

DOLLAR GENERAL

DUNKIN'

RaceTrac

N US Hwy 1

Plantation Oaks Blvd

Ridge Haven
300 SFR Lots
Meritage Homes

SALE

Ormond Beach I-95 Hotel Site

BENTON STREET

Ormond Beach, FL 32174

PRESENTED BY:

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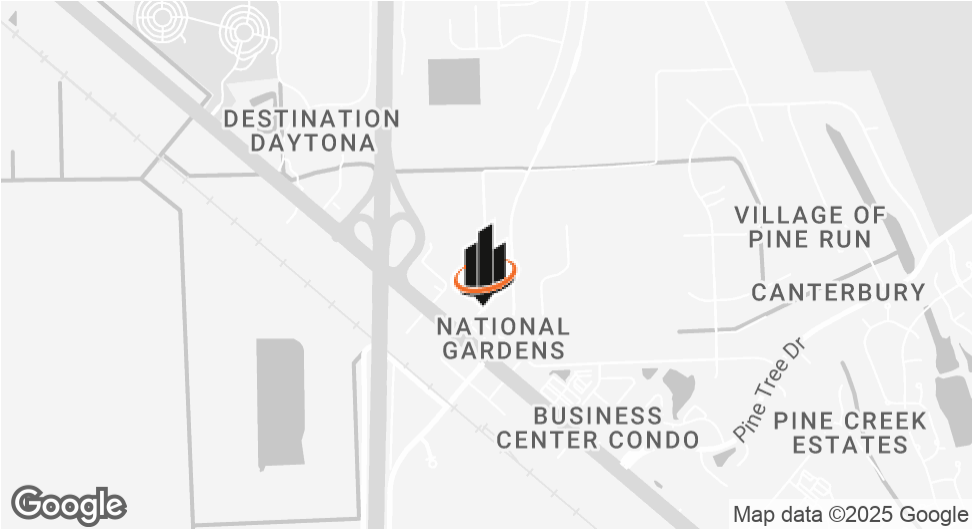
PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$1,025,000
LOT SIZE:	2.91 Acres
CONCEPT:	4-story 52,488 SF extended-stay hotel
ZONING:	B-7, Highway Tourist Commercial
PARCELS IDS:	3136-01-34-0140 3136-01-34-0220 3136-01-01-0022

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PROPERTY DESCRIPTION

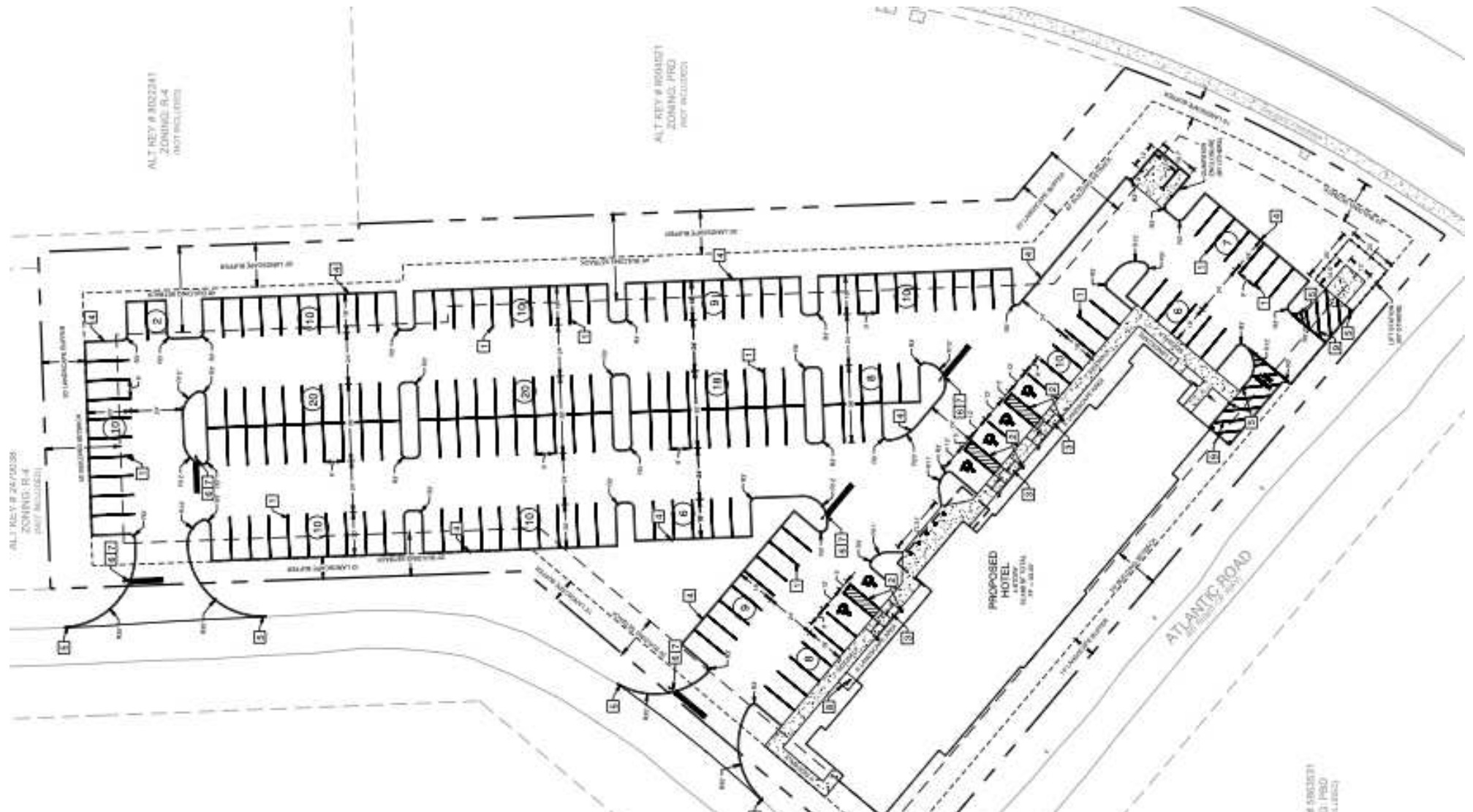
Offered for sale is a vacant development site just off I-95 in Ormond Beach, FL that has been designed for an extended-stay hotel. This 2.91 acre site is located on Benton St, directly behind Race Trac gas station. This site has been engineered for a 4-story 52,488 SF extended-stay hotel (Woodspring Suites concept). All site data is available to share including surveys, environmental, biology, geotech, civil, etc for a developer to step right in and complete all site approvals with the City of Ormond Beach.

This Benton St location is just one minute from Exit 273 on I-95. Exit 273 is in final design by FDOT for a \$300m+ improvement that will break ground in 2027 and completely modernize and transform this stretch of US Hwy 1.

PROPERTY HIGHLIGHTS

- 2.91 acre vacant development site off I-95 in Ormond Beach, FL
- Designed for a 4-story 52,488 SF extended-stay hotel
- All data available including surveys, civil, geotech, etc

EXTENDED-STAY HOTEL SITE PLAN



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LOCATION MAP



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