



## Owner/user opportunity with income

- 3,900± SF retail building divided into three separate suites, two of which are currently occupied
- Ample parking with 18 surface spaces
- Built in 1962, fully remodeled in 2019
- Located on Orange Avenue, within minutes of Sand Lake Road, the Beachline Expressway (SR 528), Orange Blossom Trail (US 441), and Florida's Turnpike

### Asking Price

- **\$695,000**



Monument signage  
available



Potential income of  
\$7,500/month



Recently remodeled



Ample parking

## For further information

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