



LIGHTLE
BECKNER
ROBISON

« I N C O R P O R A T E D »

COMMERCIAL REAL ESTATE SERVICES

HOSPITALITY OFFERING FOR SALE

Melbourne Beach Oceanfront Motel For Sale

4835 Highway A1A Melbourne Beach, FL 32951

FOR SALE | \$1,050,000

presented by:

JEFFERY T. ROBISON, CCIM

Principal | Broker

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EXECUTIVE SUMMARY

Oceanfront Motel Offered For Sale • 4835 Highway A1A Melbourne Beach, FL 32951



OFFERING SUMMARY

Sale Price:	\$1,050,000
Price / SF:	\$298.30
Lot Size:	0.6 Acres
Year Built:	1951
Building Size:	3,520 SF
Zoning:	TU-1
APN#:	29-38-03-00-500.1
Market:	Melbourne
Submarket:	So Melbourne Beach

PROPERTY OVERVIEW

Direct OceanFront in Melbourne Beach, Florida
Five Unit Economy Motel which includes One Large Two Story Building Owner Can Occupy
Swimming Pool , Deck, Stairway to Beach
Zoned TU-1, General Tourist Commercial
Property Currently in Deferred Maintenance and Being Sold As-Is
Great Opportunity to Give it a Facelift and Make this Your Own Piece of Paradise , Air B&B, Apartments, Motel, Motor Inn.
City Water

LOCATION OVERVIEW

Melbourne Beach is a 1.40 Square Mile Family Friendly Beach Community that Boasts Pristine Beaches, Good Restaurants, Shopping, Super Market Bike Path, Riverfront Park and Pier, and Gazebo, Golf, Surfing, Fishing.
Situated 4.5 Miles from Spessard Holland Golf Course, designed by Legendary Palmer Enterprises
Sebastian Inlet is 10 Miles Away, and Beckons Surfers and Fisherman to it's Notable Waves and Fishing Jetty.
Nearby is The Archie Carr National Wildlife Refuge, stretching 20.5 Miles from Melbourne Beach to Wabasso Beach and dedicated to protect Loggerhead Turtles.

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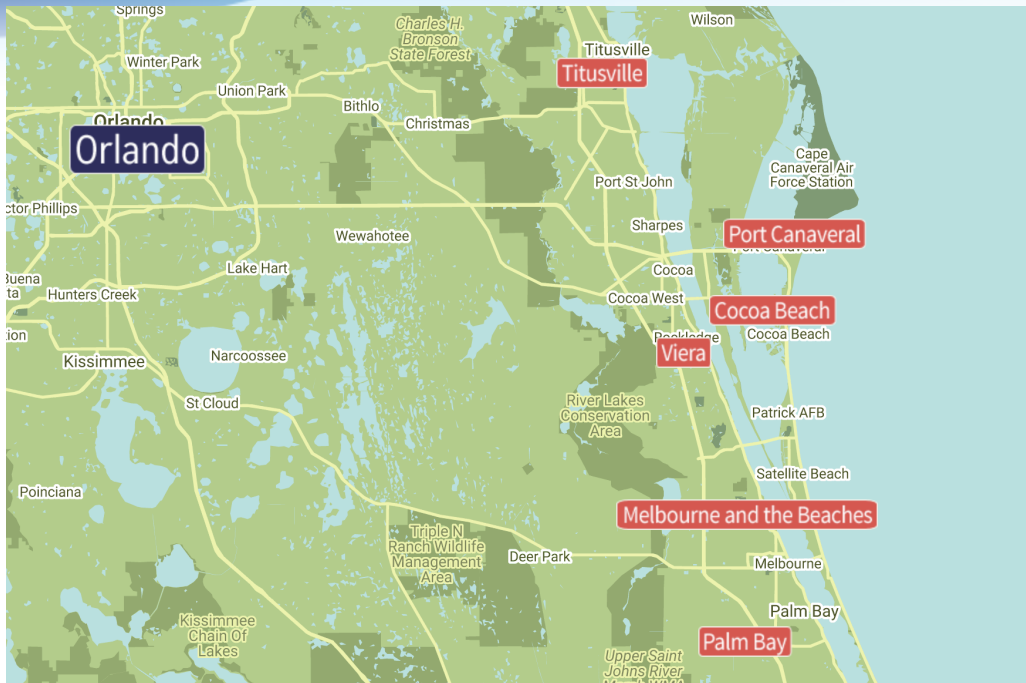
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70 W. Hibiscus Blvd.,
Melbourne, FL 32901

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.

ADDITIONAL PHOTOS

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Melbourne Beach is on the Barrier Island, About an Hour + East of Orlando



Pool Overlooking the Atlantic Ocean



From your Deck to Your Beach

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Friendly Family Style



Efficiency Kitchen



Out the door and to the Ocean

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Four Plus One Large Two Story Unit



Two Story / Owner Can Occupy



Two Story Unit

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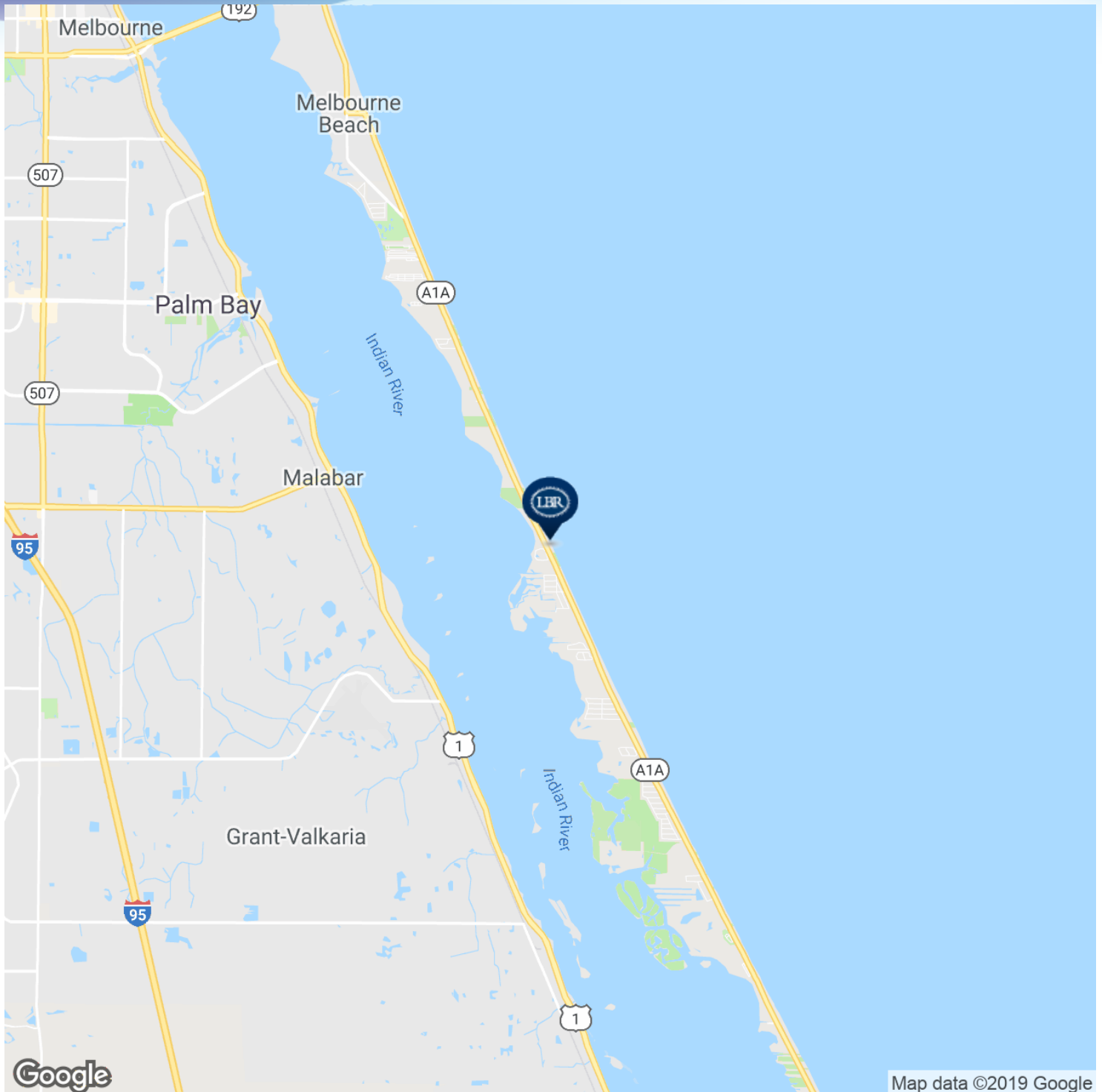
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LOCATION MAPS

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