

\$1,500,000 - 1240 Malabar Road, Palm Bay

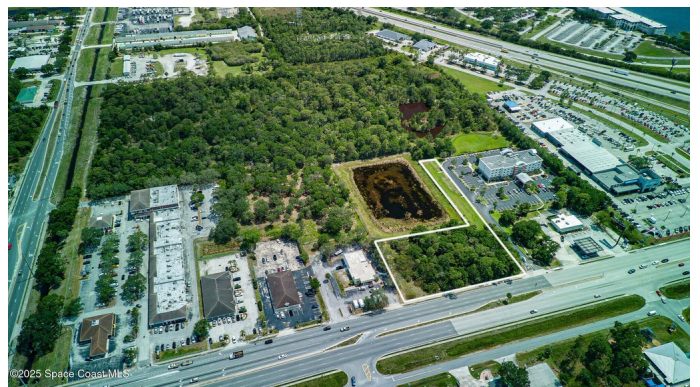
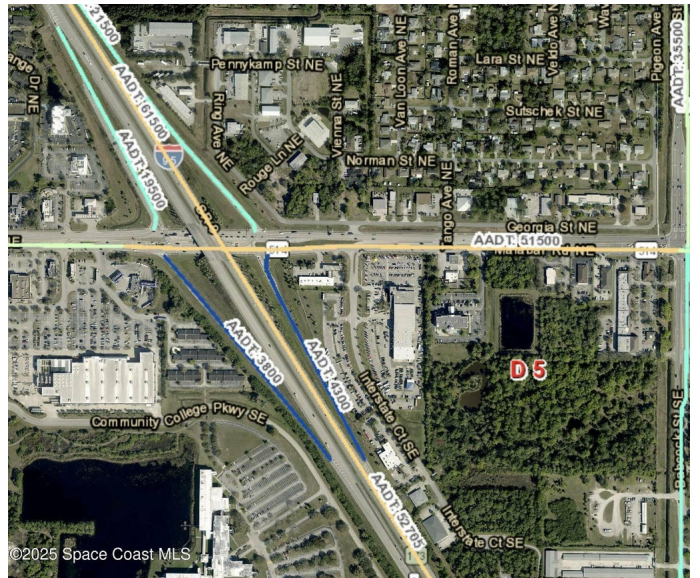
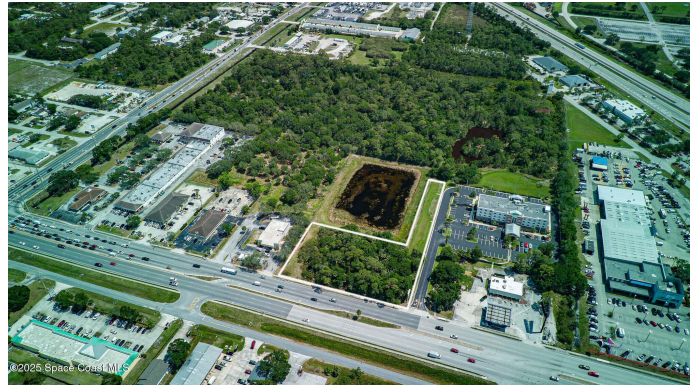
MLS® #1048524

\$1,500,000

0 Bedroom, 0.00 Bathroom,
Land on 2.00 Acres

None, Palm Bay, FL

This 1.90-acre GC-zoned site sits at I-95 Exit 173 on Malabar Rd (SR 514), Palm Bay's busiest east-west corridor. Â±334' frontage offers visibility from the I-95 off-ramp—ideal for QSR, retail, medical, or office use. Traffic exceeds 50,000 VPD, fueled by commuters and growth west of I-95, incl. 800+ homes at St. John's Preserve. City water/sewer available. GC zoning allows development without rezoning. Access is right-in/right-out on Malabar, with potential full access via nearby Babcock St signal. Parcel fits two QSR pads, 10-12K SF strip, or medical/pro office. Palm Bay pop. nearing 149K, median income \$67.5K. Major employers nearby incl. L3Harris, Raytheon, Renesas & Palm Bay Hospital. Area tenants: Walmart, Lowe's, Home Depot, and new Publix center. Comparable I-95 sites trade \$750K-\$1.2M/acre. Priced at \$789K/acre. Ideal for QSR, convenience, urgent care, or NNN tenant. Ground lease or BTS considered.



Essential Information

MLS® #	1048524
Price	\$1,500,000
Bathrooms	0.00
Acres	2.00
Type	Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	1240 Malabar Road
Area	343 - SE Palm Bay
Subdivision	None
City	Palm Bay
County	Brevard
State	FL
Zip Code	32909

Amenities

Utilities	Other
View	Other

Exterior

Lot Description	Other
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School Information

Elementary	Port Malabar
Middle	Stone
High	Palm Bay

Listing Details

Listing Office	Reach Commercial Real Estate
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