For Sale Lakefront 20-Unit Apartment/Motel Property 8,224 SF | \$1,200,000



1995 South US Hwy 17-92 Longwood, Florida 32750

Property Highlights

- 20-unit motel / hotel / apartment property
- Lakefront property on beautiful Lake Kathryn 2.25± acres
- Three buildings totaling 8,224± SF
- 450' of frontage on US Hwy 17-92 with pylon signage
- Zoning: C-2, Unincorporated Seminole County
- Allowable uses include: hotel/motel, multifamily, daycare, automotive, retail and office
- Great conversion opportunity to apartments or retail/office use
- Easy access with left turn lane from southbound US Hwy 17-92
- Utilities: currently on well and septic
- Public water and sewer available in close proximity

Sale Price: \$1,200,000

OFFERING SUMMARY		
Sale Price	\$1,200,000	
Lot Size	2.25 Acres	
Building Size	8,224 SF	



For more information

Kevin O'Connor O: 407 949 0736 koconnor@realvest.com

Matthew Cichocki O: 407 949 0738 mcichocki@realvest.com



12.10.2024

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. 1800 Pembrook Drive, Suite 350 Orlando, FL 32810 407 875 9989 tel nairealvest.com

Property Aerial

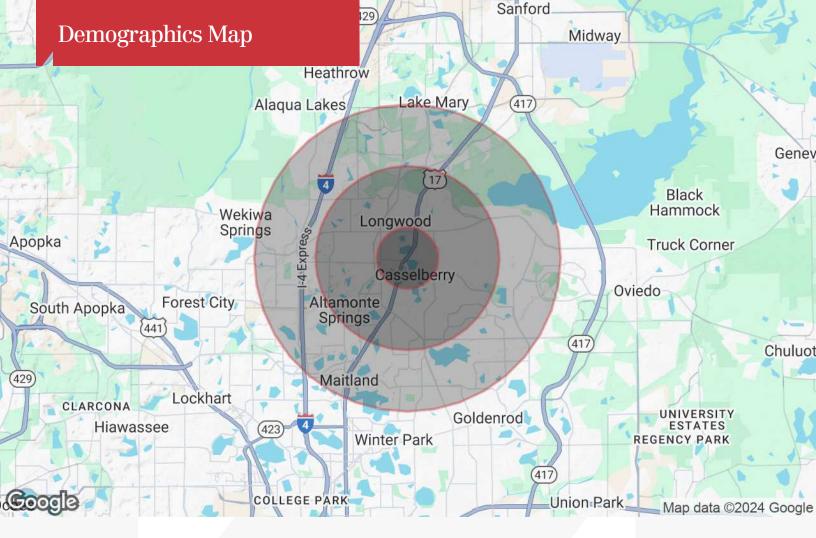
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Population	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	9,378	82,372	221,633
MEDIAN AGE	45	42	42
MEDIAN AGE (MALE)	43	41	41
MEDIAN AGE (FEMALE)	46	44	44
Households & Income	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	4,075	33,644	92,149
# OF PERSONS PER HH	2.4	2.5	2.5
AVERAGE HH INCOME	\$81,863	\$95,814	\$111,714
AVERAGE HOUSE VALUE	\$285,755	\$333,691	\$413,817
Race	1 Mile	3 Miles	5 Miles
% WHITE	70.0%	71.8%	73.9%
% BLACK	14.4%	13.7%	12.0%
% ASIAN	4.3%	4.3%	5.0%
% HAWAIIAN	0.1%	0.1%	0.1%
% INDIAN	0.4%	0.5%	0.5%
% OTHER	10.9%	9.7%	8.7%
Ethnicity	1 Mile	3 Miles	5 Miles
% HISPANIC	25.9%	27.1%	24.9%

* Demographic data derived from 2020 ACS - US Census



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