

FOR SALE

\$1,024,000

Midway Road Baptist Church

1108 W Midway Road Fort Pierce FL, 34982



Jeremiah Baron
& CO.

Commercial Real Estate, LLC

Listing Contact:

Chris Belland | 772-418-4506 | Cbelland@commercialrealestatellc.com

Office: 49 SW Flagler Ave. Suite 301 Stuart FL, 34994 | 772-286-5744

Property Details

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PRICE	\$1,024,000
BUILDING SIZE	7,225 SF
BUILDING TYPE	INSTITUTION
ACREAGE	1.72 AC
FRONTAGE	210.57
TRAFFIC COUNT	19,427 AADT
YEAR BUILT	1950
CONSTRUCTION TYPE	CBS
PARKING SPACE	More than 10
ZONING	COMMERCIAL*
LAND USE	Commercial*
UTILITIES	City of Fort Pierce

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Former Baptist Church property available immediately for sale. Site is ideal for a religious organization or other uses under Institutional zoning which includes a day care, school, or other specified uses, however, it has potential to be converted into Commercial Zoning* with the proper proposal to the St. Lucie County Commissioners. Sale includes 1.72 acres of land total. Located in the middle of a residential community and easily accessible from US-1. Midway Road is currently undergoing a road expansion, adding traffic count to the area.



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2017 Demographics

Total Population		Average Household Income		Average Age	
1 Mile	2,993	1 Mile	\$66,585	1 Mile	40.70
3 Mile	33,554	3 Mile	\$57,032	3 Mile	41.50
5 Mile	95,293	5 Mile	\$52,301	5 Mile	41.80

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****SUBJECT TO CHANGE UPON ST LUCIE COUNTY COMMISSIONERS APPROVAL****

I INSTITUTIONAL.

Purpose. The purpose of this district is to provide and protect an environment suitable for institutional, public, and quasi-public uses, together with such other uses as may be compatible with institutional, public, and quasi-public surroundings. The number in "()" following each identified use corresponds to the SIC Code reference described in Section 3.01.02(B). The number 999 applies to a use not defined under the SIC Code but may be further defined in Section 2.00.00 of this Code.

2. Permitted Uses.

- a. Community residential homes subject to the provisions of Section 7.10.07. (999)
- b. Family day care homes. (999)
- c. Family residential homes provided that such homes shall not be located within a radius of one thousand (1,000) feet of another existing such family residential home and provided that the sponsoring agency or the Department of Health and Rehabilitative Services (HRS) notifies the Board of County Commissioners at the time of home occupancy that the home is licensed by HRS. (999)
- d. Institutional residential homes. (999)
- e. Parks. (999)
- f. Police and fire protection. (9221,9224)
- g. Recreational activities. (999)
- h. Religious organizations. (866)

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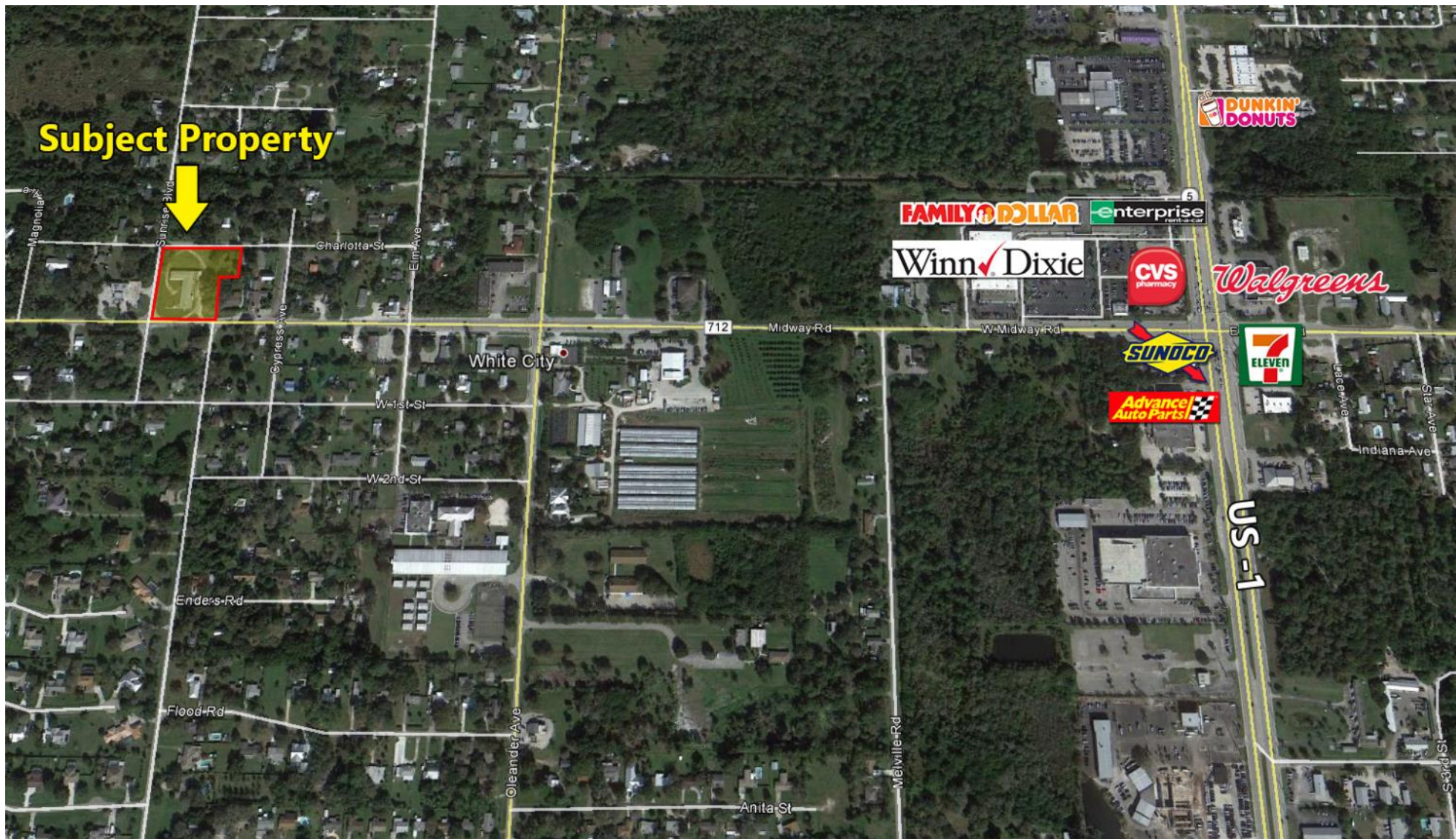
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Property Aerial

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