

**FOR
SALE**

.15 AC LOT / 1,584 sqft BUILDING DOWNTOWN MT. DORA C-2 COMMERCIAL

803 E 5th Ave, Mount Dora, FL 32757



ABOUT THE PROPERTY

SIZE .15 acre lot / 1,584 sq.ft.

PRICE \$175,000

AREA Near the intersection of E 5th Ave and N Highland St, Mt. Dora, FL

ROAD FRONTAGE 50' on E 5th Avenue

ZONING Downtown Commercial, C-2

UTILITIES Electric, water, sewer

DESCRIPTION

Own a great income producing commercial property in the heart of the historical downtown of Mount Dora, Florida! This property is currently home to the Pawtique Pet Salon and Spa, which has been a local thriving pet shop/grooming business for the past 4 years in the Mount Dora community. *Call for a showing today!*

32757 DEMOGRAPHICS (US CENSUS 7/2019)

POPULATION

14,516

OF HOUSEHOLDS

6,095

MEDIAN HH INCOME

\$49,394



AVERAGE DAILY TRAFFIC COUNTS (2019)

- 1** 10,400 E on E 5th Avenue
- 2** 10,400 S on N Highland Street
- 3** 32,500 S on Hwy 441 (to the east of the property)

MAURY L. CARTER & ASSOCIATES, INC.

Licensed Real Estate Brokers | www.maurycarter.com | 407-422-3144

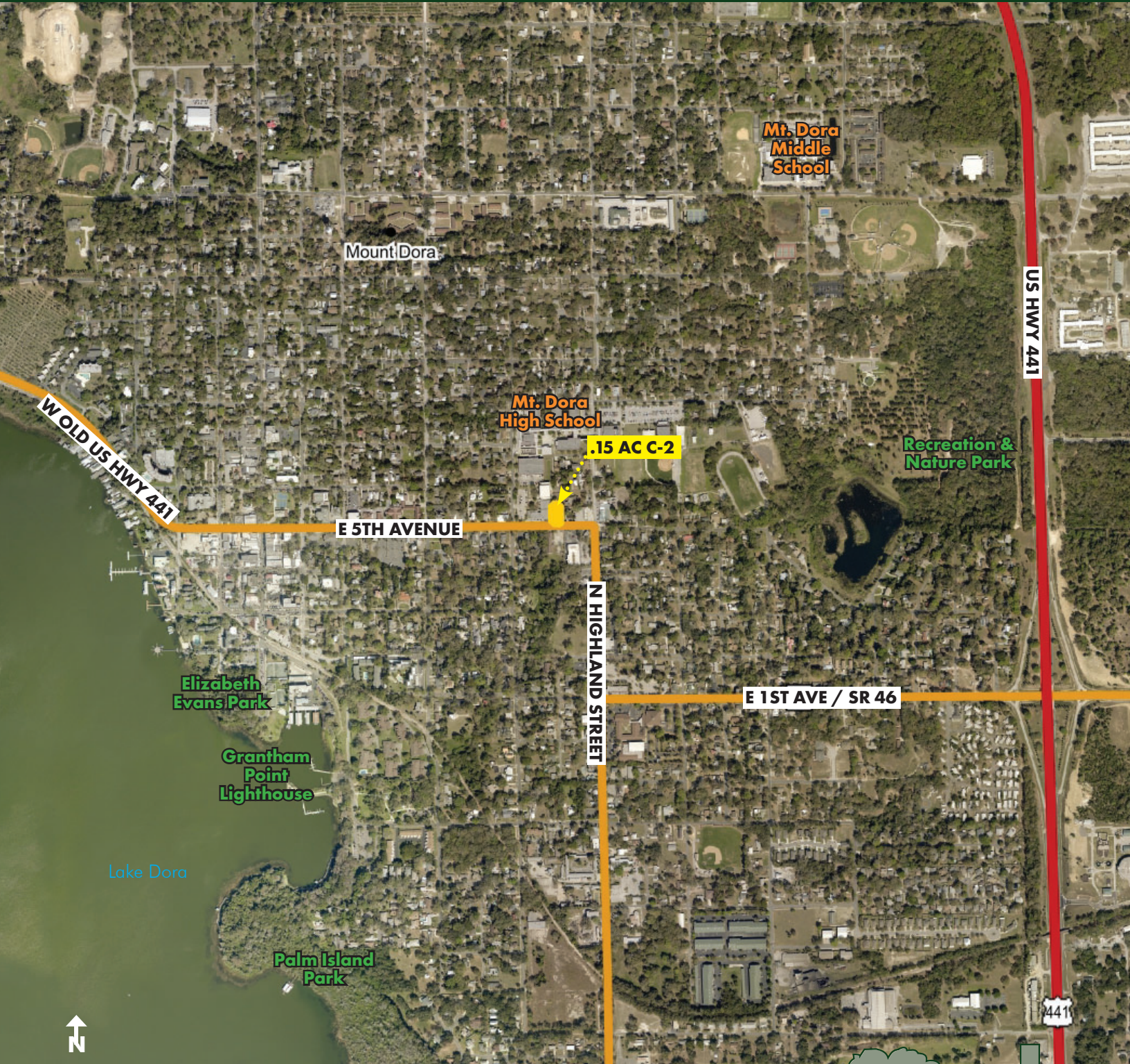


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REGIONAL MAP

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