

Commercial Land In Malabar, FL

6795 Babcock Street SE, Malabar, FL 32950

FOR SALE: Commercial Lot with 200' Frontage on Babcock Street



OFFERING SUMMARY

Sale Price: \$149,500

Acreage: 1.26 Acres

Zoning: Town of Malabar
Commercial General
(CG)

Tax ID: 2931365

PROPERTY OVERVIEW

Roughly 200' Frontage x 275' Depth
This Property has Excellent Visibility and is Located Directly on Babcock Street
Zoning is Commercial General. Permitted uses include Office, Medical, Professional, Retail, and more!
City Water / Septic / FPL
FDOT's Babcock Street Redevelopment Project happening directly in front of property.
New St. Johns Heritage Parkway I-95 Interchange Opening Soon. Anticipating that Traffic Will Increase as a Result.

LOCATION OVERVIEW

Property is located 1.4 miles south of Malabar Road. Less than a 10 minute drive to I-95 which provides easy access to rest of Brevard County. Land is located directly south of Ace Hardware. Other surrounding businesses include Shapes Manufacturing, Ring Power, and Eastern Florida State College. Babcock Street redevelopment project currently in the planning stage directly in front of property.



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Additional Photos



Individual Members
Michael S. Ullian
Adam Rathbun

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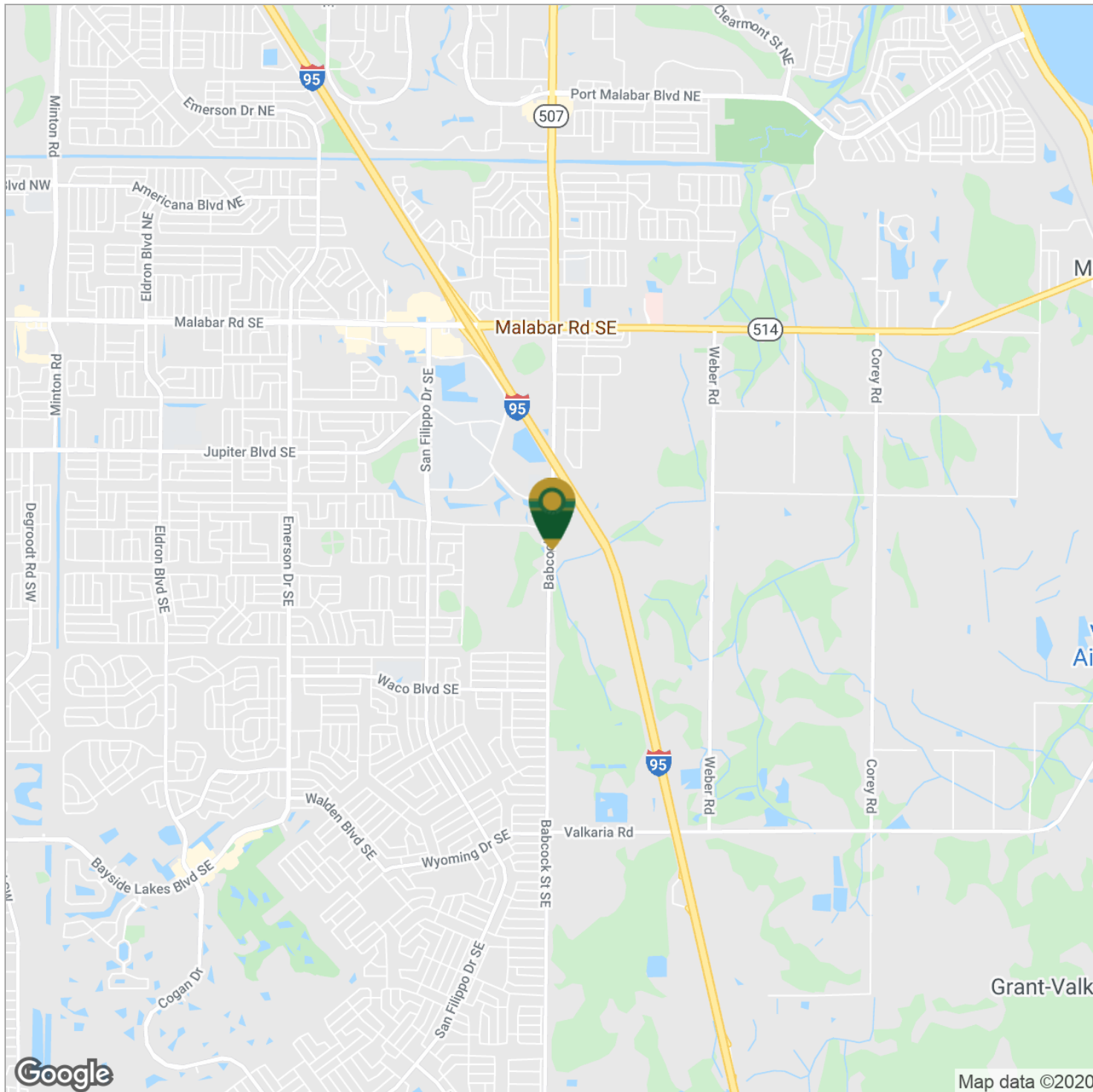


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Location Maps



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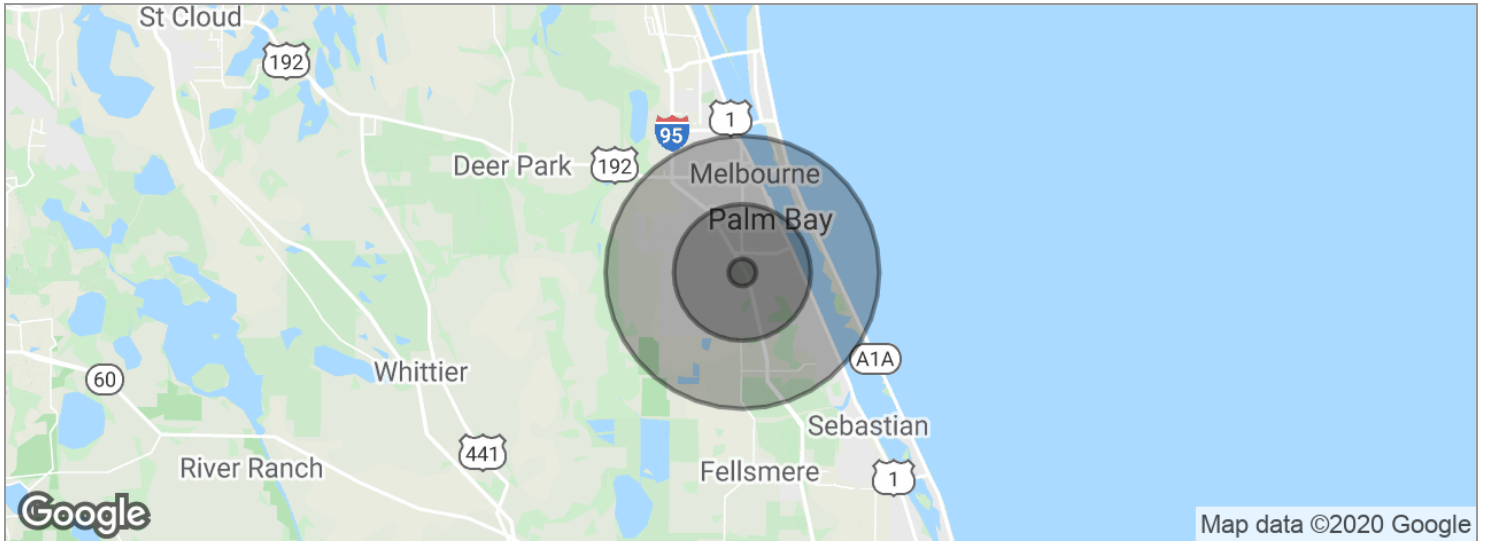
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Demographics Map



POPULATION	1 MILE	5 MILES	10 MILES
Total population	2,686	88,731	211,103
Median age	39.5	40.8	43.0
Median age (Male)	38.6	38.6	41.0
Median age (Female)	40.1	43.0	44.6
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	958	34,260	83,344
# of persons per HH	2.8	2.6	2.5
Average HH income	\$58,024	\$55,832	\$59,193
Average house value	\$191,893	\$181,433	\$210,796

* Demographic data derived from 2010 US Census



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