

EXECUTIVE SUMMARY

• 6862 Mt Vernon St E Glen Saint Mary, FL 32040



OFFERING SUMMARY

Sale Price: \$175,000

Lot Size: 1.68 Acres

Year Built: 1979

Building Size: 3,344 SF

APN#: 36-2S-21-0051-0058-0070

PROPERTY OVERVIEW

Mixed-use property.

Main brick building located on large lot with outbuilding and fenced yard.

Located in the heart of town.

LOCATION OVERVIEW

Property located along US-90 which is the main road through Glen St. Mary

JEFFERY T. ROBISON, CCIM

Principal | Broker
321.722.0707 X13
jeff@teamlbr.com

Lightle Beckner Robison

321.722.0707 • teamlbr.com
70 W. Hibiscus Blvd.,
Melbourne, FL 32901

Information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. A purchaser or lessee is expected to verify all information to his/her own satisfaction. Zoning information subject to change and not warranted. Always confirm current requirements with local governing agencies.



JEFFERY T. ROBISON, CCIM

Principal | Broker
321.722.0707 X13
jeff@teamlbr.com

Lightle Beckner Robison

321.722.0707 • teamlbr.com
70 W. Hibiscus Blvd.,
Melbourne, FL 32901

Information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. A purchaser or lessee is expected to verify all information to his/her own satisfaction. Zoning information subject to change and not warranted. Always confirm current requirements with local governing agencies.

LOCATION MAPS

• 6862 Mt Vernon St E Glen Saint Mary, FL 32040



JEFFERY T. ROBISON, CCIM

Principal | Broker
321.722.0707 X13
jeff@teamlbr.com

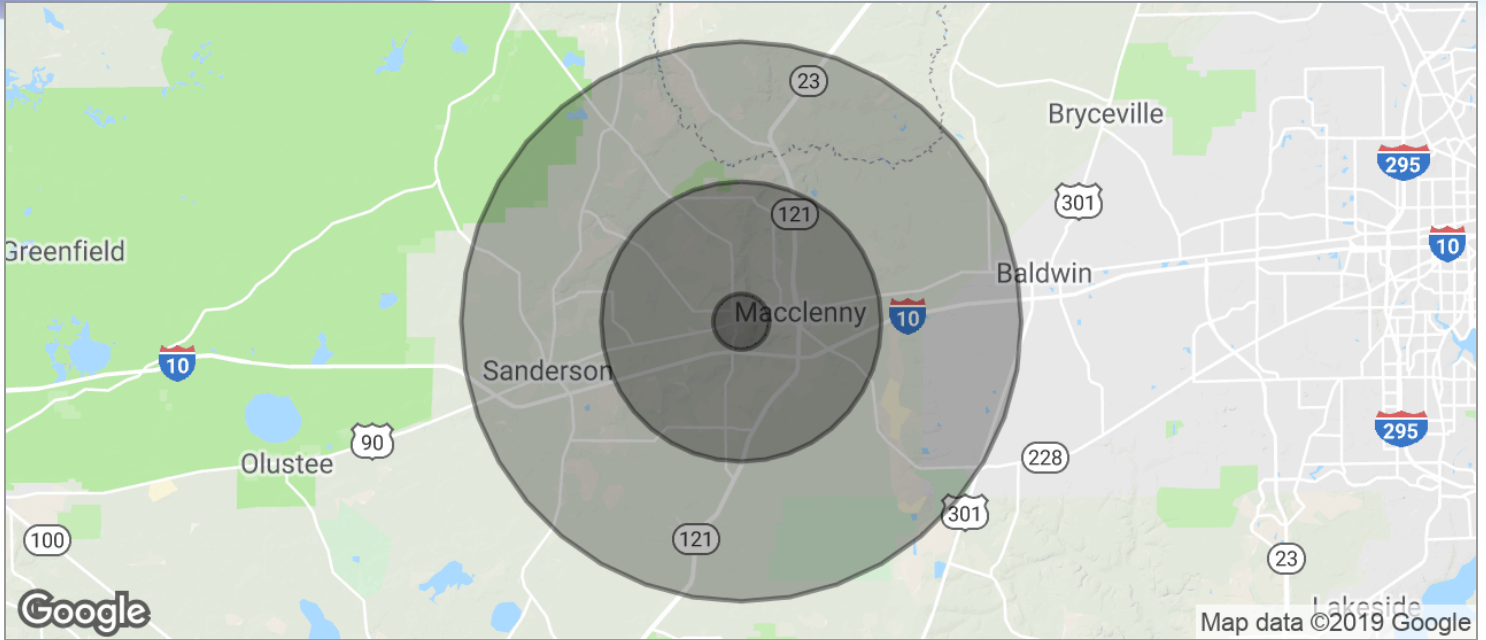
Lightle Beckner Robison

321.722.0707 • teamlbr.com
70 W. Hibiscus Blvd.,
Melbourne, FL 32901

Information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. A purchaser or lessee is expected to verify all information to his/her own satisfaction. Zoning information subject to change and not warranted. Always confirm current requirements with local governing agencies.

DEMOGRAPHICS MAP

• 6862 Mt Vernon St E Glen Saint Mary, FL 32040



POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	318	8,902	24,985
MEDIAN AGE	38.0	35.3	36.1
MEDIAN AGE (MALE)	32.9	32.4	33.9
MEDIAN AGE (FEMALE)	40.4	36.8	36.9
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	106	2,888	7,970
# OF PERSONS PER HH	3.0	3.1	3.1
AVERAGE HH INCOME	\$73,179	\$65,814	\$62,403
AVERAGE HOUSE VALUE	\$169,375	\$176,155	\$181,045

* Demographic data derived from 2010 US Census

JEFFERY T. ROBISON, CCIM

Principal | Broker
321.722.0707 X13
jeff@teamlbr.com

Lightle Beckner Robison

321.722.0707 • teamlbr.com
70 W. Hibiscus Blvd.,
Melbourne, FL 32901

Information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. A purchaser or lessee is expected to verify all information to his/her own satisfaction. Zoning information subject to change and not warranted. Always confirm current requirements with local governing agencies.