

CORNER PARCEL FOR SALE

# VACANT LAND - CORNER PARCEL .21 ACRES

1842 W. Cervantes, Pensacola, FL 32501



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### OFFERING SUMMARY

Sale Price: \$65,000

Lot Size: 0.21 Acres

Zoning: C-3

Price / SF: \$7.11

### PROPERTY OVERVIEW

VACANT CORNER PARCEL FOR SALE - CORNER OF CERVANTES & "M" STREET - .21 ACRES PRICED AT \$65,000. Please check CMLS for other properties in this area available for sale. Excellent chance to assemble several parcels - this site would be great for extra parking.

Owner also has property across the Street (800 BLK of "M" Street) priced at \$118,000.

### PROPERTY HIGHLIGHTS

- Zoned C-3
- REDEVELOPMENT AREA - GREAT APARTMENT SITE
- Assemblage possibilities



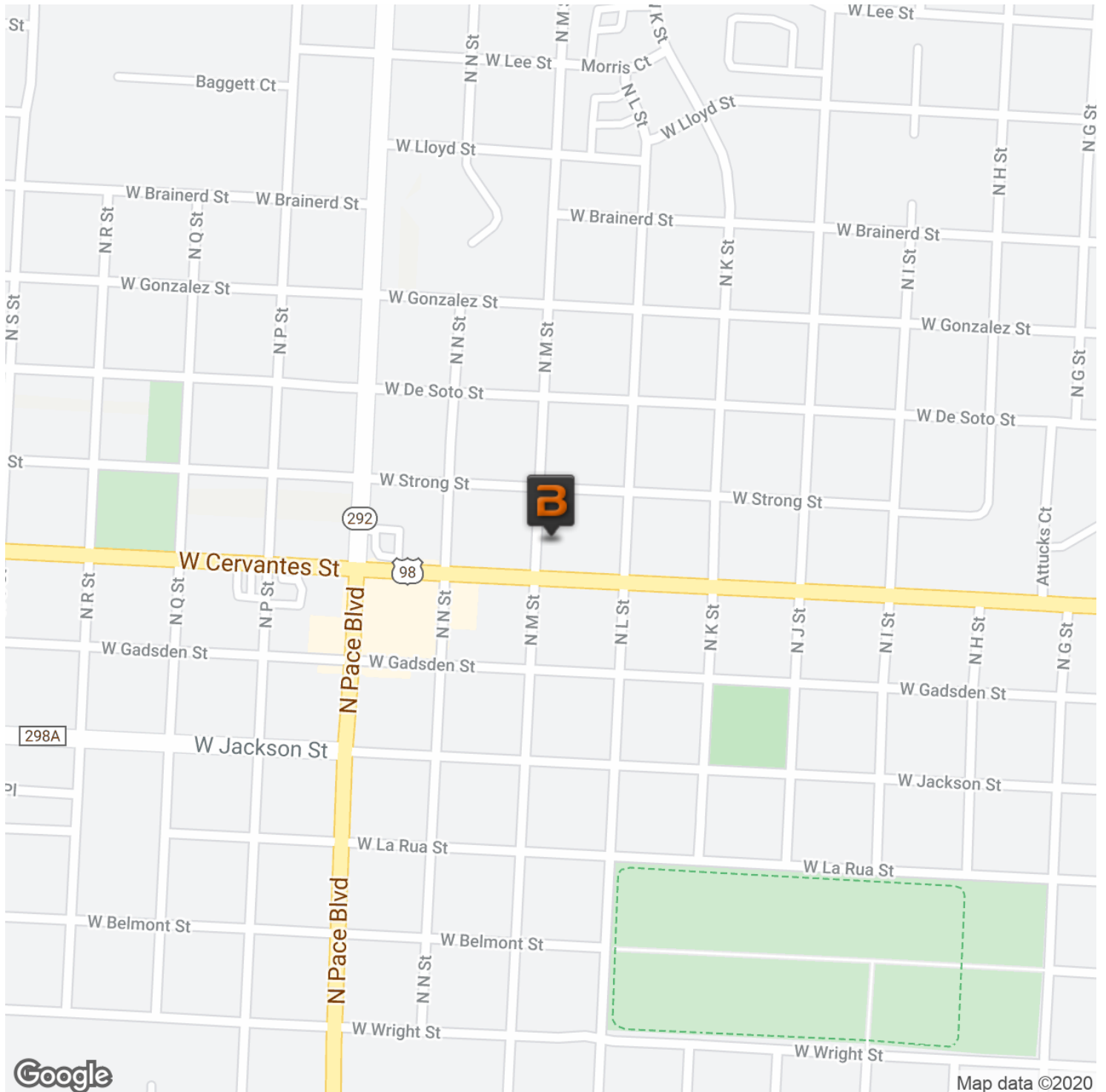
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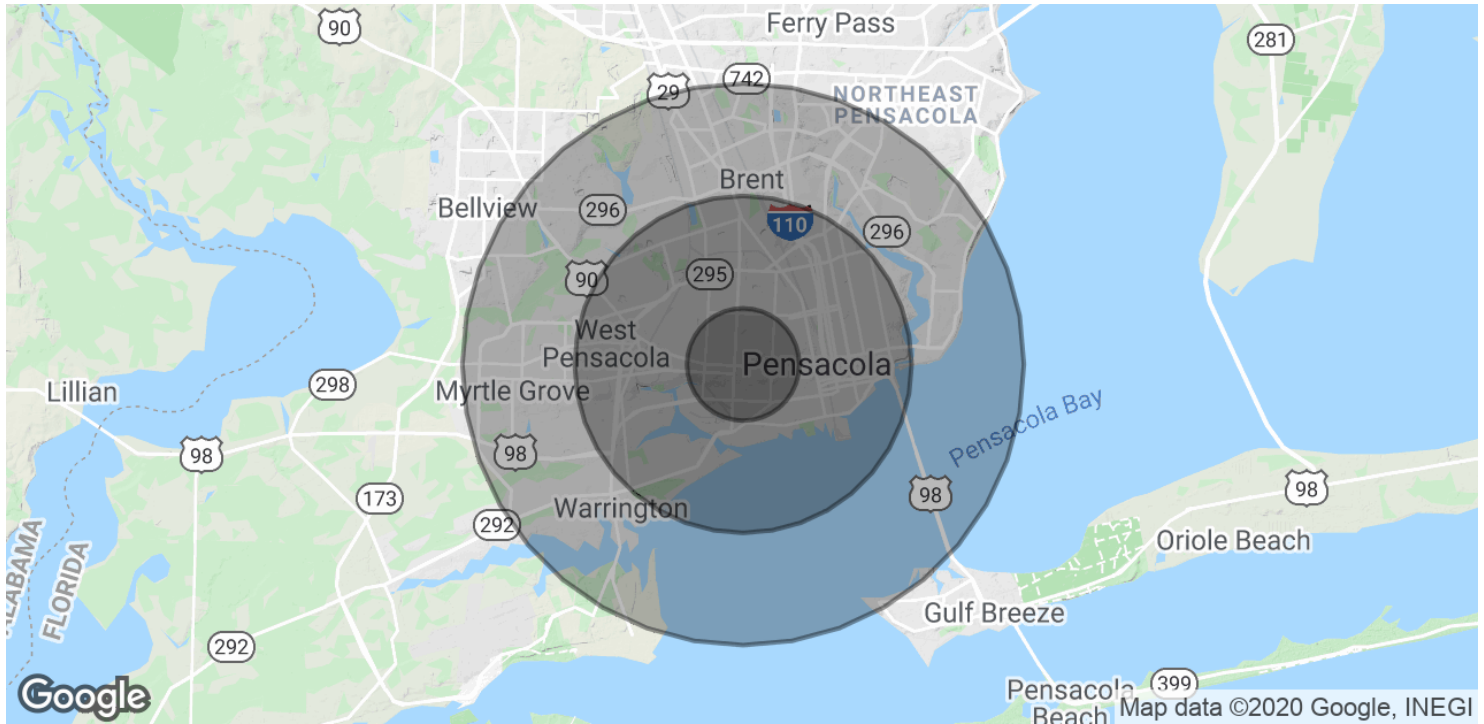
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### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,629	57,804	131,127
Median age	38.9	36.1	35.9
Median age (Male)	33.2	33.8	34.4
Median age (Female)	43.4	38.0	37.5

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,334	21,294	49,249
# of persons per HH	2.3	2.7	2.7
Average HH income	\$33,463	\$41,319	\$49,511
Average house value	\$106,100	\$142,596	\$199,346

\* Demographic data derived from 2010 US Census



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