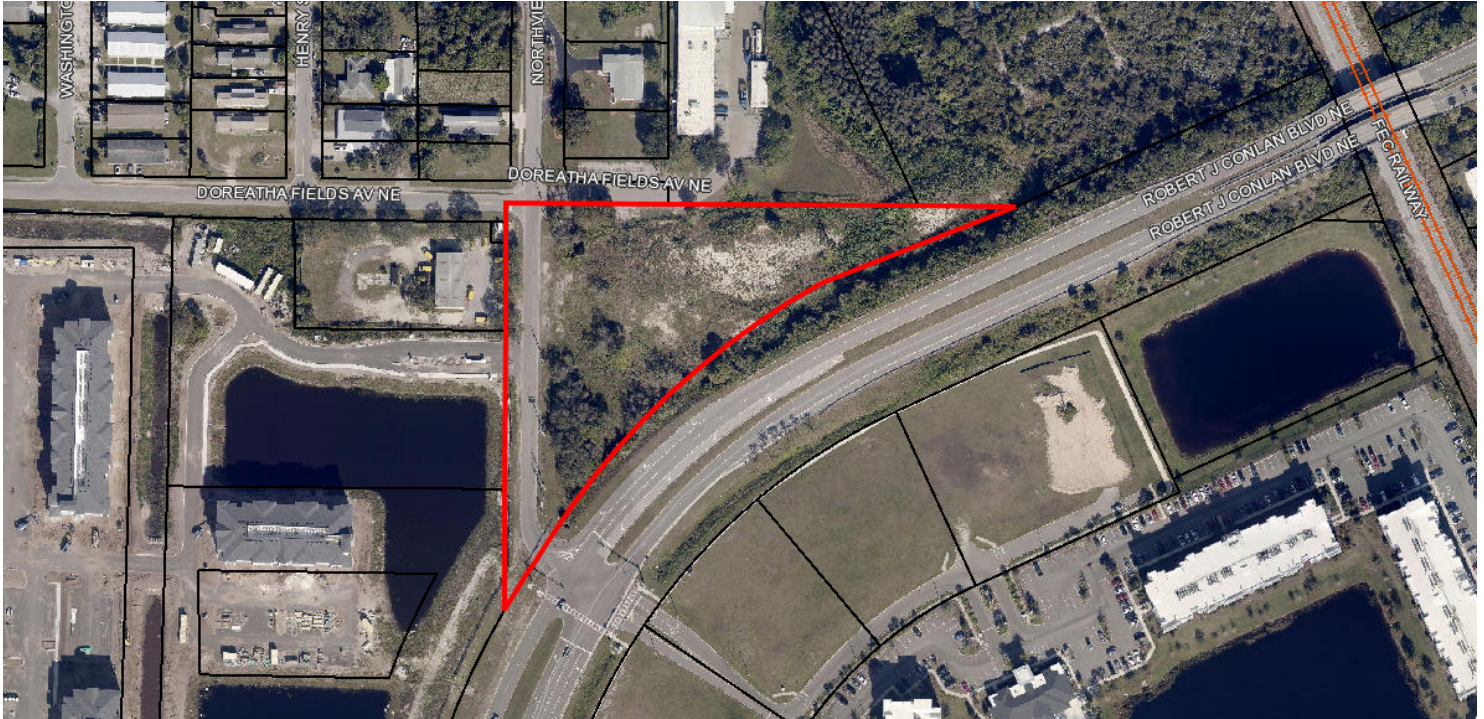


# 2051 Northview St NE

Palm Bay, FL 32905

**Corner Lot / Lighted Intersection / Centrally Located**



## OFFERING SUMMARY

**Sale Price:** \$1,295,000

**Acreage:** 2.72 Acres

**Zoning:** City of Palm Bay Light  
Industrial &  
Warehousing (LI)

## PROPERTY OVERVIEW

Est. 439' Frontage Northview Street x 754' Robert J. Conlan Boulevard  
Northernmost Boundary: Est. 606' Width East / West  
Nearby Utilities: City Water & Sewer, FPL Electric  
Traffic Count est. 12,000 VPD on Robert J. Conlan Boulevard  
Preliminary Plans for a 9,360 SF Warehouse with Yard (Call for Details)  
Disclaimer: Some photos have been enhanced via Google Gemini

## LOCATION OVERVIEW

Strategically positioned just off of Palm Bay Road which is the primary area connector between Interstate 95, Babcock Street and US1. Surrounding employers include L3Harris, ABC Supply, Tibbetts Lumber and Leonardo DRS to name a few. Lots of schools, restaurants, healthcare and childcare in the area. Call today for details!



Individual Members  
Michael S. Ullian

**Michael S. Ullian, President, CCIM, SIOR Zach Ullian, SIOR**

Licensed Real Estate Broker  
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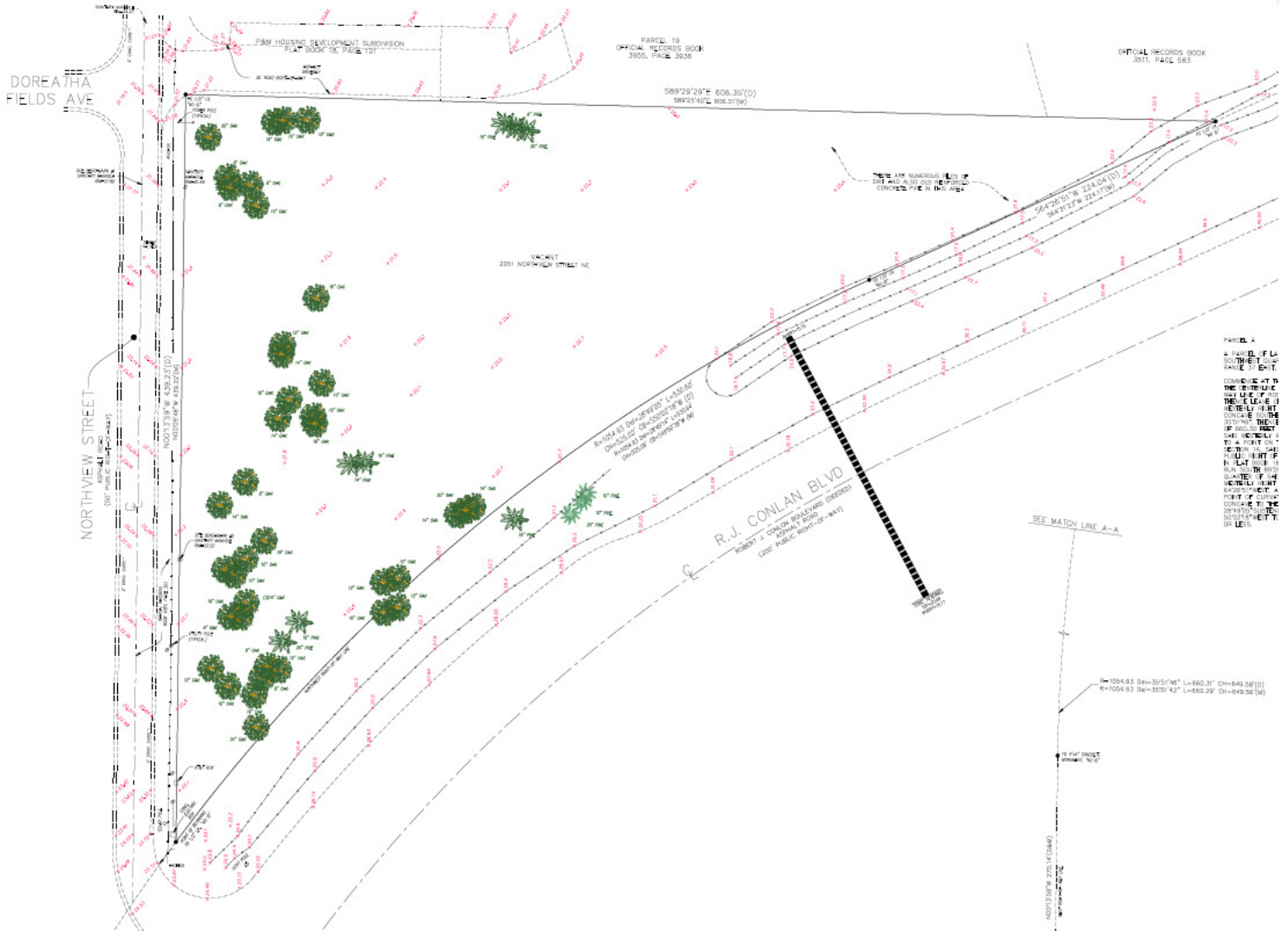


Individual Members  
Michael S. Ullian  
Zachary M. Ullian

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## Survey



**Michael S. Ullian, President, CCIM, SIOR Zach Ullian, SIOR**

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## Additional Photos



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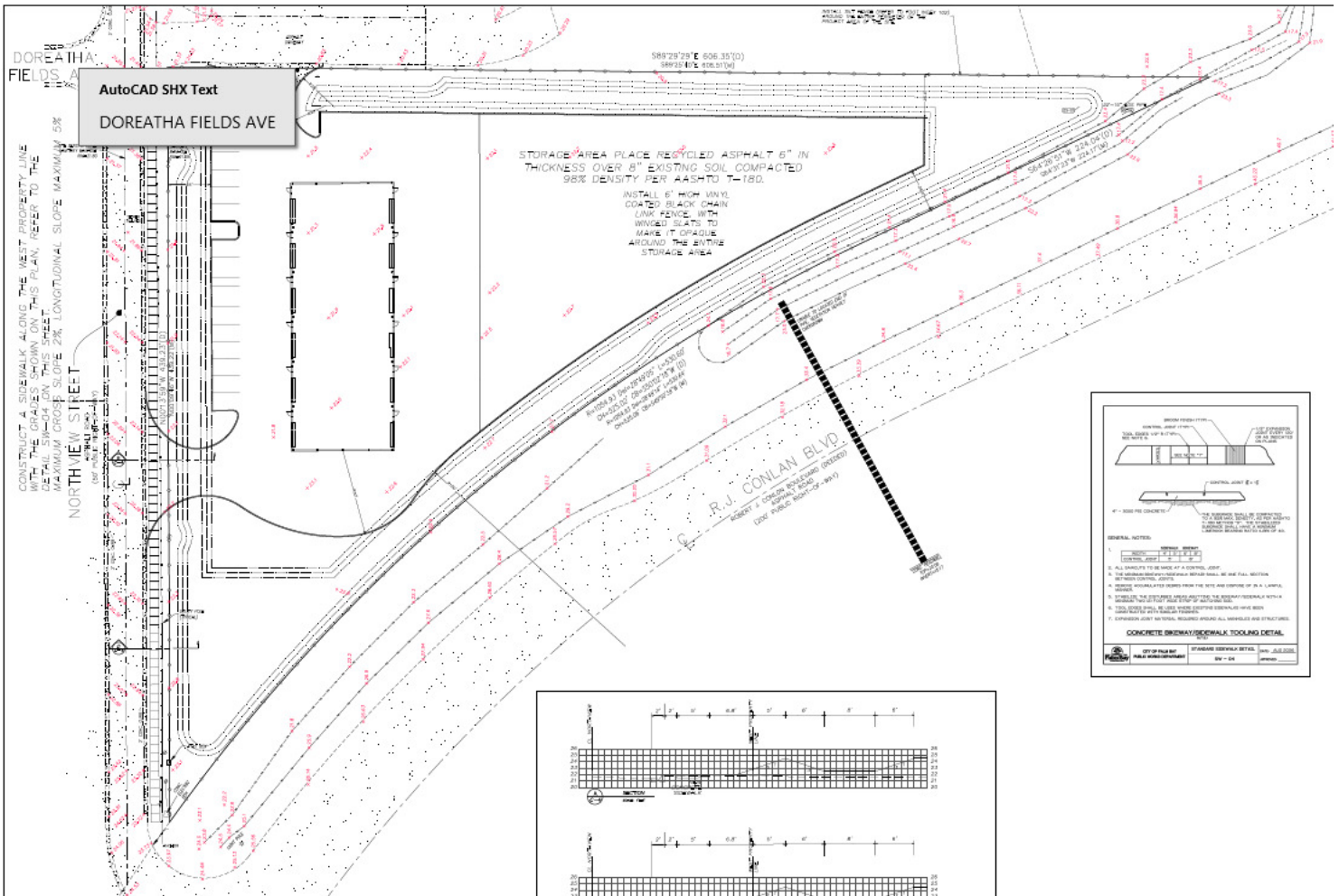
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Preliminary Plans for a 9,360 SF Warehouse w Yard



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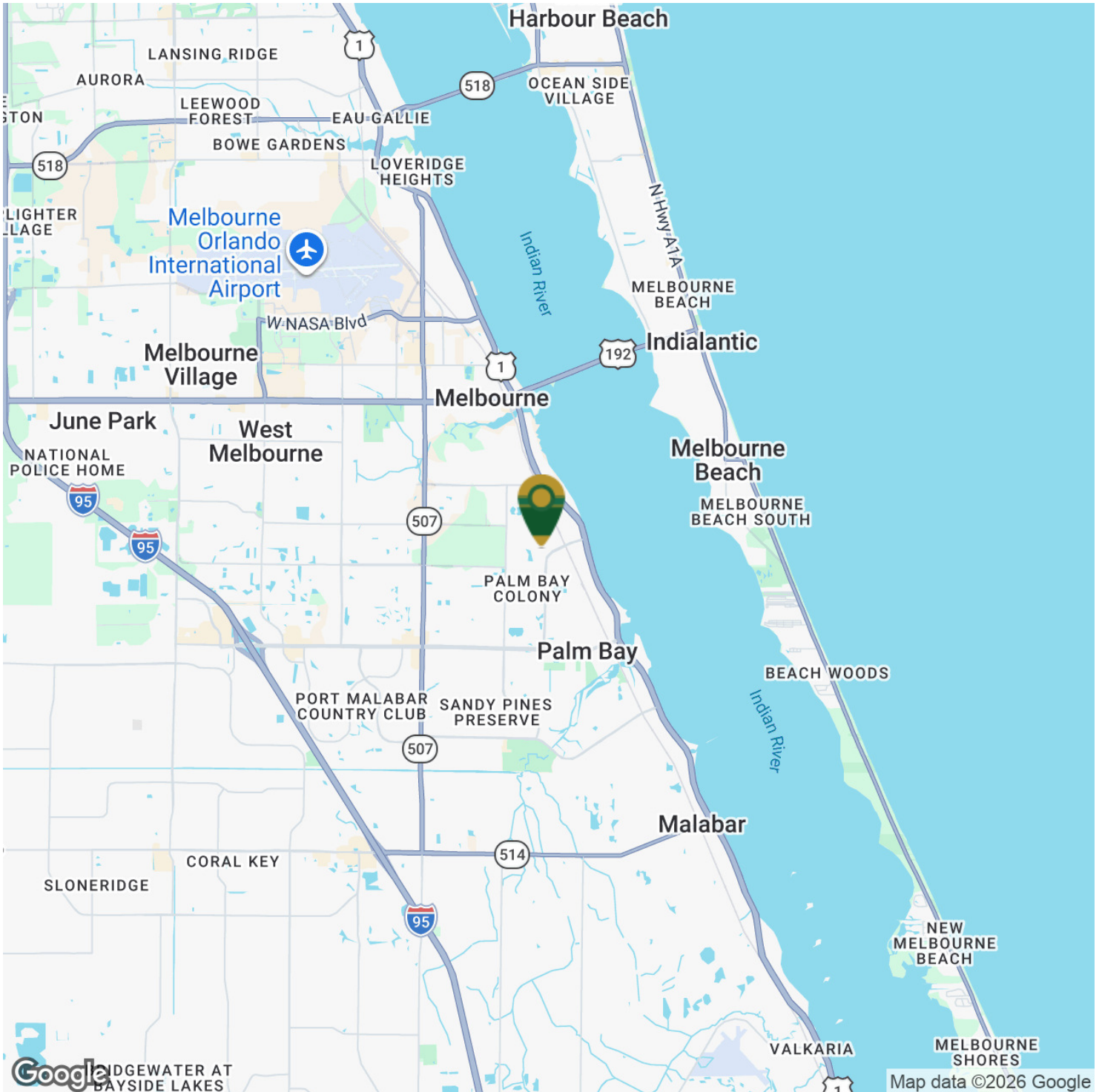
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## Location Map



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