



Bishop Beale Duncan
COMMERCIAL REAL ESTATE

RIVERGATE VILLAGE

116 South Nova Road
Ormond Beach, Florida 32174

SECOND GENERATION RESTAURANT



FOR LEASE

- + Lease Rate: \$25.00 SF
- + NNN: \$5.48 SF
- + Available SF: 2,450 SF
- + Equipment: Pizza Oven, Hood System, Walk-In Cooler
- + Parking: 5/1,000

Highlights

- Located at the High-Traffic Intersection of West Granada Boulevard and South Nova Road with over 65,000 cars passing daily.
- Prime Retail Space Within 3 Miles of Interstate 95, A1A and the Surrounding Beaches.
- Monument Signage on West Granada Boulevard and South Nova Road.
- Co-Tenants:



JP BEAULIEU, CCIM, CLS
Vice President
(407) 734.7201
JP@BBDRE.com

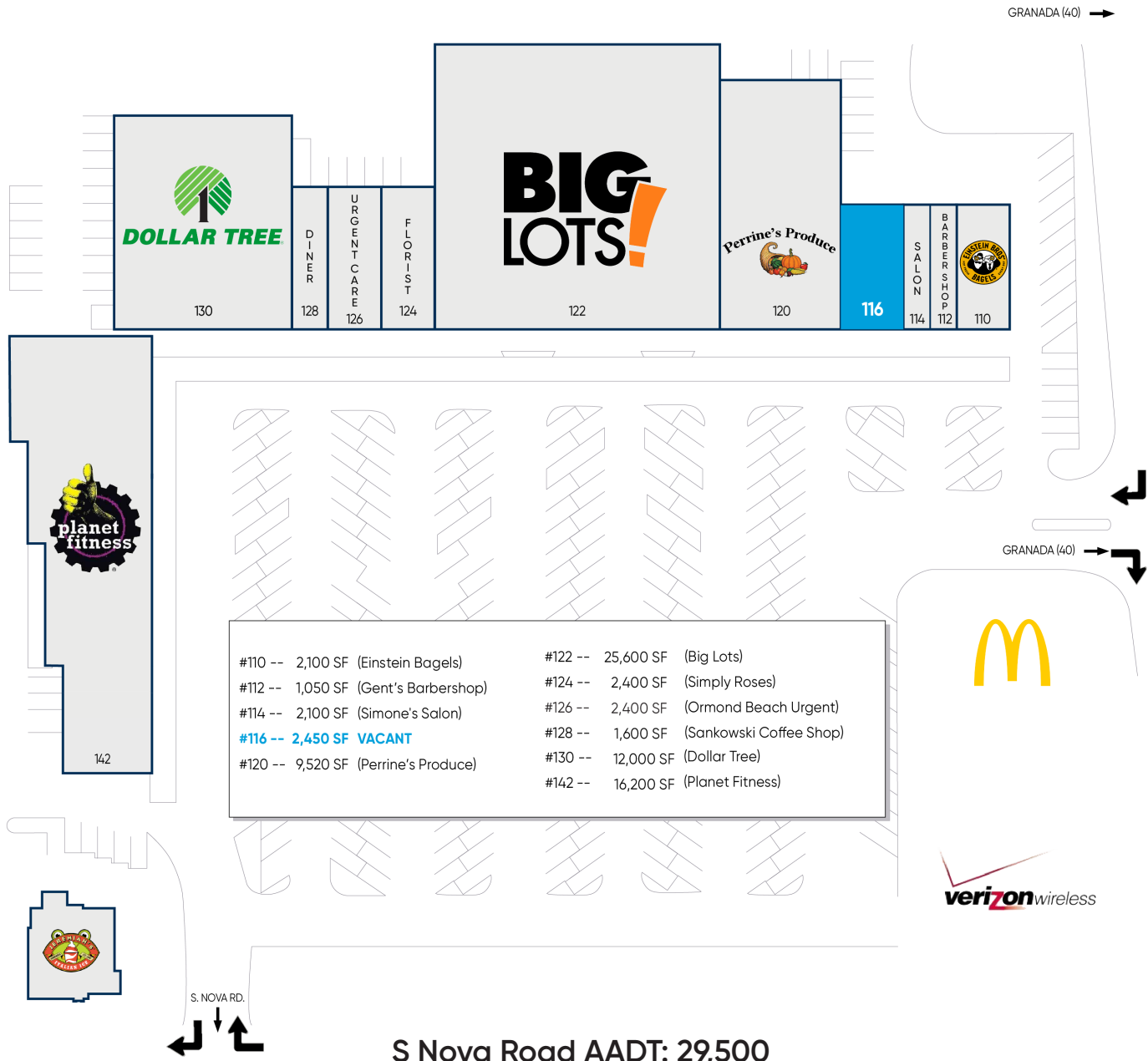
REBEKAH MARRERO
Associate
(407) 734.7220
Rebekah@BBDRE.com



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.

Site Plan



W Granada Blvd AADT: 35,500

#110 -- 2,100 SF (Einstein Bagels)	#122 -- 25,600 SF (Big Lots)
#112 -- 1,050 SF (Gent's Barbershop)	#124 -- 2,400 SF (Simply Roses)
#114 -- 2,100 SF (Simone's Salon)	#126 -- 2,400 SF (Ormond Beach Urgent)
#116 -- 2,450 SF VACANT	#128 -- 1,600 SF (Sankowski Coffee Shop)
#120 -- 9,520 SF (Perrine's Produce)	#130 -- 12,000 SF (Dollar Tree)
	#142 -- 16,200 SF (Planet Fitness)

S Nova Road AADT: 29,500



Site Images

