

For Sale - \$688,000

6112 NW Ginger Ln
Port Saint Lucie, FL

3,835 Sq Ft - ALF Ready Home



Khaliq Jacas

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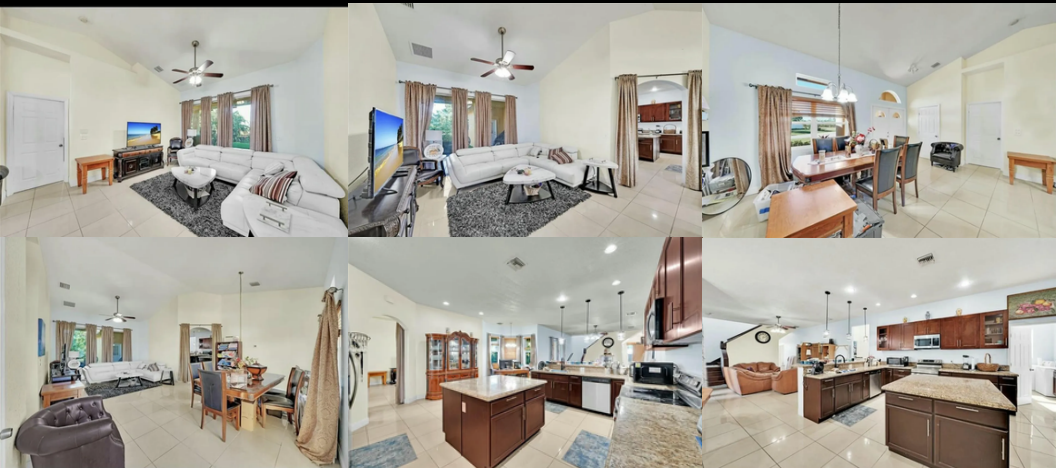


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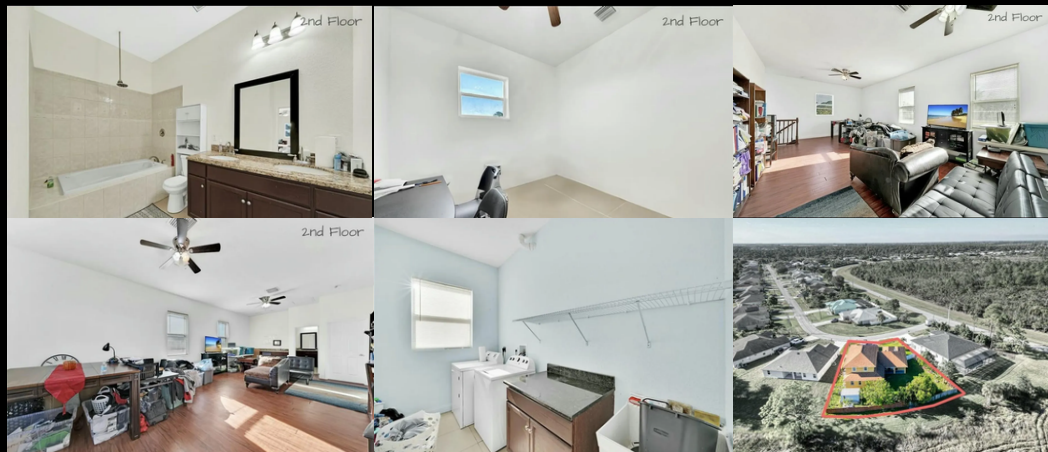


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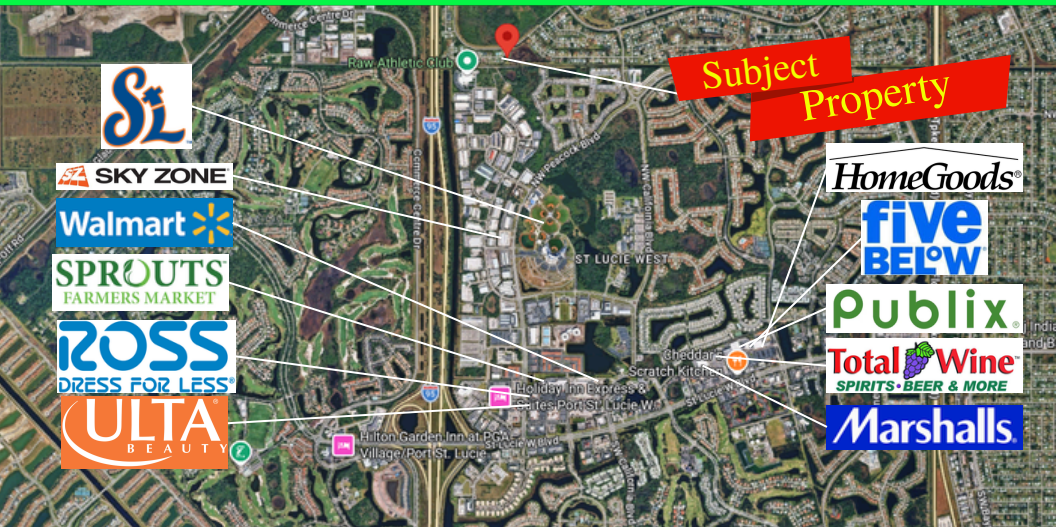


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Subject Property

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Property Details

Zoning: Single Family

Unit Size:

3,424 Sq Ft

Highlights:

- Spacious residential layout adaptable for:
- Assisted Living Facility (ALF)
- Drug & Alcohol Rehabilitation
- Behavioral Health Housing
- Sober Living / Transitional Housing
- **Group Home Operations**
- Multiple bedrooms and common living areas
- Functional floor plan conducive to resident supervision and care
- Ample parking accommodations
- Outdoor space for recreation and resident activities
- Quiet neighborhood setting supportive of recovery and long-term care programs
- Strong demand for specialized residential care facilities throughout Florida
- Suitable for owner-operators or investors in the healthcare housing sector
- Opportunity for licensing conversion or operational expansion
- Residential setting aligns well with therapeutic and recovery-focused uses
- Accessible to major roadways, healthcare providers, retail, and community services
- **Ideal Buyer Profile**
- Assisted Living Operators, Behavioral Health Providers, Drug & Alcohol Rehabilitation Groups, Sober Living Operators, Non-Profit Housing Organizations, Healthcare Real Estate Investors, Group Home Operators, Location
- **Highlights**
- Conveniently positioned near major transportation corridors, medical services, retail amenities, and residential population centers, the property offers both accessibility and a supportive community environment for residents and staff alike.



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Disclaimer Statement

This information has been prepared only for information purposes to assist a potential buyer in determining whether it wishes to proceed with an in- depth investigation of the property and/or business. Seller and any of its officers, employees or agents specifically disclaims any representation or warranty, express or implied, as to the accuracy or completeness of the offering materials or any accompanying information, and no legal commitment, obligation or liability of Seller or its officers, employees or agents shall arise by reason of the materials or accompanying information. Interested parties are expected to review independently all documents relating to the property/business and the purchase. The property/business is being sold on as "AS IS, WHERE IS" and "WITH

ALL FAULTS" basis. Your complete inspection of the property/business is recommended. Buyers will have an opportunity to examine the financial and legal documents, records, files and information relating to the property now in the possession of Seller, its agents or contractors. The purchase of this property will be based solely on a

Buyer's own independent investigation and findings and not in reliance on any information provided by Seller, its agent or contractors. Seller, its agents or contractors shall have no liability for any incorrect information. Seller always reserves the right to reject, in its sole and absolute discretion, any and all offers received by it, for any reason whatsoever, notwithstanding that a particular offer is for the highest purchase price those offers received and meets all the terms and conditions of this offering. Seller also always reserves the right to waive any or all technical defects in any offers, in Seller's sole and absolute discretion. The sales process may be terminated or modified without notice at any time. In the event two or more offers are determined to fall within a competitive range, Seller reserves the right to request a best and final offer from those parties.

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PRESENTED BY:

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