

# 342 N ORLANDO AVE

COCOA BEACH 32931

# FOR SALE

## \$1,500,000



This offering presents a rare opportunity to secure a highly visible headquarters property in the heart of Cocoa Beach with an additional off-site yard included. With over 40 years of established local presence, the business has served as a trusted marine construction hub, yet the property's prime positioning and versatile layout make it equally suited for contractors, trades, or service companies seeking a strategic beachside footprint. The main facility features excellent street exposure on a major corridor, while the additional lot provides operational flexibility that's nearly impossible to find in Cocoa Beach. Whether you continue in the marine industry, rebrand for your own trade, or leverage the site for a new venture, this property delivers unmatched visibility, operational flexibility, and enduring brand value.

## PROPERTY HIGHLIGHTS

- **PRIME COCOA BEACH LOCATION** – DIRECT FRONTAGE ON BUSY A1A IN THE TOWN CENTER DISTRICT.
- **BONUS YARD INCLUDED** – .17-ACRE AUXILIARY LOT LOCATED JUST ONE-THIRD OF A MILE (≈2-MINUTE DRIVE) FROM THE HEADQUARTERS, PROVIDING RARE STORAGE AND OPERATIONAL FLEXIBILITY.
- **SELLER FINANCING AVAILABLE** – ATTRACTIVE TERMS POSSIBLE FOR QUALIFIED BUYERS.
- **ESTABLISHED BUSINESS** – OVER 40 YEARS OF REPUTATION IN MARINE CONSTRUCTION WITH GOODWILL AND NAME RECOGNITION.
- **PROMINENT MONUMENT SIGNAGE** – MAXIMUM EXPOSURE TO DAILY TRAFFIC IN A HIGH-VISIBILITY CORRIDOR.

*FULL PACKAGE OF TRUCKS, TRAILERS, BARGES, AND MARINE EQUIPMENT INCLUDED (DETAILED LIST UPON NDA).*

**FOR FINANCIALS & EQUIPMENT LIST, NDA REQUIRED. CONTACT BRANT BAYLOCK**  
**WWW.CONTACTPLATINUM.COM**

✉ [BRANTBAYLOCK@CONTACTPLATINUM.COM](mailto:BRANTBAYLOCK@CONTACTPLATINUM.COM)

☎ (321) 355-3799

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# PROPERTY FEATURES

## LOT SIZE

±0.21-acre HQ property plus ±0.17-acre auxiliary yard.

## BUILDING SIZE

±1,048 SF office/showroom with versatile layout.

## ZONING

Town Center (supports contractors, trades, service companies, and live/work uses).

## EQUIPMENT

Trucks, trailers, barges, and specialized marine construction machinery (full list with NDA).

## ACCESS

On-site parking with partially fenced yard and operational flexibility.

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