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TURNKEY SALON OR RETAIL SPACE AVAILABLE FOR LEASE



**SELBY
REALTY**

200 E. Granada Blvd., Suite 207
Ormond Beach, FL 32176
(386) 238-4456 O.
(386) 238.8377 F.



50 E Granada Blvd. Ormond Beach, FL 32176

Property Highlights

- Move-In Ready—Nearly all Existing FF&E Stays
- Highly Visible and Walkable Location
- 3 Styling Stations + 2 Wash Sinks. Room for 4th station
- Great Co-Tenancy. Located next to Proper Barber, Wild Rabbit Bistro, Bon Gourmet Specialty Purveyor, Ormond Beach Historical Society, Chuckle & Bliss Boutique, Elements of Design, and Billy's Tap Room & Grill
- Great natural light, Modern finishes & Exposed Ductwork
- In-Unit Laundry; Washer & Dryer stay

Property Details

- Site:** Downtown Beachside Ormond Beach location
- Price:** \$2,500 /mo Base Rent + \$500 /mo NNN's
- Parking:** Parallel spots in front of business, reserved space behind premises, + ample public parking next door
- Exterior:** Well maintained property and includes use of outdoor shaded seating area behind premises
- Zoning:** B-4, City of Ormond Beach.
- Zoning Purpose:**

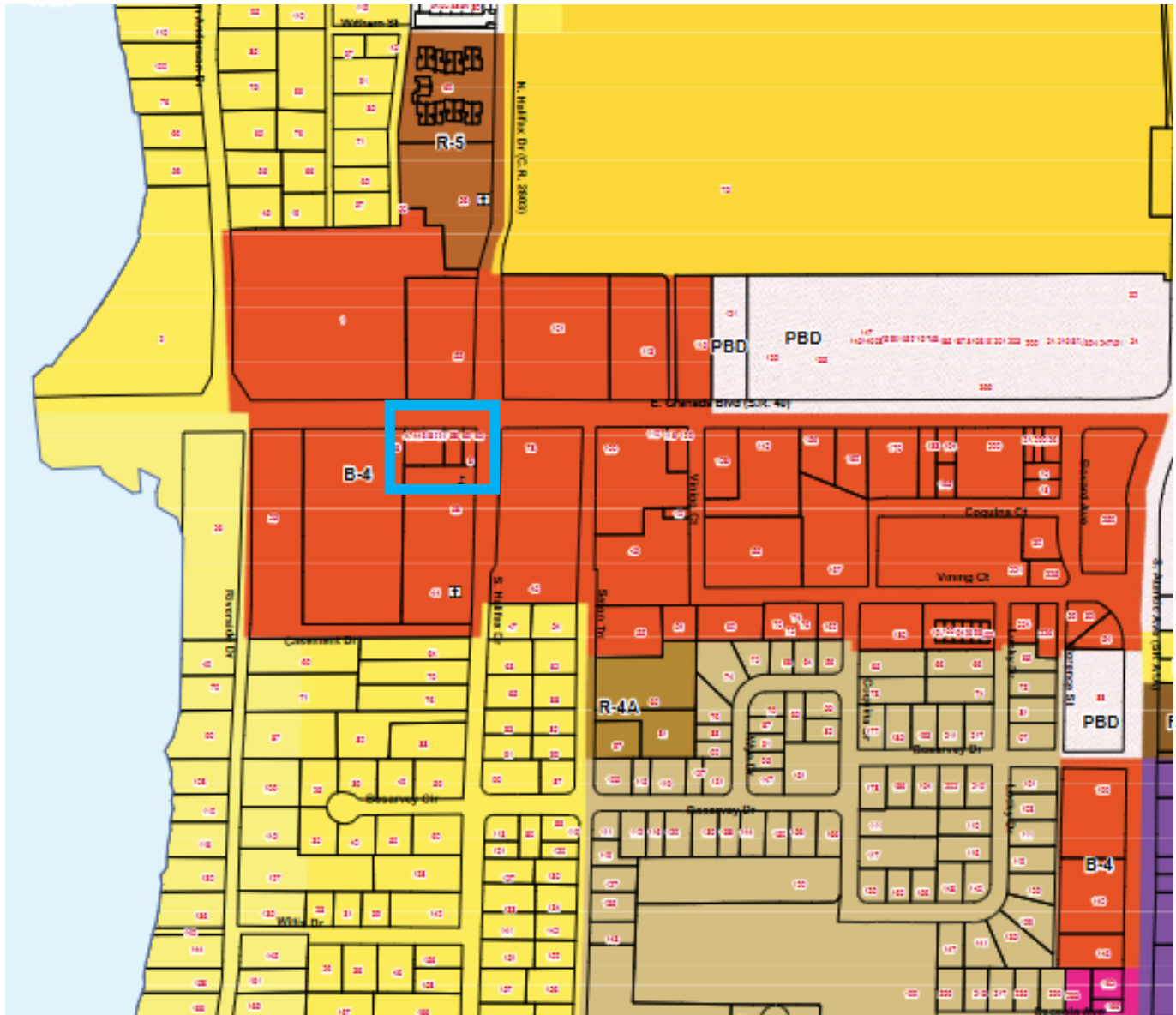
The purpose of the Residential Multifamily-20 (RMF-20) district is to accommodate primarily multifamily dwellings and multifamily complexes at moderate to high densities. It also accommodates single-family dwellings, duplexes, and duplex and townhouse subdivisions, as well as limited group living, institutional, and open space uses, generally as special uses or public or semi-public uses.

ADDITIONAL PICTURES

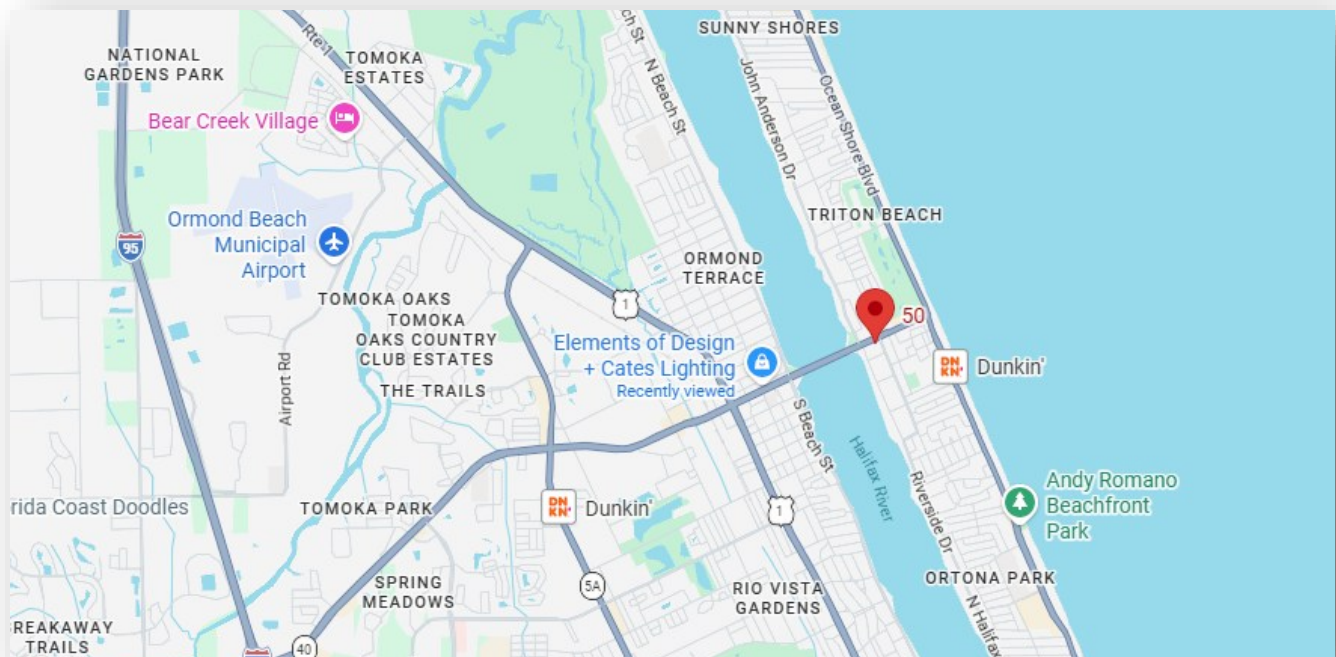
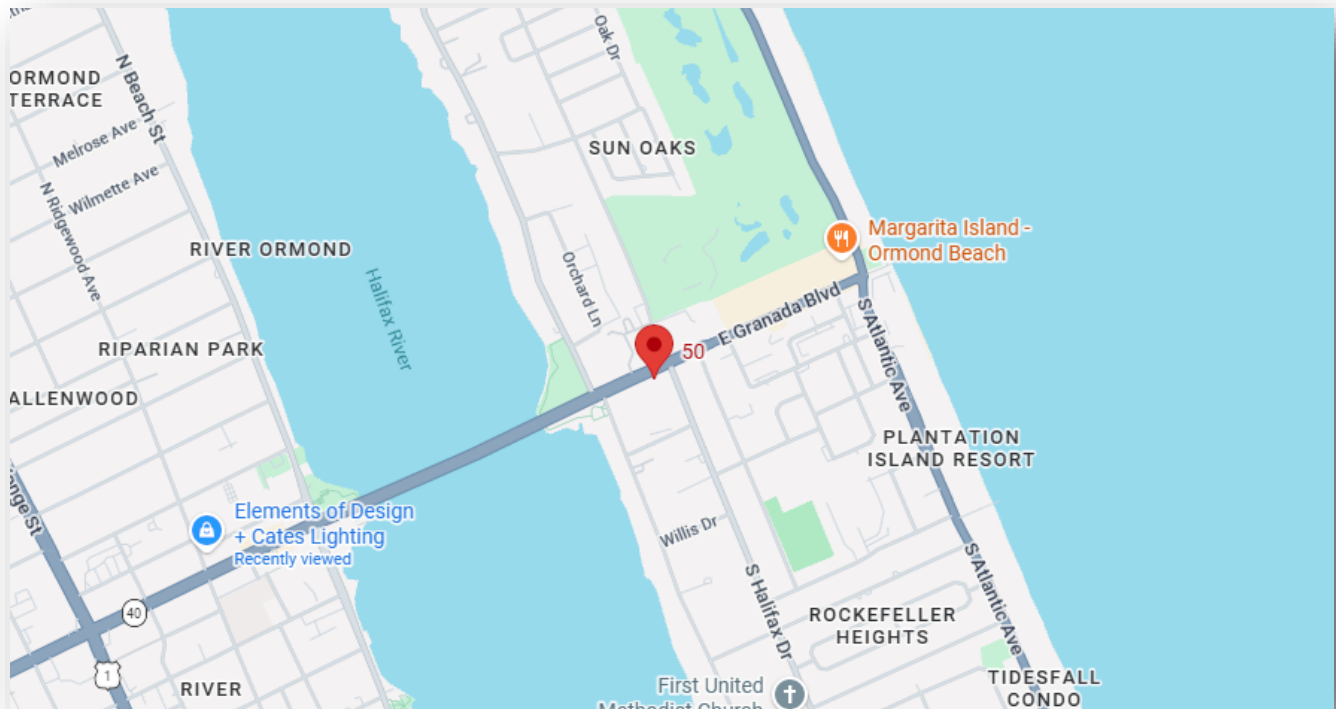


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B-4 ORMOND BEACH ZONING MAP



50 E GRANADA BLVD. PROPERTY MAP



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