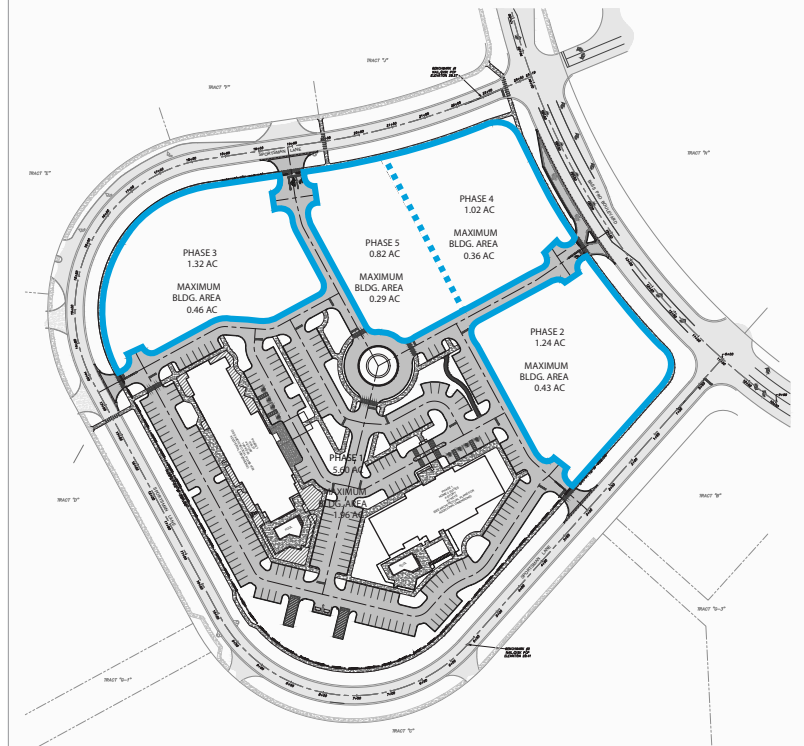




Bishop Beale Duncan
COMMERCIAL REAL ESTATE

Bass Pro Drive
Palm Bay, Florida 32905

PALM BAY COMMERCIAL DEVELOPMENT

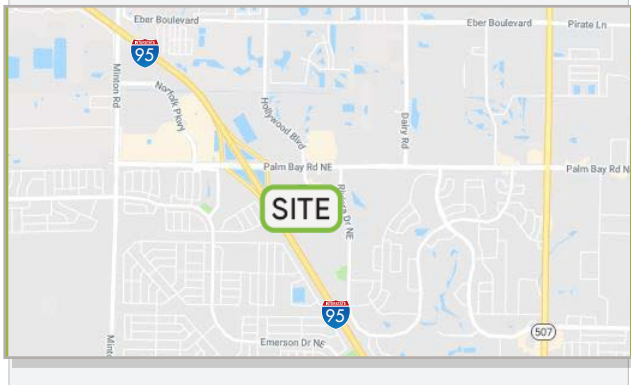


FOR SALE

- + **Sale Price:** Call for Pricing
- + **Available:** 0.82 - 4.40 Acres
- + **Zoning:** CC - Community Commercial

Highlights

- Mixed-Use Site Consists of Two Limited Service Hotels, a Hyatt and Home 2 Suites with a Total of 193 Rooms and Two Four-Story Towers
- Additional Land is Strategically Located Adjacent to Bass Pro Shops and a Harley Davidson Dealership and Ready for Development to End-Users for Retail, Medical, Entertainment, Dealership or Office
- Possible Interstate 95 Monument Signage is Available Depending on the Size & Use
- Parcel ID: 23-23-30-3050-00-070
- 58,780 AADT on Palm Bay Road
- 81,500 AADT on Interstate 95



JILL ROSE
VP of Retail Services
(407) 734.7204
Jill@BBDRE.com

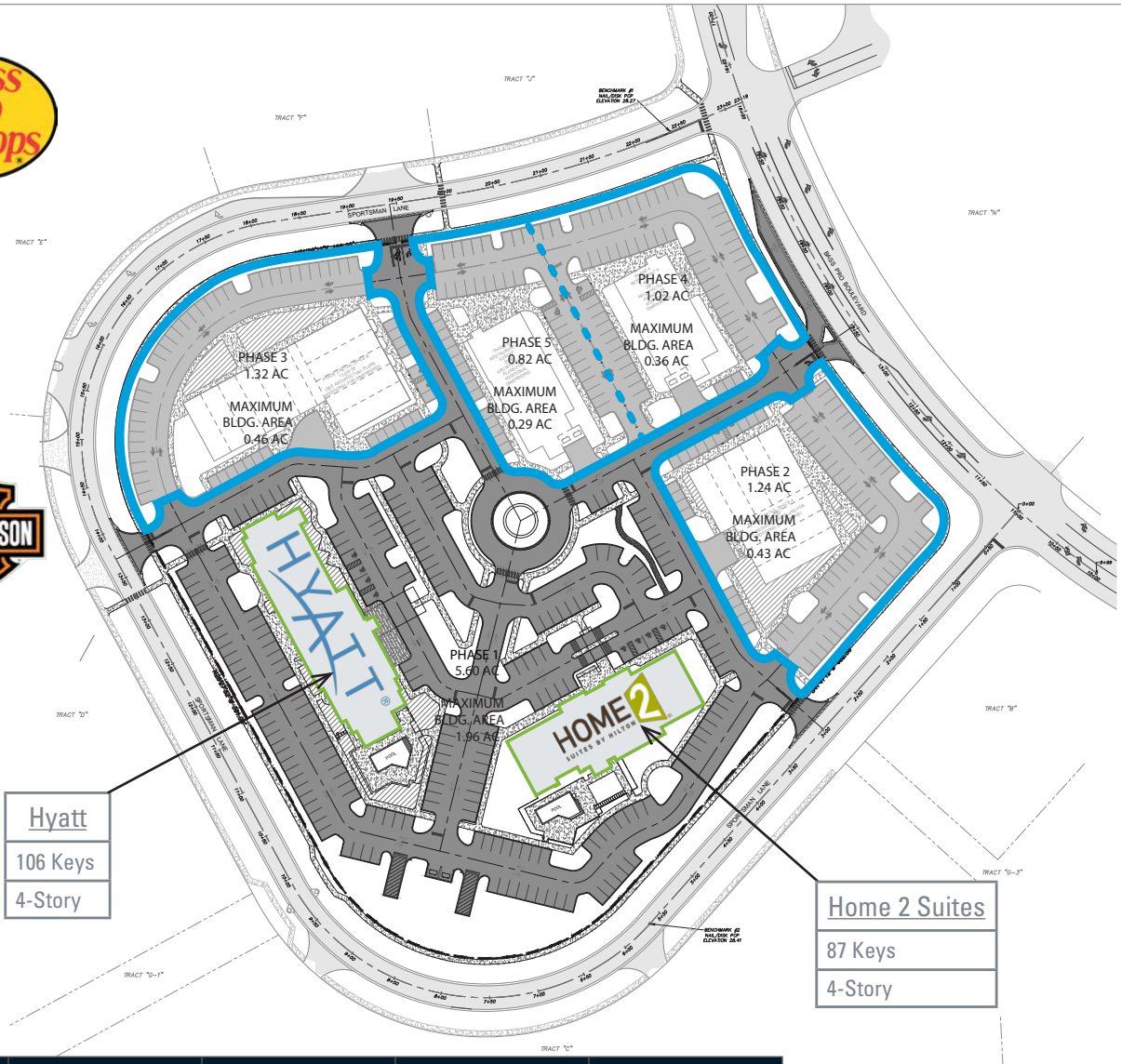
JP BEAULIEU, CCIM, CLS
Director of Retail Services
(407) 734.7201
JP@BBDRE.com



BISHOP BEALE DUNCAN
250 N. Orange Ave., Ste. 1500
Orlando, FL 32801 + (407) 426.7702
www.BBDRE.com

This offer is subject to errors, omissions, prior sale or withdrawal without notice.

Conceptual Site Plan & Renderings



Hyatt
106 Keys
4-Story

Home 2 Suites
87 Keys
4-Story



Radius	Population	HH Income	Businesses	Employees
1-Mile	7,335	\$58,849	252	3,011
3-Mile	77,349	\$60,126	2,057	18,308
5-Mile	151,913	\$58,505	6,686	62,844



Big Box Competition Map

