

FOR SALE

16± Commercial Zoned Acres *Bank-Owned Property* Fort Pierce, St. Lucie County, Florida

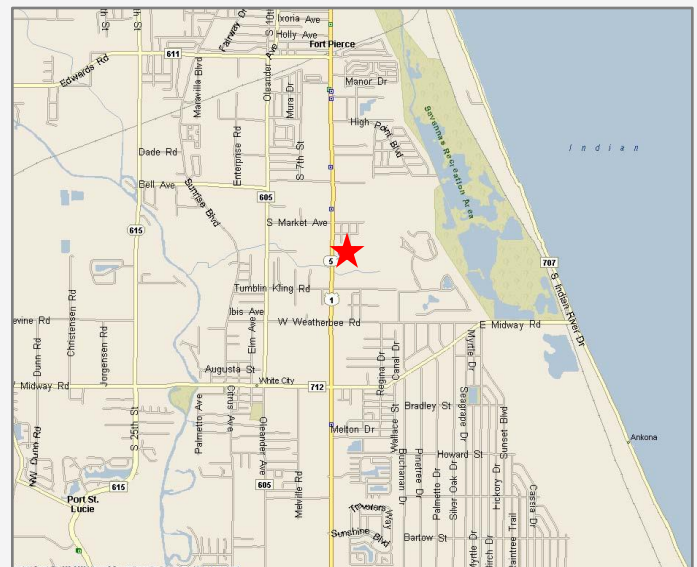


Location: The property is located along US Hwy 1, a major north-south commercial corridor and is approximately four miles east of I-95 in Fort Pierce, Florida.

Size: 16 total and developable acres.

Zoning: C-3, General Commercial which allows for a broad variety of uses including retail, motels/hotels, personal service, repair service, educational service, entertainment and parking lots.

Access: The site has 433± feet along US Hwy 1, a major north-south thoroughfare in Fort Pierce.



For more information and inspection please contact:

Margery Johnson, CCIM, CIPS
Senior Director
Land Brokerage Services
Margery.Johnson@cushwake.com
(407) 541-4395

F. Logan Holz
Senior Director
Land Brokerage Services
Logan.Holz@cushwake.com
(904) 380-8346



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The property is mostly rectangular and flat and is broken into two tax parcels.

All utilities and municipal services, including sewer, are available to the site.



A Phase I Environmental report was conducted by Moody's Engineering in June 2010 and no further action was required.

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A full commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to a cooperating broker who consummates a sublease which is unconditionally executed and delivered by and between sublandlord and subtenant. (A copy of the rates and conditions referred to above are available upon request.)

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions imposed by our principals.

