

\$999,999 - 118 N Atlantic Avenue, Cocoa Beach

MLS® #1057867

\$999,999

0 Bedroom, 4.00 Bathroom, 3,200 sqft
Commercial Sale on 0.00 Acres

Cocoa Beach 2nd Addn To, Cocoa Beach, FL

This property is a rare find for a visionary investor or developer looking to capitalize on Cocoa Beach's revitalization. Located in the heart of the city's vibrant downtown, this mixed-use parcel offers an unparalleled combination of commercial potential and residential luxury. Situated on a main artery, this property benefits from constant foot and vehicle traffic, ensuring maximum exposure for any retail or restaurant concept. The zoning allows for a diverse and lucrative development. You can build a prominent street-front commercial space for retail or a restaurant, with the added benefit of being able to build a residential home with separate rear access. This dual-income model provides both immediate revenue and long-term asset value. For a business owner, this is the ultimate live/work arrangement. You could manage your business from the front and live in a new, custom home right behind it, experiencing the best of the downtown lifestyle every day.

Built in 2026

Essential Information

MLS® #	1057867
Price	\$999,999
Bathrooms	4.00
Square Footage	3,200
Acres	0.00
Year Built	2026



Type	Commercial Sale
Sub-Type	Mixed Use
Status	Active

Community Information

Address	118 N Atlantic Avenue
Area	272 - Cocoa Beach
Subdivision	Cocoa Beach 2nd Addn To
City	Cocoa Beach
County	Brevard
State	FL
Zip Code	32931

Amenities

Parking	Other
---------	-------

Interior

Heating	Central, Electric
Cooling	Central Air

Exterior

Exterior	Concrete, Frame, Stucco, Other
Lot Description	Cleared
Roof	Other
Construction	Concrete, Frame, Stucco, Other

Listing Details

Listing Office	Better Homes & Gardens RE Star
----------------	--------------------------------

The information being provided by the Space Coast Association of REALTORS® is exclusively for consumers' personal, non-commercial use, and it may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. The data is deemed reliable but is not guaranteed accurate by the MLS.