy 441 / West Orange Blossom Trail (36,259 AADT)
- Monument signage on US Hwy 441
- 27 parking spaces
- · Potential uses: bank, retail or professional office
- Convenient to Ponkan Road, SR 429 (Western Beltway), SR 414 (Maitland Blvd), SR 44 & I-4
- · Properties could be sold separately

## Sale Price: \$1,500,000



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 we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.



#### For more information

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1 DOLL

Woodward Avenue

Washington Street

UNITED STATES POSTAL SERVICE



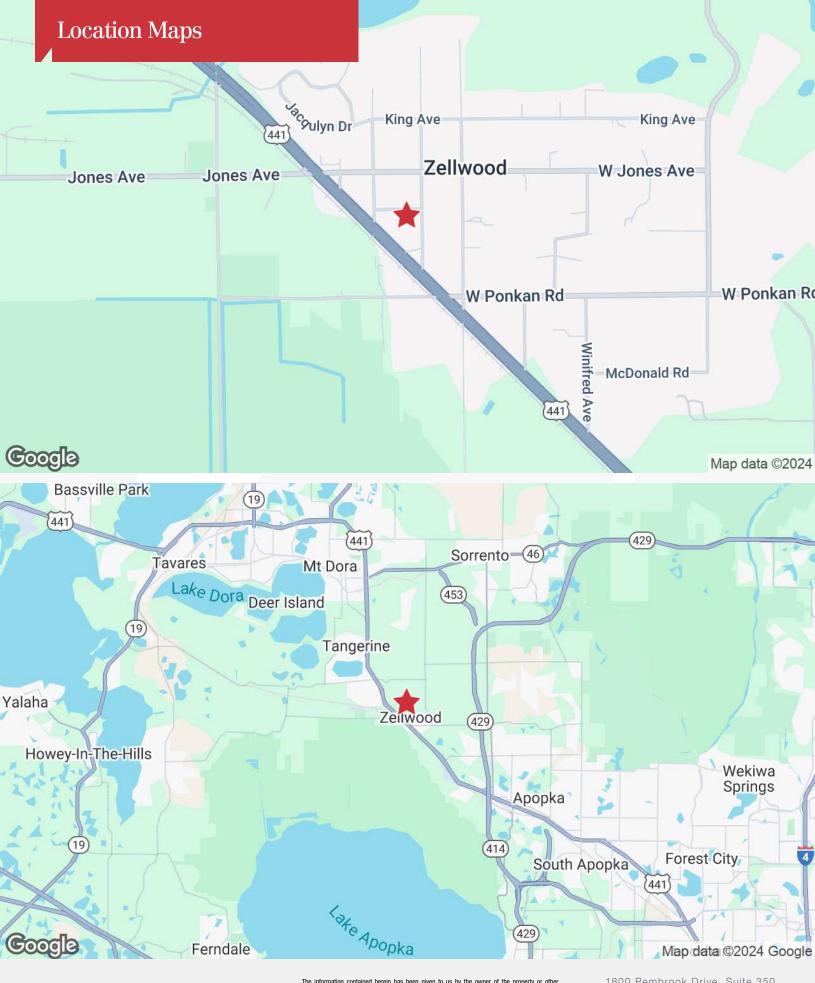
**N**Realvest<sup>®</sup>



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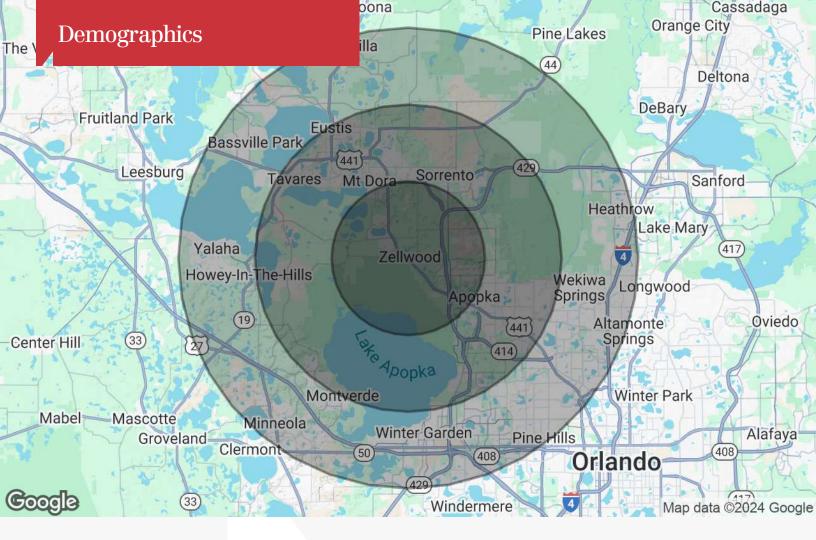
West Orange Blossen

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Population	5 N	files 10 M	Miles 15 Mil	es
TOTAL POPULATION	38,4	139 177,6	676 698,231	
MEDIAN AGE	43	43	42	
MEDIAN AGE (MALE)	42	42	41	
MEDIAN AGE (FEMALE)	44	44	43	
Households & Income	5 N	files 10 M	Miles 15 Mil	es
TOTAL HOUSEHOLDS	14,0	012 66,49	91 262,217	
# OF PERSONS PER HH	2.7	2.7	2.7	
	2.1	2.1	2.1	
AVERAGE HH INCOME		5,710 \$101		0

\* Demographic data derived from 2020 ACS - US Census



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