

**808636 Public Report - Commercial for Sale - Active** **\$240,000**

**Property Name:** Vacant Commercial **Property Type:** Commercial  
**Address:** xxx Stumpfield Road, Pensacola, FL 32501 **List Price Sqft:**  
**County:** Escambia  
**Area:** 08 - Pensacola  
**Sub Area:** 0814 - Cordova Park  
**Parcel ID:** 36-1S-30-2; 36-1S-30-2



**Directions:** Located at the corner of Marcus Point Road and North W Street  
**Legal Description:** 2 parcel ids #36-1S-30-2 and 36-1S-30-2 Parcels 13 & 14

**Remarks:** 1.28 vacant commercial land, bank owned, seller will need easement and shared water retention pond  
**Description:**

<b>Lot Dimensions:</b>	<b>Vacant:</b> Yes	<b># of Units:</b>	<b># of Rooms:</b>
<b>Acreage:</b> 1.28	<b>Immediate Occupancy:</b>	<b># of Units:</b>	<b>Avg % Occupancy:</b>
<b>Lot SqFt:</b>	<b>Future Land Use:</b>	<b># of Units:</b>	<b>Rail?:</b>
<b>Lot Depth:</b>	<b>Waterfront:</b>	<b># of Units:</b>	<b># Ground Level Doors:</b>
<b>Zoning:</b>		<b>Vacancy Rate:</b>	<b># Dock High Doors:</b>
		<b>Vacancy Rate:</b>	
		<b>Vacancy Rate:</b>	
		<b># of Floors:</b>	
		<b>Sprinklers?:</b>	

<b>Scheduled Income:</b>	<b>Cash Flow:</b>	<b>Expenses/Unit:</b>
<b>Actual Gross Income:</b>	<b>Cap Rate:</b>	<b>Expenses/SqFt:</b>
<b>Expenses:</b>	<b>Actual Gross Income:</b>	
<b>Net Operating Income:</b>	<b>CAM:</b>	
	<b>CAM Per:</b>	

**Listing Office:**Nbi Properties Inc ENBI **Agent Ph:** **Sale Type:**Real Estate Owned  
**Co-listing Office:**Nbi Properties Inc  
**As Is:** Yes

**List Price:** \$240,000

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