

Mason Avenue Freestanding Building For Sale

348 Mason Avenue | Holly Hill, FL 32117



OFFERING SUMMARY

SALE PRICE: \$199,500

LOT SIZE: 0.18+/- Acres

BUILDING SIZE: 2,477 SF

YEAR BUILT: 1958

PARCEL NO: 5337-13-02-0030

TRAFFIC COUNT: 20,600 AADT

ZONING: CC-1 Commercial
Corridor District

PROPERTY OVERVIEW

2,477 SF Freestanding Building For Sale.
Huge signage and building facing Mason Avenue.
Four overhead doors.
Some bays with loft storage.
Showroom and Office.
Great for Auto Repairs and Sales.

LOCATION OVERVIEW

Located at the northeast corner of Mason Avenue and Carswell Avenue just west of Ridgewood Avenue.
Approximately 1 mile to Nova Road and 1.4 miles to Atlantic Avenue.

John W. Trost, CCIM
Principal | Senior Advisor
386.301.4581
john.trost@svn.com



Additional Photos

348 Mason Avenue | Holly Hill, FL 32117

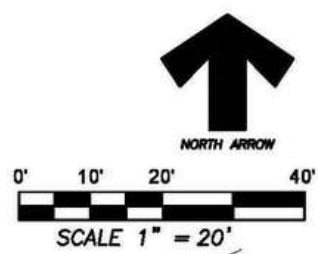
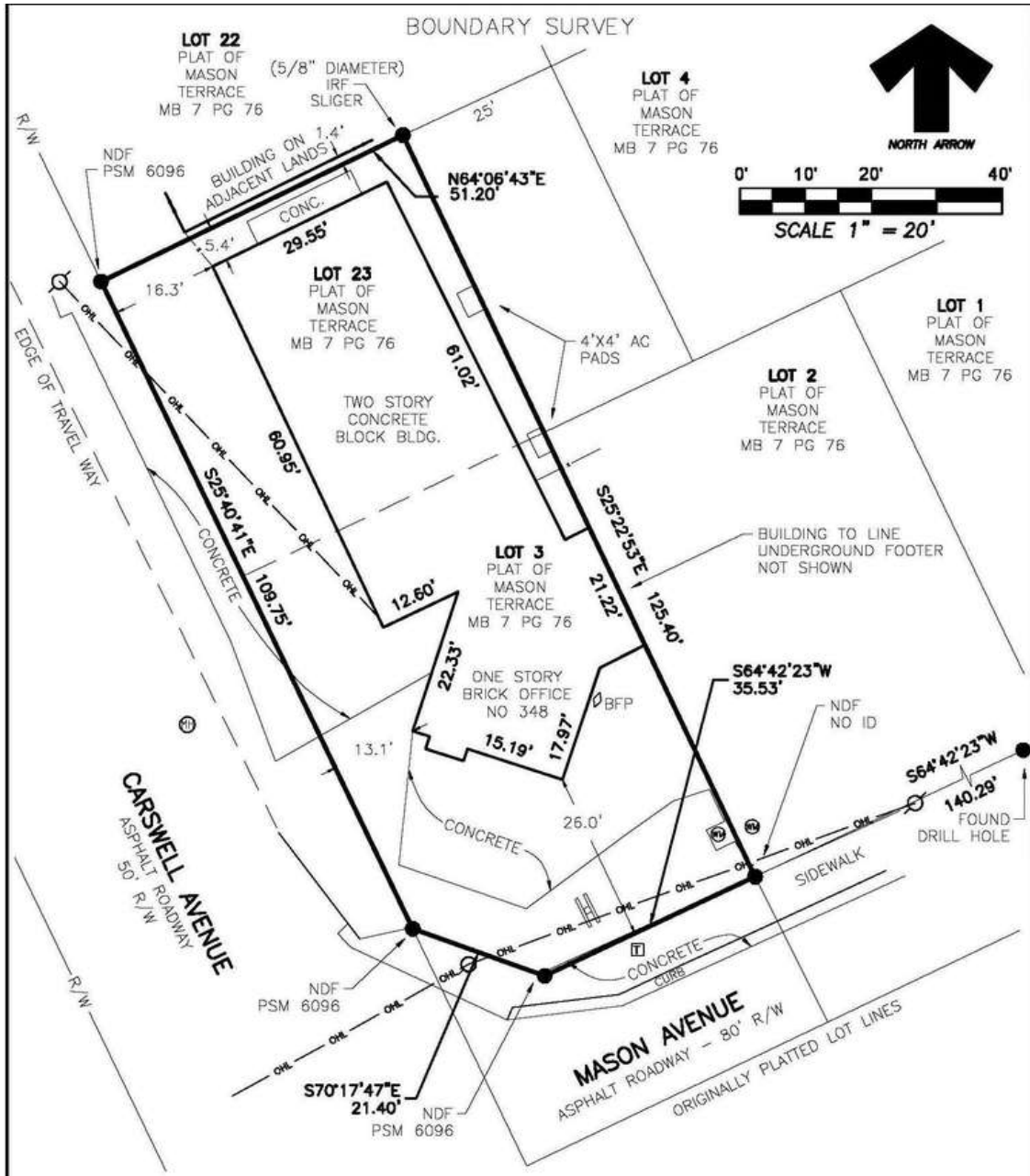


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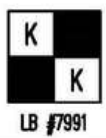


Survey

348 Mason Avenue | Holly Hill, FL 32117



FOR LEGAL DESCRIPTION, LEGEND, NOTES, SIGNATURE AND SEAL, SEE SHEET 2 OF 2



KUHAR SURVEYING & MAPPING, LLC
 112 OCEAN GROVE DRIVE, ORMOND BEACH, FLORIDA 32176
 Phone: 386-295-8051 WWW.KUHARSURVEYING.COM

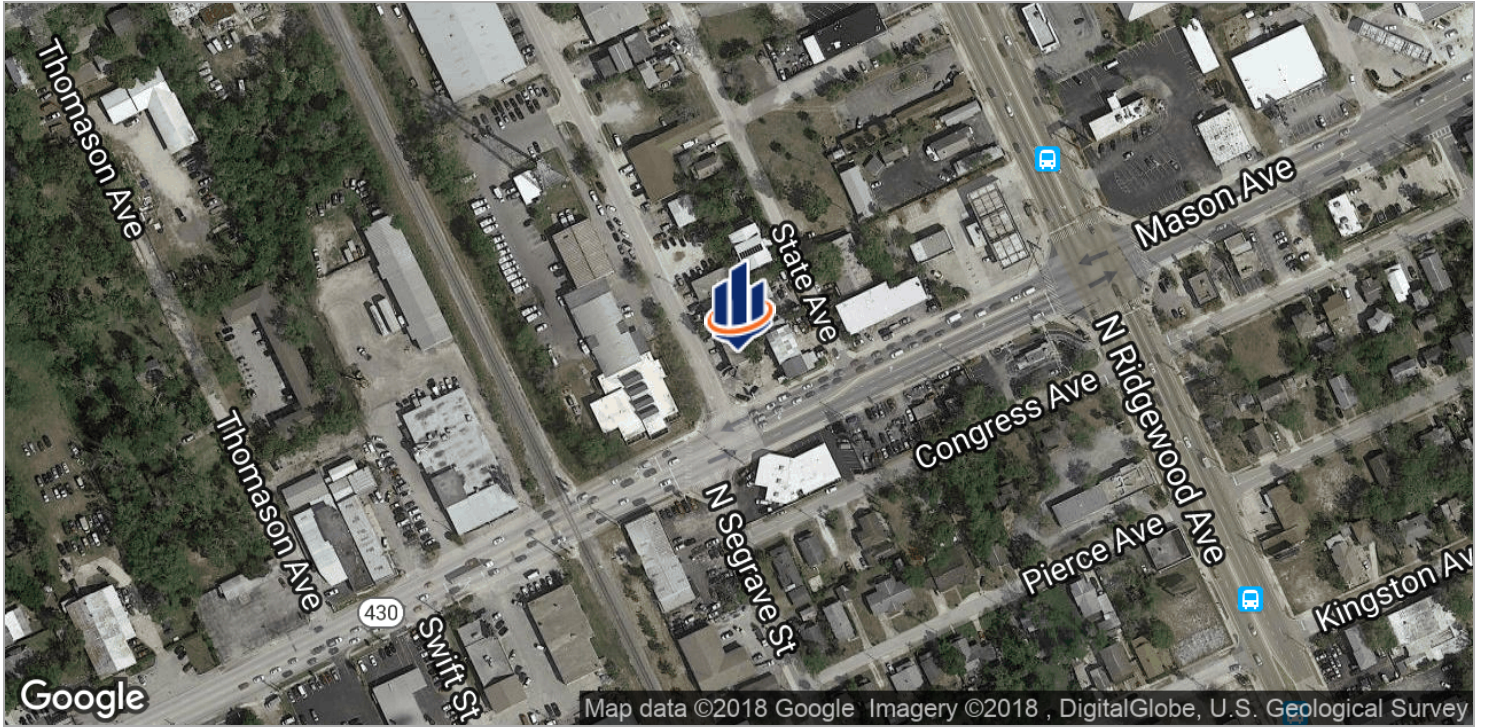
BOUNDARY SURVEY	
DATE: 03/04/2015	
SHEET 1 OF 2	1" = 20'

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Location Maps

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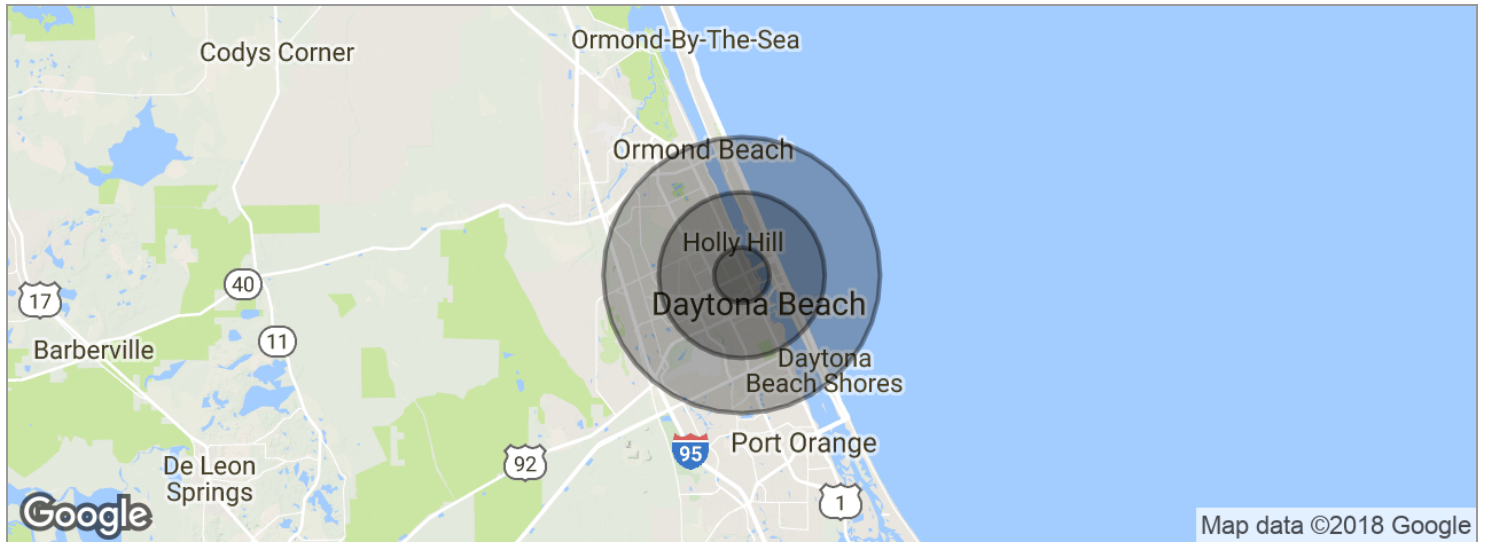


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Demographics Map

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POPULATION	1 MILE	3 MILES	5 MILES
Total population	9,070	61,371	117,760
Median age	36.5	38.4	40.4
Median age (male)	35.6	36.8	38.6
Median age (Female)	36.4	40.1	42.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,905	25,062	48,997
# of persons per HH	2.3	2.4	2.4
Average HH income	\$37,180	\$39,071	\$43,343
Average house value	\$163,248	\$164,535	\$171,140

* Demographic data derived from 2010 US Census

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