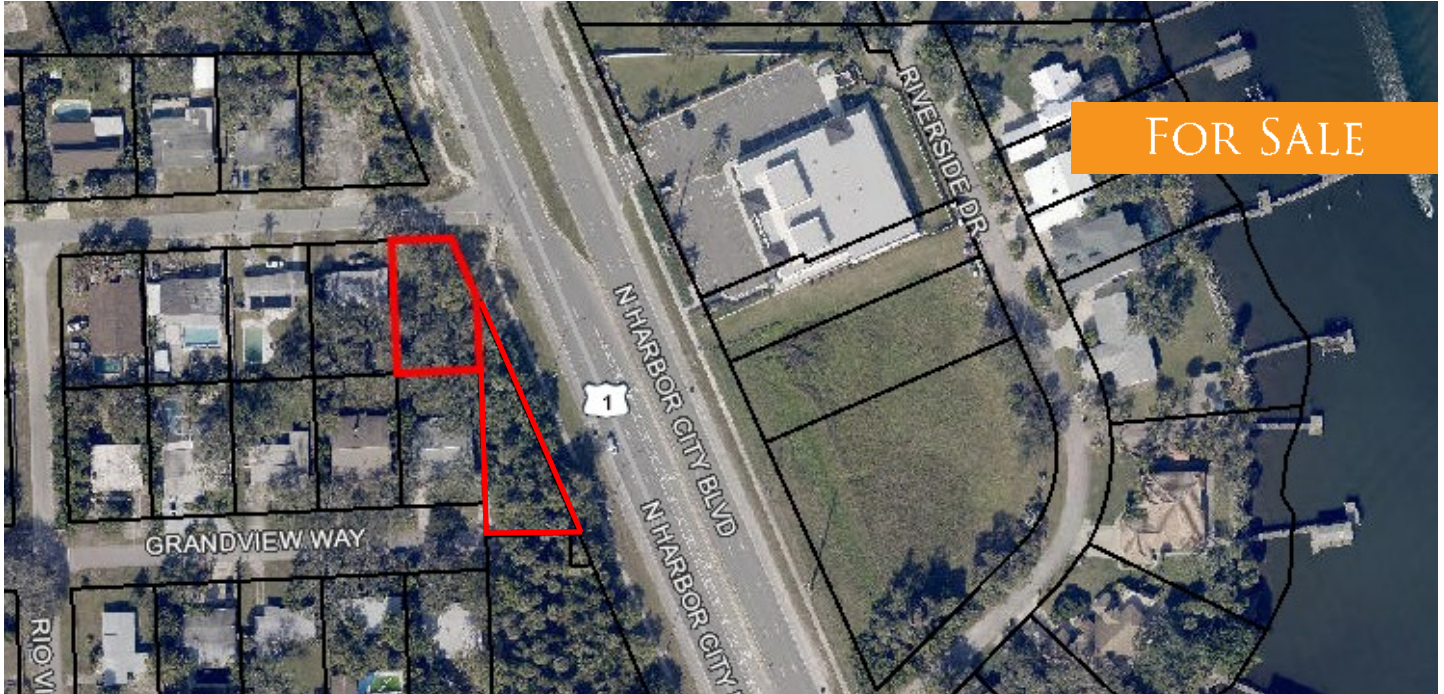


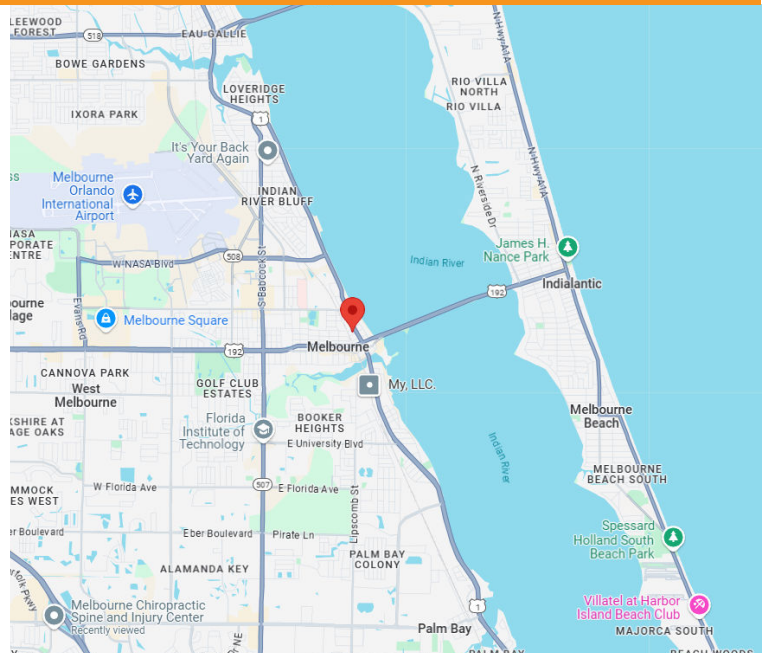
COMMERCIAL LAND FOR SALE

1563 & 1555 DIXIE WAY
Melbourne, FL 32935

OWNER FINANCING AVAILABLE



- Reduced Price!
- Vacant Corner Commercial Land on US-1, N Harbor City Blvd in Melbourne
- 0.41 Total Acres - 2 Contiguous Lots with One Being a Corner Lot
- C-1 General Commercial Zoning
- City Utilities
- Excellent Visibility with Extremely High Daily Traffic Counts of 45,230 Vehicles
- Great Visibility to Showcase Your Business Along US-1
- Owner Financing Available!
- Priced at \$149,000



JMREALESTATE.COM

Terry Winton

JM Real Estate, Inc.

Office: 321.242.2882 x 217

Cell: 321.616.3070

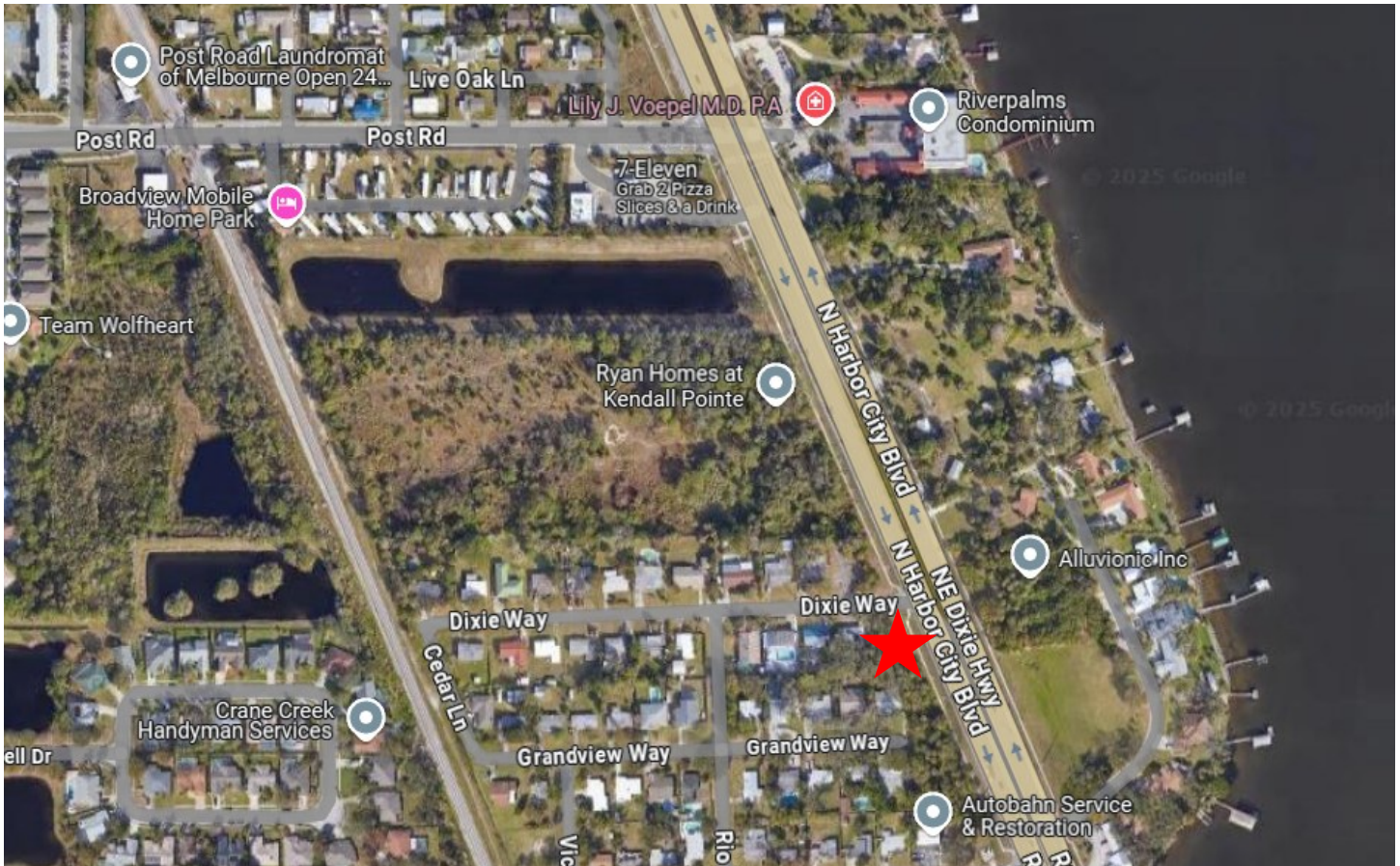
Terry@JMRealEstate.com

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COMMERCIAL LAND FOR SALE

1563 & 1555 DIXIE WAY

Melbourne, FL 32935



DEMOGRAPHICS	1 mile	3 miles	5 miles
2024 Population	5,397	49,606	108,958
2029 Population Projection	5,836	53,861	118,670
Annual Growth 2024-2029	1.6%	1.7%	1.8%
Median Age	48.5	45.6	46.9
Bachelor's Degree or Higher	23%	34%	36%
U.S. Armed Forces	3	170	583



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