

BANK OWNED PROPERTY

Bring All
Offers



\$ 695,000.00

**2121 NW Suncoast Blvd.
Crystal River, Florida**

**4.52 Acre Commercial Site on U.S. Hwy 19
Formerly used as a Lincoln/Mercury Auto
Dealership—Includes 15,739 SF Metal Bldg.,
One Small Bldg. and One Residential Duplex.**

**Call For More Information!
Marlin Realty & Investments, Inc**

352-563-1524



Marlin Realty & Investments, Inc.

Phone: (352) 563-1524
Buck Boyles



- 15,739 Square foot Metal building built in 1978.
- Showroom (28 x 56)
- Service Department (57 x 67) with 11 (10 x 10) roll-up doors.
- Additional space (32 x 77) with 4 (10 x 10) roll-up drive-through doors plus office and storage loft.
- 11 Offices - 2 Reception areas - 2 Handicap Restrooms
- Lighted paved parking areas - Security fencing
- One residential duplex building located on the west side of the property with a 2 bedroom/1 bath apartment on each side.
- One separate small commercial building located on the south side of the property facing U.S. Hwy 19.
- Zoning: C1A
- Location: The site is uniquely located on the west side of U.S. Hwy 19 at the north city limits of Crystal River just north of the Crystal River Mall. U.S. Hwy 19 has recently been resurfaced and two new bridges have been constructed over the old Cross Florida Barge Canal located approximately five miles north of the site. The site is also located approximately 7 miles south of the proposed new \$20 billion dollar nuclear power plant that is scheduled for a construction start sometime over the next two years.

This Property Has Great Potential For Multiple Uses!