

531 CENTRAL AVENUE

CENTRAL AVENUE SUITES

DOWNTOWN LAUREL | LAUREL, MS

MIXED-USE INVESTMENT OPPORTUNITY



\$999,999



6,683 SF



\$149.63 / SF



7.30% Cap Rate



Annualized NOI:
\$72,970.50

INVESTMENT HIGHLIGHTS

- ✓ 5 occupied commercial spaces
- ✓ 1 vacant commercial suite
- ✓ 2 furnished STR suites
- ✓ Diversified income in Downtown Laurel
- ✓ Lease-up upside in vacant Suite B

PROPERTY SUMMARY

531 Central Avenue is a well-located income-producing mixed-use asset that combines stable commercial income with two fully furnished short-term rental suites in the heart of Downtown Laurel. With multiple income streams, strong in-place performance, and upside through lease-up of the vacant suite, this property offers investors a compelling opportunity with both current cash flow and near-term growth potential.



AERIAL VIEW



DOWNTOWN LOCATION



RETAIL INTERIOR



STR LIVING AREA



STR BEDROOM



For Financials & Tours

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