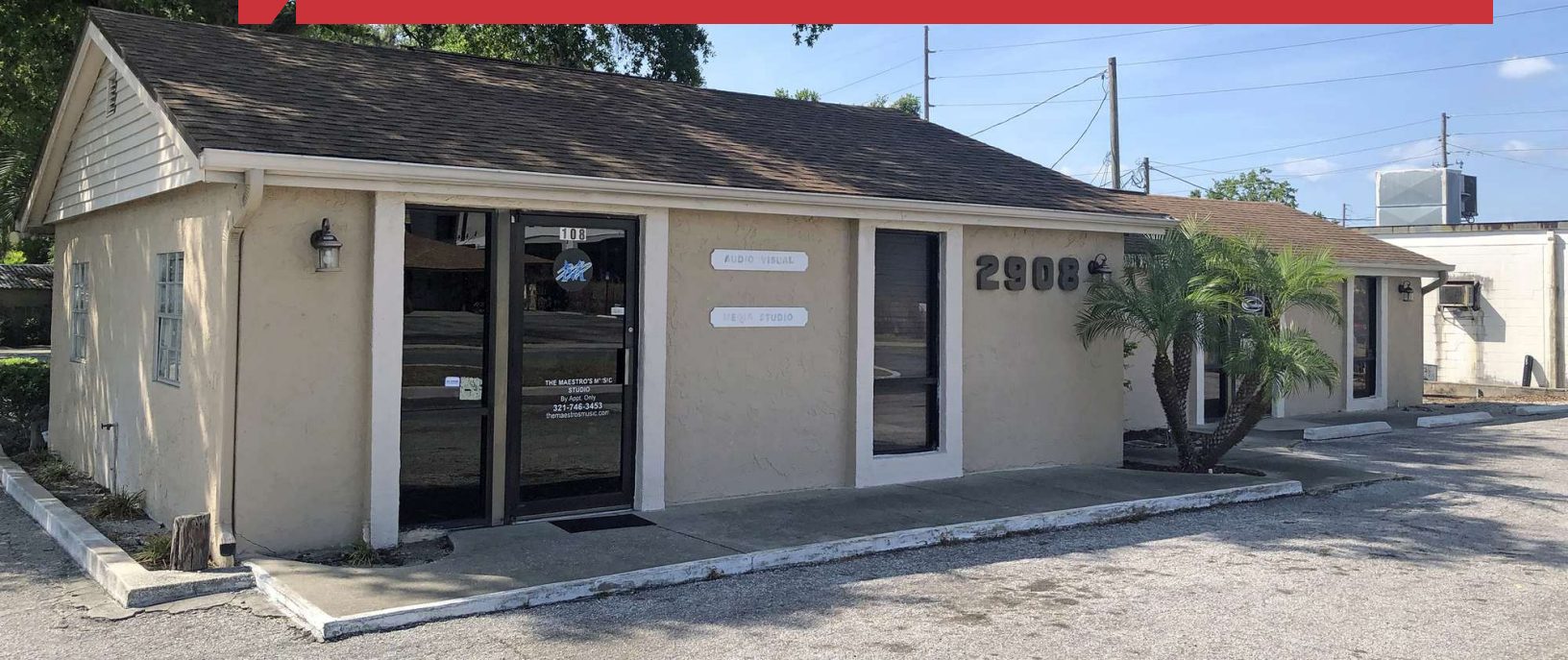


For Sale

Office Bldg - Owner-User or Investment

3,825 SF | \$599,000



2908 Lakeview Drive

Fern Park, Florida 32730

Property Highlights

- 3,825± SF office building on large lot (0.43± acres) with 20 parking spaces
- Occupy the entire building or lease part of it for additional income
- Future Land Use: Office
- Zoning: RP - Residential Professional
- Highly convenient location near the intersection of US Hwy 17-92 and SR 436 (Altamonte Drive)
- Immediate access to both US Hwy 17-92 and SR 436
- Beautiful common conference room
- On septic system



Sale Price: \$599,000

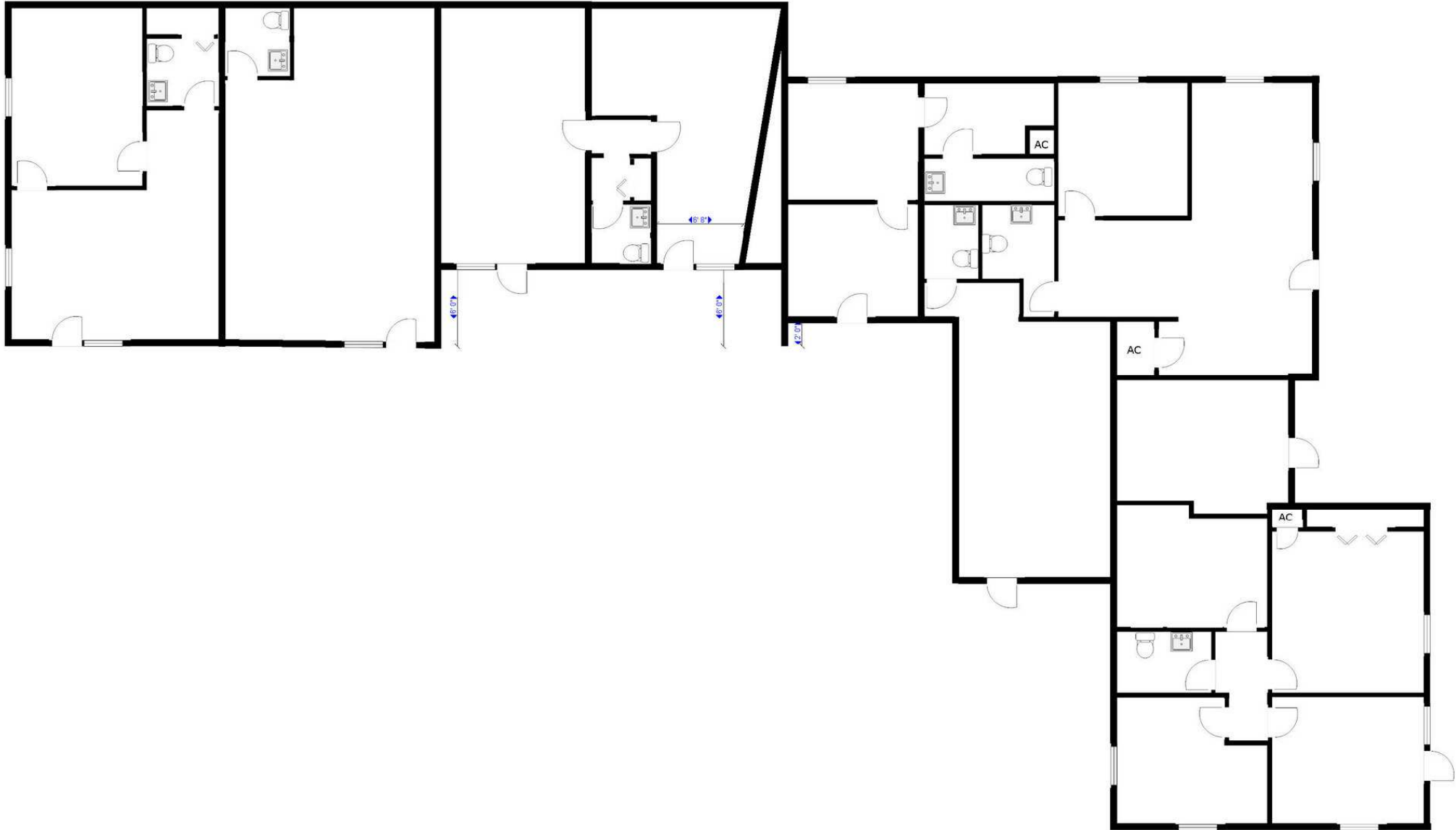
For more information

Jeffrey Bloom, CCIM

O: 407 949 0709

jbloom@realvest.com

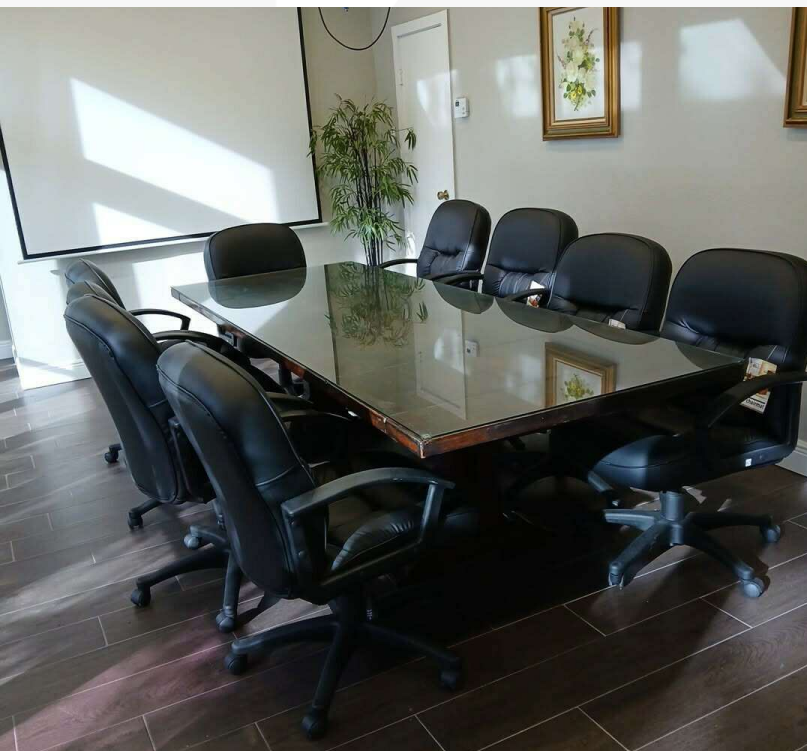
Floor Plan



Property Photos



Rear Portion of Building

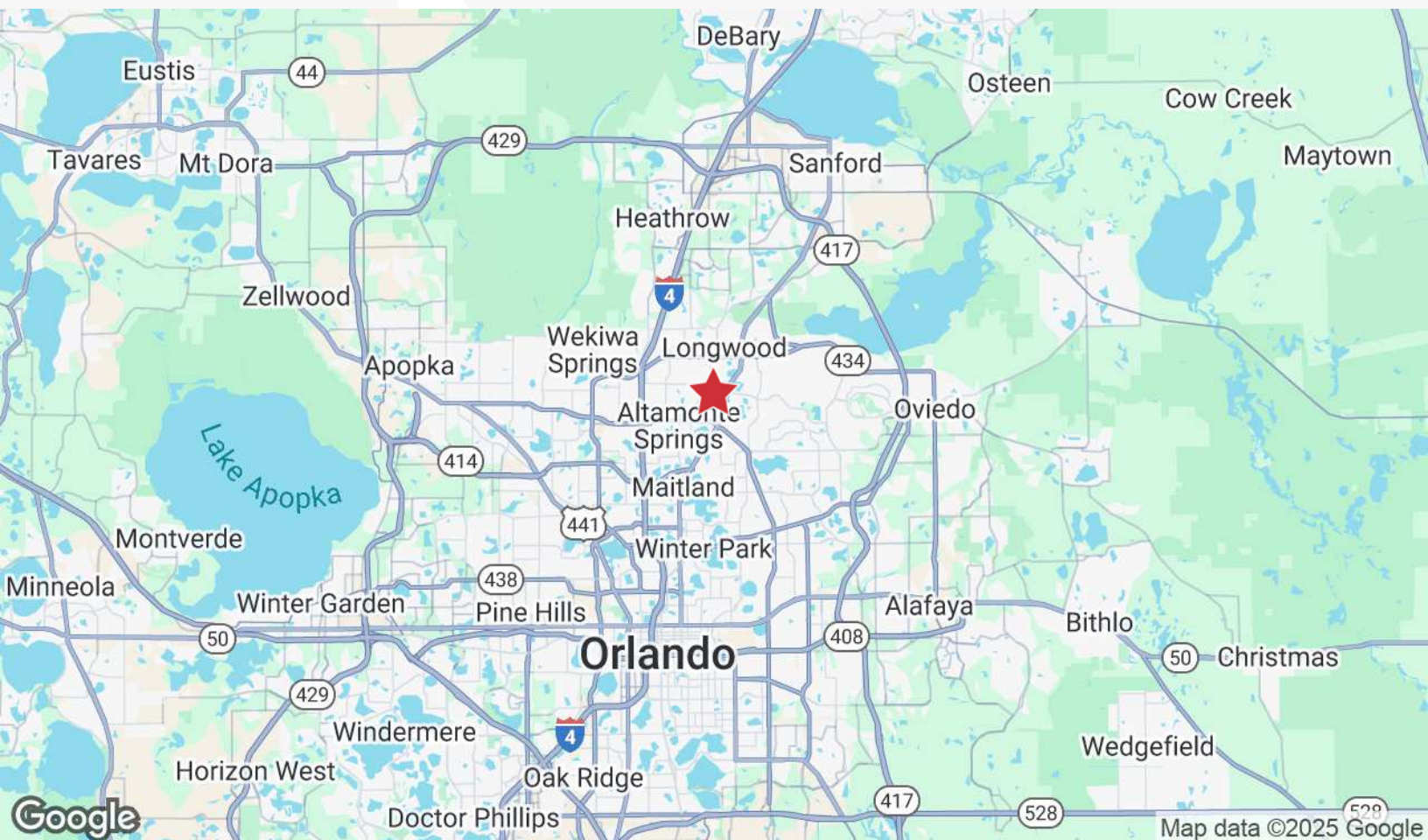
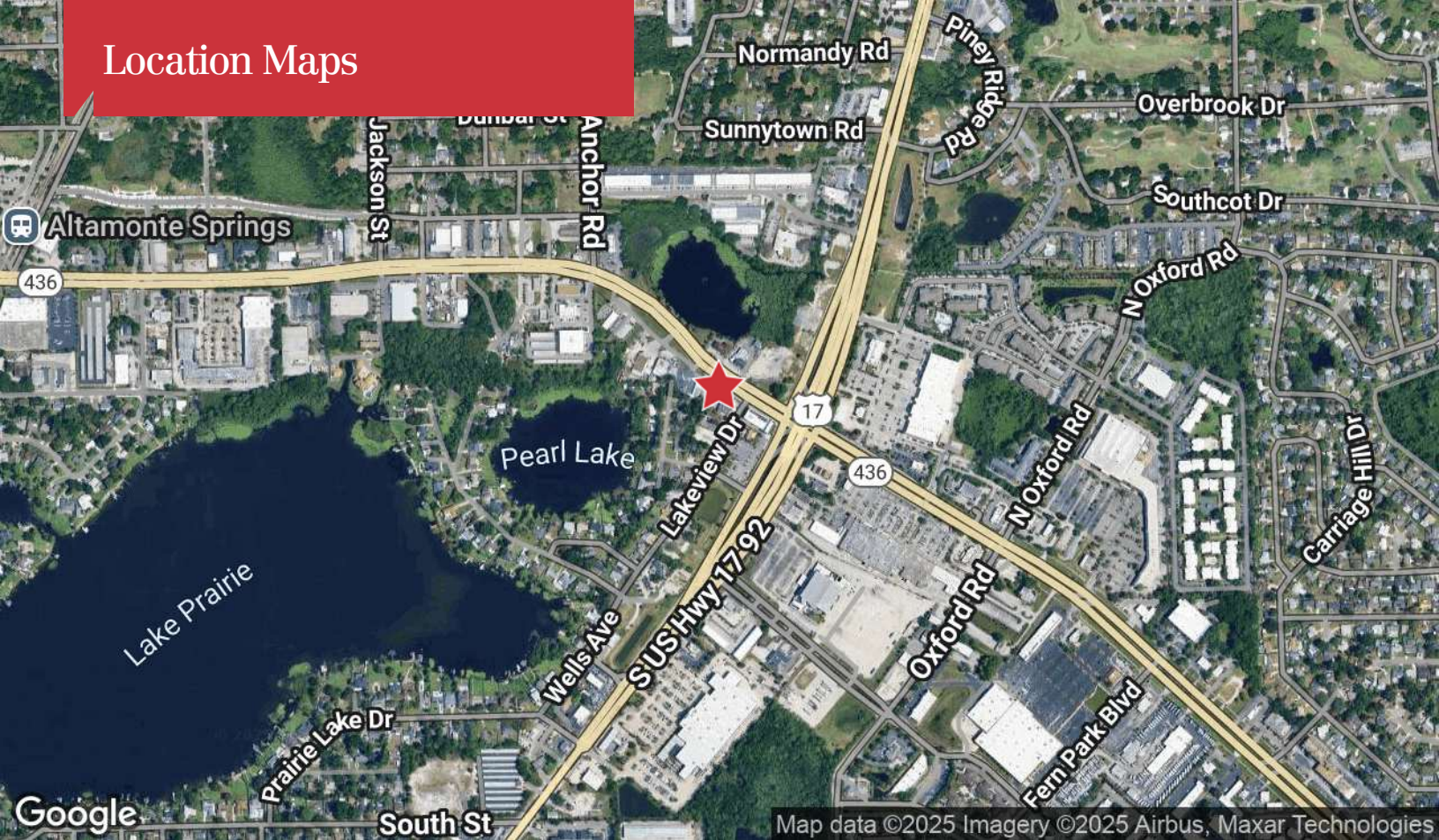


Conference Room

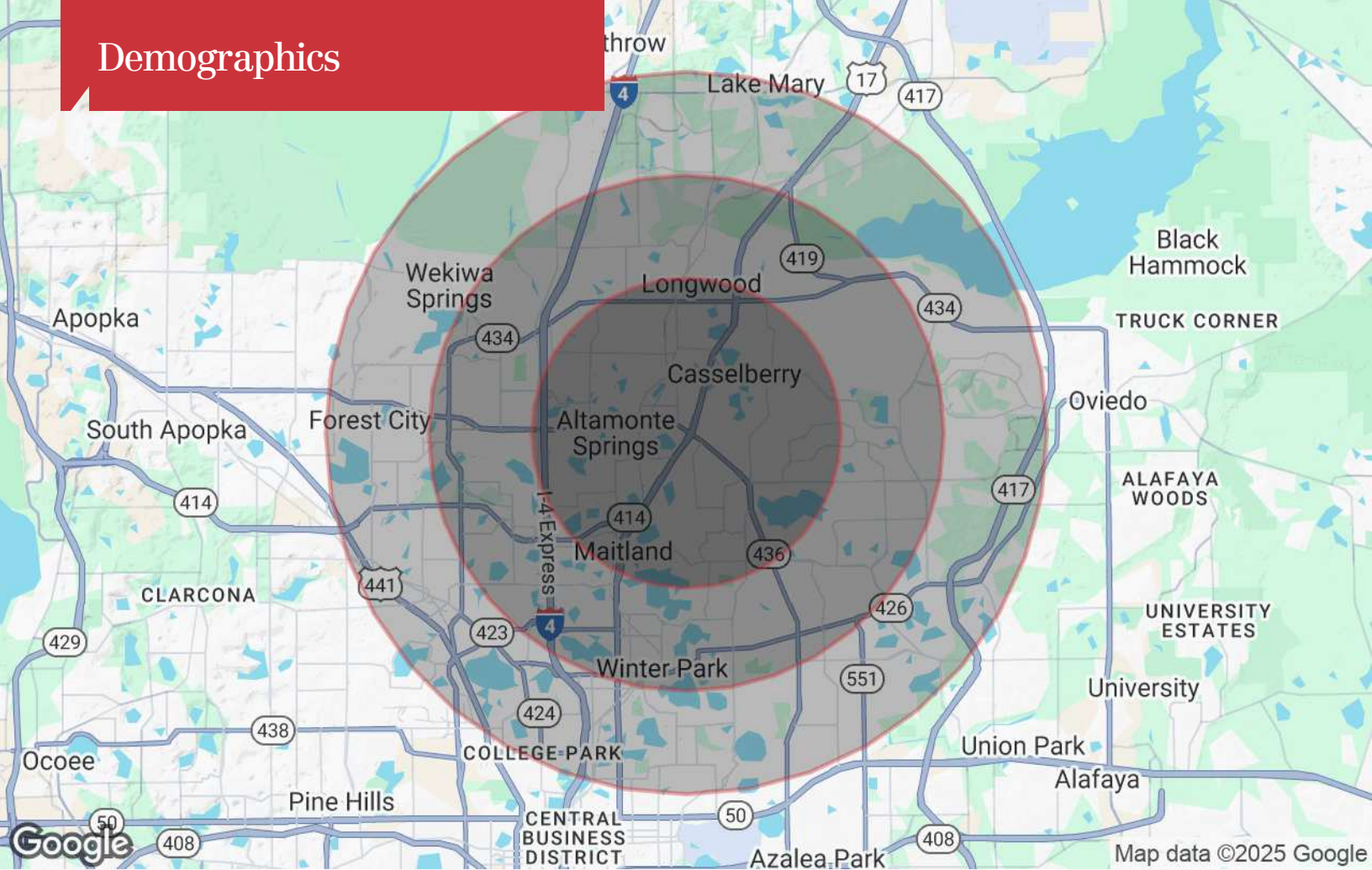


Typical Office

Location Maps



Demographics



Population

	3 Miles	5 Miles	7 Miles
TOTAL POPULATION	90,715	242,905	424,272
MEDIAN AGE	42.0	40.7	40.3
MEDIAN AGE (MALE)	40.3	39.4	39.2
MEDIAN AGE (FEMALE)	43.9	42.6	42.1

Households & Income

	3 Miles	5 Miles	7 Miles
TOTAL HOUSEHOLDS	42,323	109,133	187,067
# OF PERSONS PER HH	2.1	2.2	2.3
AVERAGE HH INCOME	\$70,898	\$78,979	\$83,610
AVERAGE HOUSE VALUE	\$225,513	\$254,996	\$272,038

* Demographic data derived from 2020 ACS - US Census