



MULTIFAMILY PROPERTY FOR SALE

1501 S. Shannon Avenue

1501 S. Shannon Avenue Indialantic, FL 32903

FOR SALE | \$1,500,000

presented by:

ROB BECKNER, SIOR

Principal

321.722.0707 X11

rob@teamlbr.com

EXECUTIVE SUMMARY

• 1501 S. Shannon Avenue Indialantic, FL 32903



OFFERING SUMMARY

Sale Price: \$1,500,000.00

Price / Unit: \$187,500.00

Number Of Units: 8

Building Size: 5,400 SF

Zoning: R-1A

PROPERTY OVERVIEW

8 Unit apartment complex.

100% leased.

Located in desirable Indialantic.

2 blocks from the beach.

Each unit falls within Palms Eight Condo Complex and can be rented as apartments or sold as condos.

Property has onsite parking.

Common area washer/dryer.

2 story - 4 units per floor.

All units are 2 bed/2 bath.

Many capital improvements have been performed over the last 2 years.

Please call for financial details.

LOCATION OVERVIEW

Located in Indialantic, FL on the corner of Shannon Avenue and Tampa Avenue.

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70 W. Hibiscus Blvd.,
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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.

ADDITIONAL PHOTOS

• 1501 S. Shannon Avenue Indialantic, FL 32903



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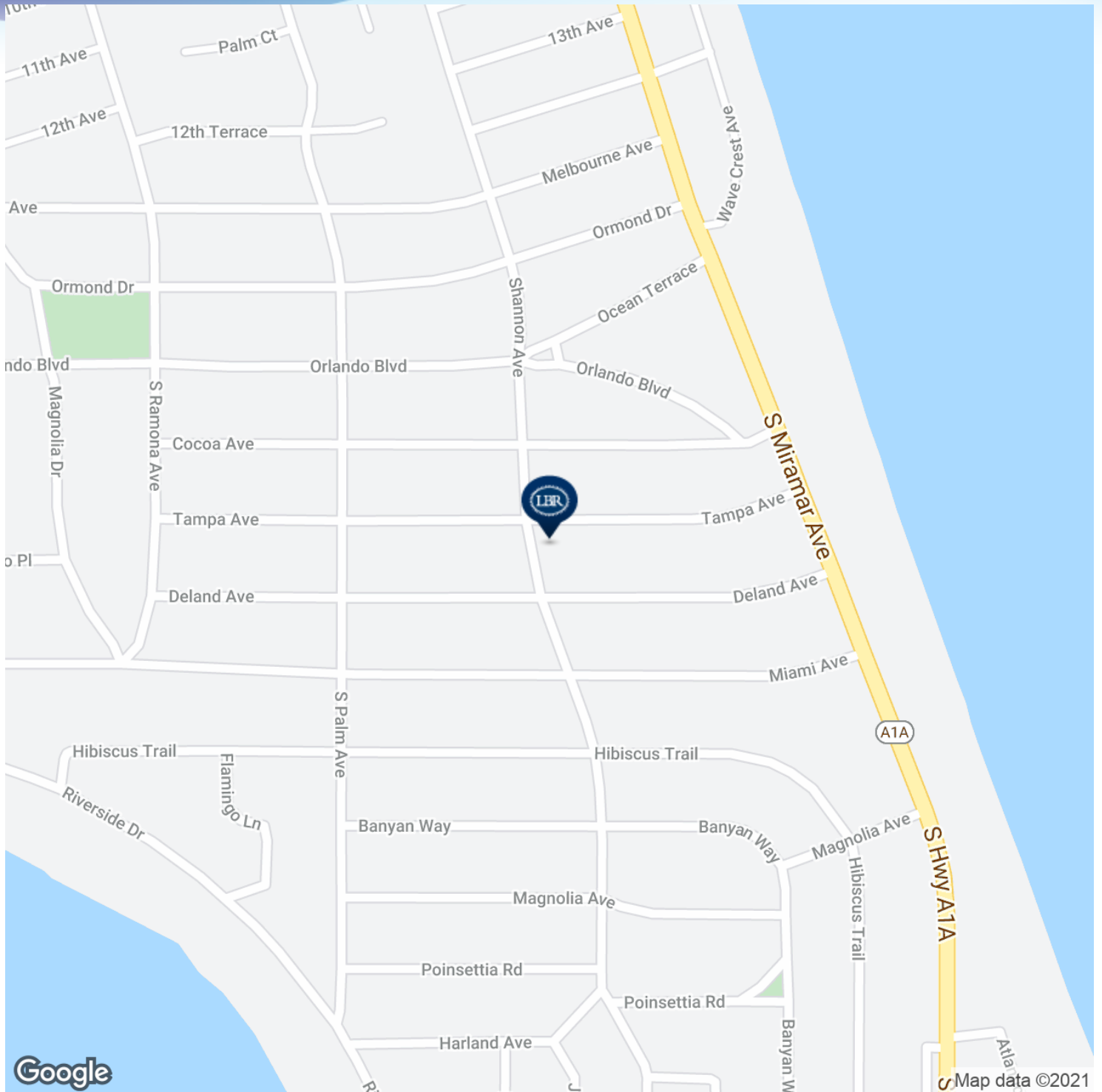
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LOCATION MAP

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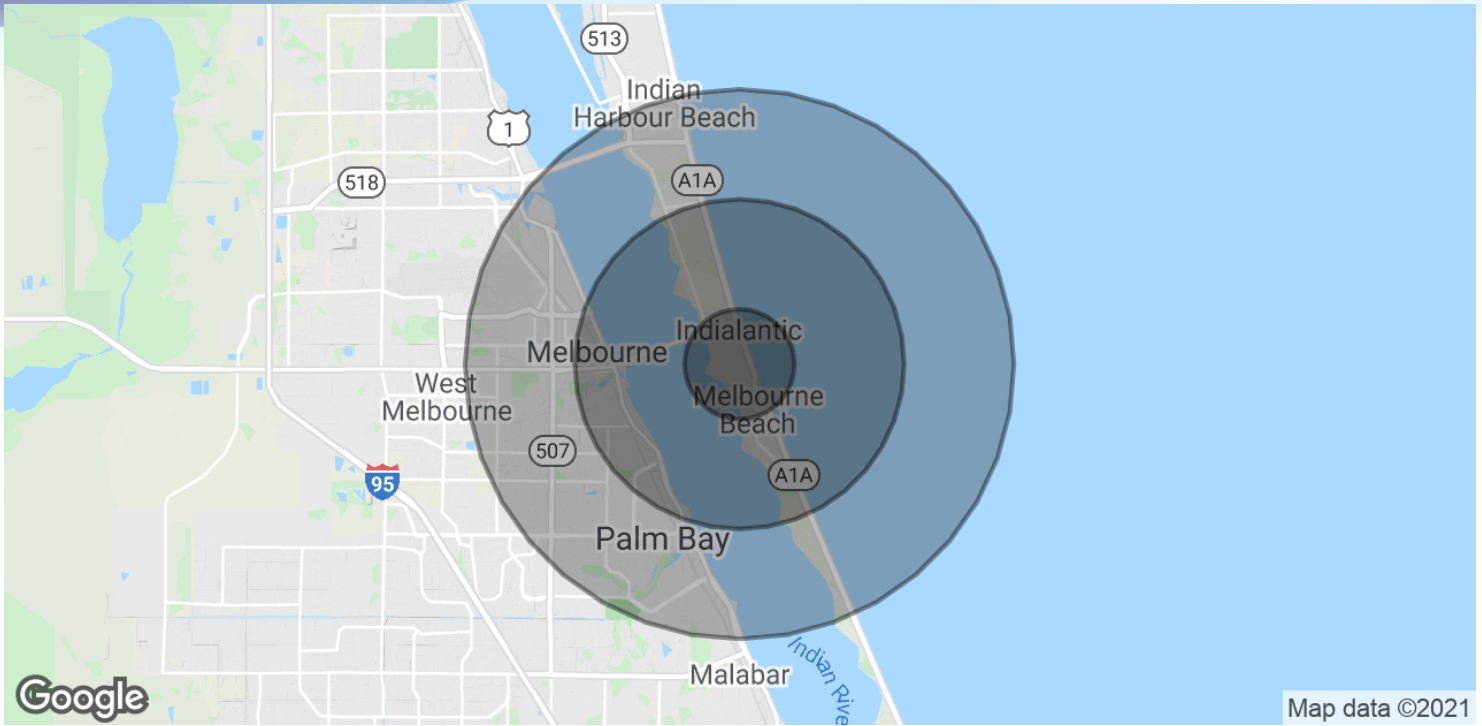
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DEMOGRAPHICS MAP & REPORT

• 1501 S. Shannon Avenue Indialantic, FL 32903



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	2,210	19,514	62,768
Average age	49.4	47.4	46.5
Average age (Male)	47.8	45.6	44.1
Average age (Female)	51.8	48.0	48.3

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	983	8,446	27,609
# of persons per HH	2.2	2.3	2.3
Average HH income	\$95,696	\$79,042	\$65,037
Average house value	\$413,151	\$356,652	\$253,010

* Demographic data derived from 2010 US Census

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