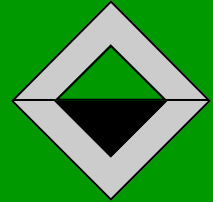


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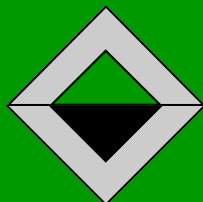
7404 N. ATLANTIC AVENUE

Cape Canaveral, FL 32920



LIST PRICE \$985,000

- ▲ Best Location in Cape Canaveral!
- ▲ Located Directly on A1A with High Daily Traffic Counts
- ▲ Adjacent to Cape Canaveral City Hall
- ▲ Excellent Amount of Parking
- ▲ Backs Up to a Quiet Park
- ▲ Value Add Opportunity
- ▲ Priced to Sell
- ▲ Ideal for Owner/User or Investor



Information contained herein has been obtained from others and is considered to be reliable; however, a prospective purchaser, agent, or lessee is expected to verify all information to their satisfaction. We make no guarantee, warranty, or representations herein.

Licensed Real Estate Broker



Commercial

- ▲ Management
- ▲ Leasing
- ▲ Sales

Contact:

Jewel McDonald CPM, CCIM

JM Real Estate, Inc.

Office: 321.242.2882 ext. 205

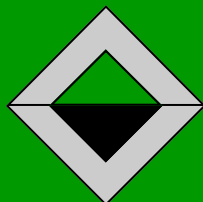
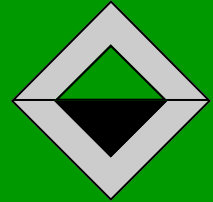
Cell: 321.431.0963

Email: Jewel@JMRealEstate.com

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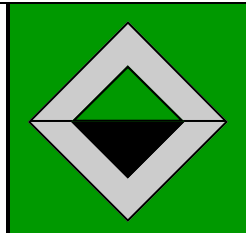
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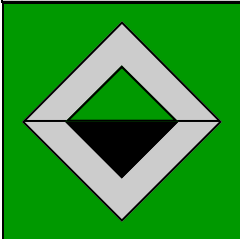
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| | | | |
|-------------------------------|------------|------------|------------|
| Drive Time | 10 Minutes | 15 Minutes | 20 Minutes |
| 2018 Population | 26,029 | 60,113 | 114,866 |
| 2018 Average Household Income | \$79,922 | \$78,727 | \$73,238 |
| Median Age | 55.1 | 52.3 | 48.5 |



**Daily Traffic Counts of
 40,500 Cars Per Day**



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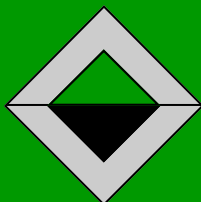
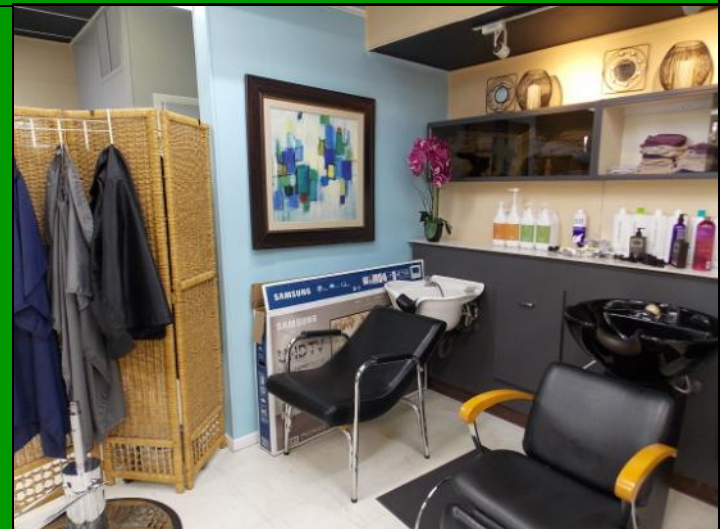
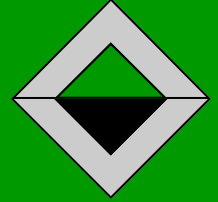
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