



# For Sale

## Ormond Commerce Park | Commercial Condo For Sale

1293 N. US Highway 1, Ormond Beach, FL 32174



### OFFERING SUMMARY

<b>SALE PRICE:</b>	\$330,000
<b>AVAILABLE SF:</b>	1,500 SF
<b>YEAR BUILT:</b>	2006
<b>PARCEL NO:</b>	4206-08-00-4020
<b>CONDO FEES:</b>	\$308 per Month
<b>ZONING:</b>	I-1, Light Industrial

DEMOGRAPHICS	1 MILE	3.5 MILES	5 MILES
<b>TOTAL HOUSEHOLDS</b>	1,382	6,762	24,435
<b>TOTAL POPULATION</b>	2,981	14,715	53,420
<b>AVERAGE HH INCOME</b>	\$110,960	\$99,189	\$88,680

### PROPERTY DESCRIPTION

Commercial Condo For Sale in Ormond Commerce Park.

Unit 402: 1,500 SF - Great for Professional or Contractor.

The interior buildout is complete and includes four offices, a break area, 8' interior doors, one restroom, and a 39' deep storage area with an overhead door. 10' ceilings in the office area and 20' ceilings in the storage area.

Concrete tilt wall with metal siding above wall system. Hurricane glass and doors. Metal roof. Tile floors throughout.

Conveniently located just 2 miles from Interstate 95 & Destination Daytona, and 2.5 miles from Nova Road.

### LOCATION DESCRIPTION

Located two miles south of the I-95/US-1 Interchange on US Highway 1.

**John W. Trost, CCIM**  
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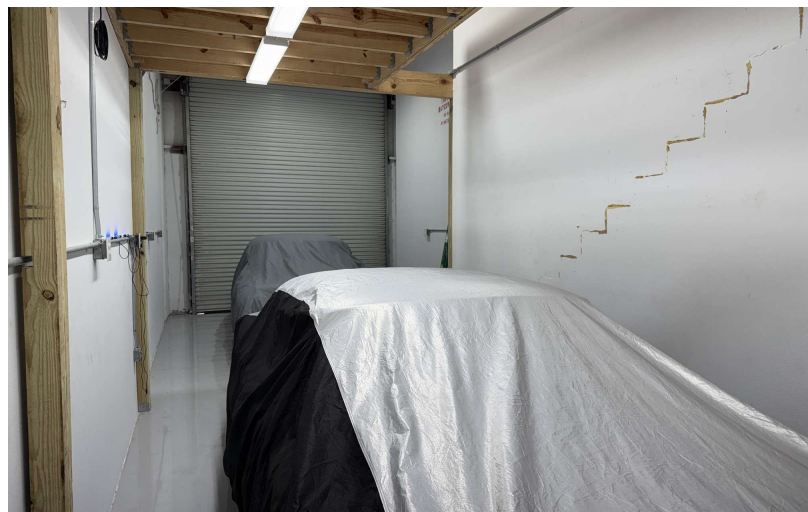
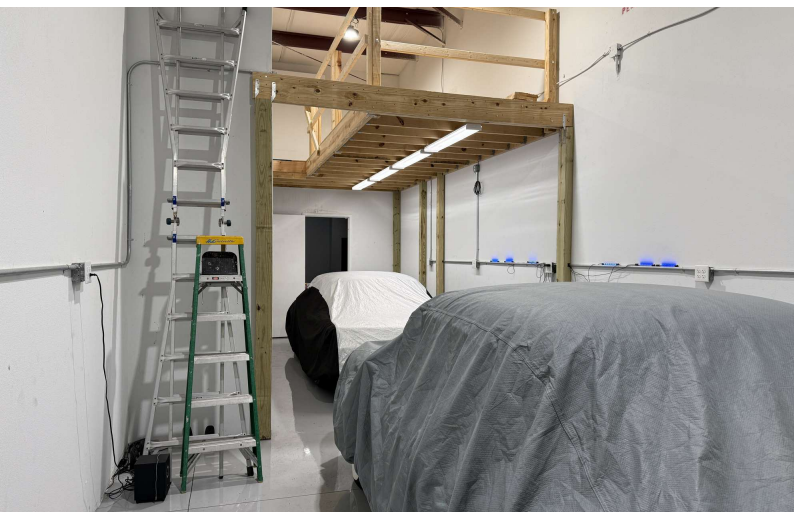




## Additional Photos

### Ormond Commerce Park | Commercial Condo For Sale

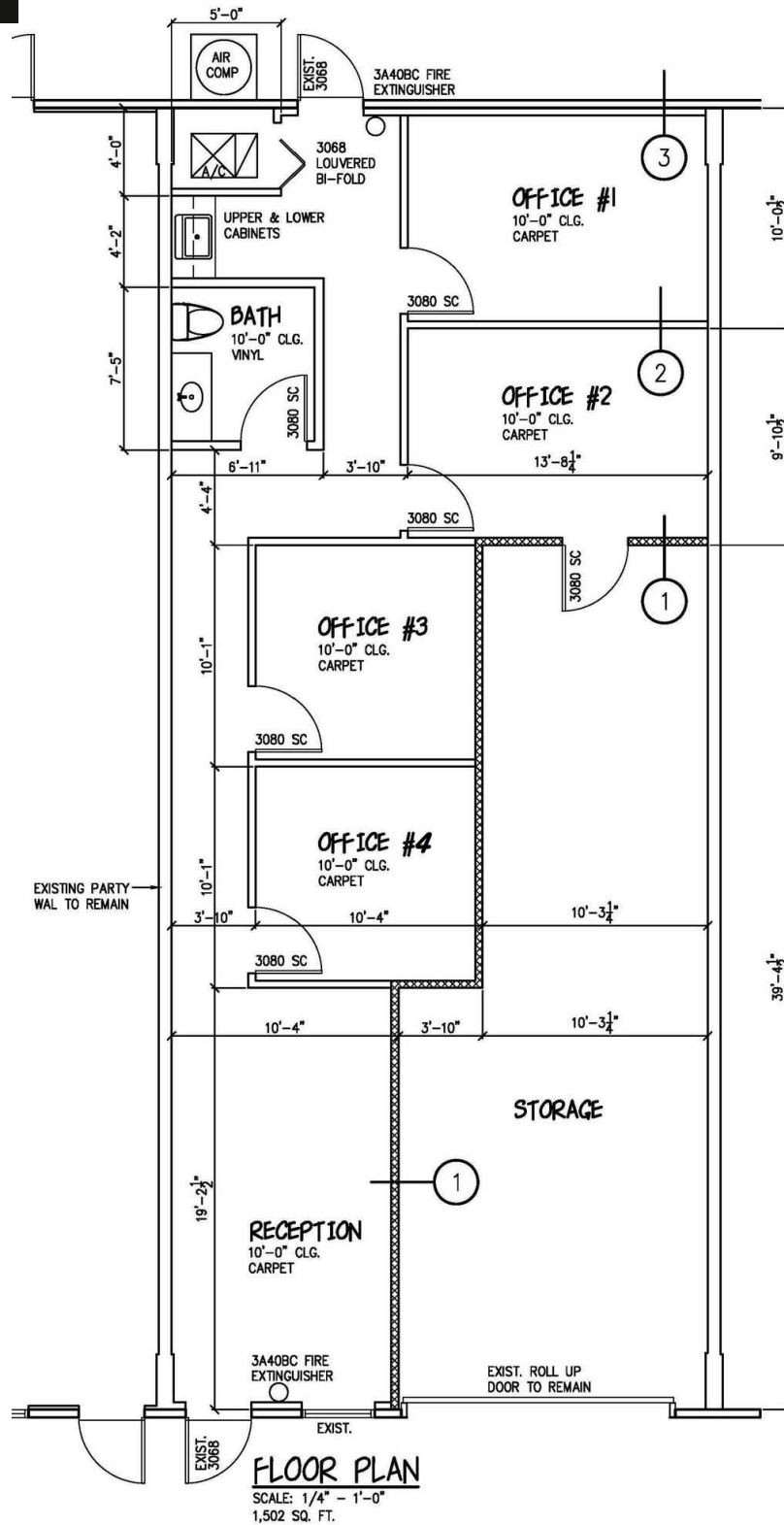
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# Location Maps

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