



**1561 N US HWY 1**  
**Ormond Beach, FL 32174**



# GROUND LEASE

1561 N US HIGHWAY 1  
ORMOND BEACH, FL 32174



## DEMOGRAPHICS

	RADIUS	3 MILE	5 MILE
	Median Income	\$66,132	\$56,097
	Average Income	\$88,798	\$75,811
	Population	5,966	39,464

## PROPERTY HIGHLIGHTS

- » Price: \$1,800,000
- » Former Wendy's is prominently located next to Destination Daytona, a popular travel destination which brings nearly half-a-million bikers each year for Daytona Bike Week.
- » Located on a prime corner directly off of Interstate 95 & US Highway 1.
- » Perfect opportunity for hotel, QSR, gas station, or entertainment uses.
- » 2.47 Acres available

### DAVE BALTAR

✉ DAVE@GARITOCO.COM  
 ☎ 407-421-0777  
 🌐 GARITOCO.COM

### JAMESON "JAKE" SPENGLER

✉ JAKE@GARITOCO.COM  
 ☎ 407-403-3689  
 🌐 GARITOCO.COM

Garito & Company  
 14 E Washington St  
 Orlando, FL 32806  
 +1 407 777 9660  
[www.garitoco.com](http://www.garitoco.com)

