



## 940 FL-16

940 State Road 16, St Augustine, FL 32084



**VANGUARD REALTY**



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# 940 FL-16

\$159,900

0.24 Acres with direct frontage to SR 16. Close to the wonderful old city of St Augustine. Lot is 50W x 205D ready to build on or hold it as an investment.

Possibilities could include a package store, small RV & Boat Storage, Self-Storage, Residential, office, retail, salon, and lots more.

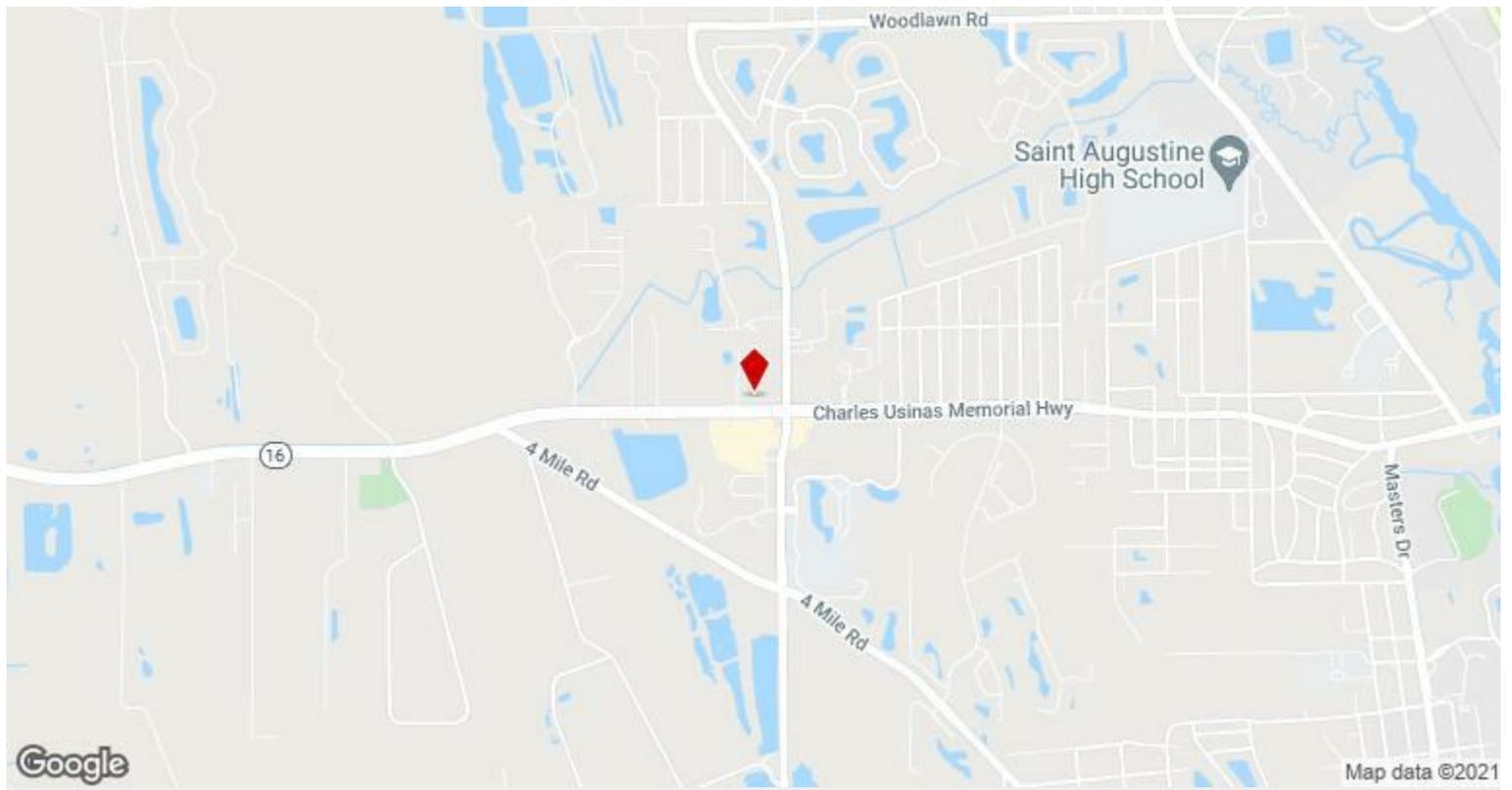
10 minutes to the Beach, 10 minutes to Downtown St. Augustine, 10 minutes to the St. Augustine Outlets. Fenced...

Nicely cleared lot with direct frontage to SR 16 close to the wonderful old city of St Augustine. Lot is 50W x 205D ready to build on or hold it as an investment. Possibilities could include a package store, small RV & Boat Storage, Self-Storage, Residential, office, retail, salon, and lots more. 10 minutes to the Beach, 10 minutes to Downtown St. Augustine, 10 minutes to the St. Augustine Outlets. Fenced on 2 sides with a concrete driveway in the middle. Lot is currently zoned...

- Direct Road Frontage on State Road 16
- Ease of Access from Interstate 95 and SR 16
- Great Commerical or Residential Location
- High Traffic Count



Price:	\$159,900
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	
Sale Type:	Investment
Total Lot Size:	0.24 AC
No. Lots:	1
Zoning Description:	SFR
APN / Parcel ID:	086420-0010



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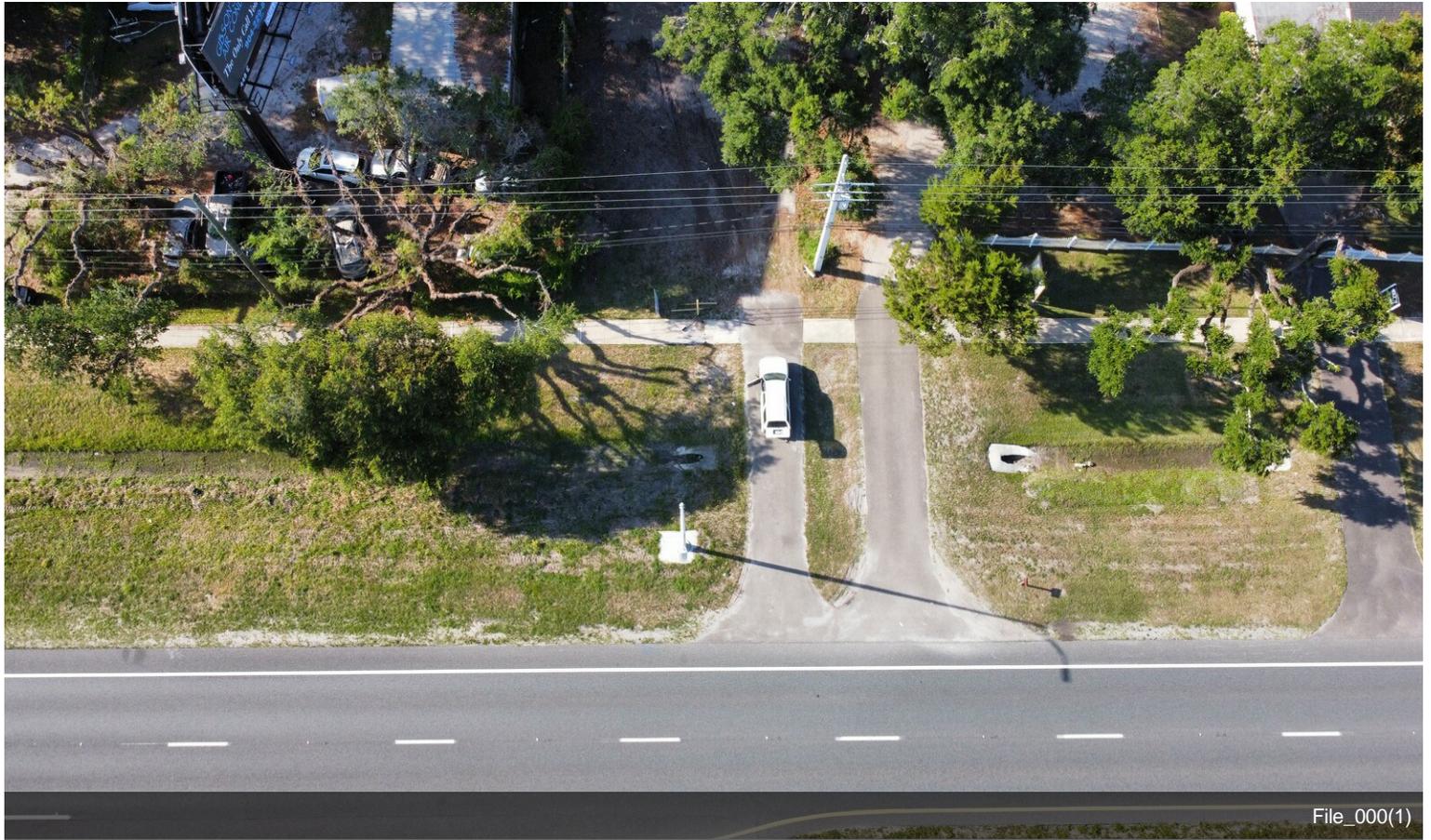
Fenced on 2 sides with a concrete driveway in the middle.

Lot is currently zoned SFR but the parcels on both sides are commercial.

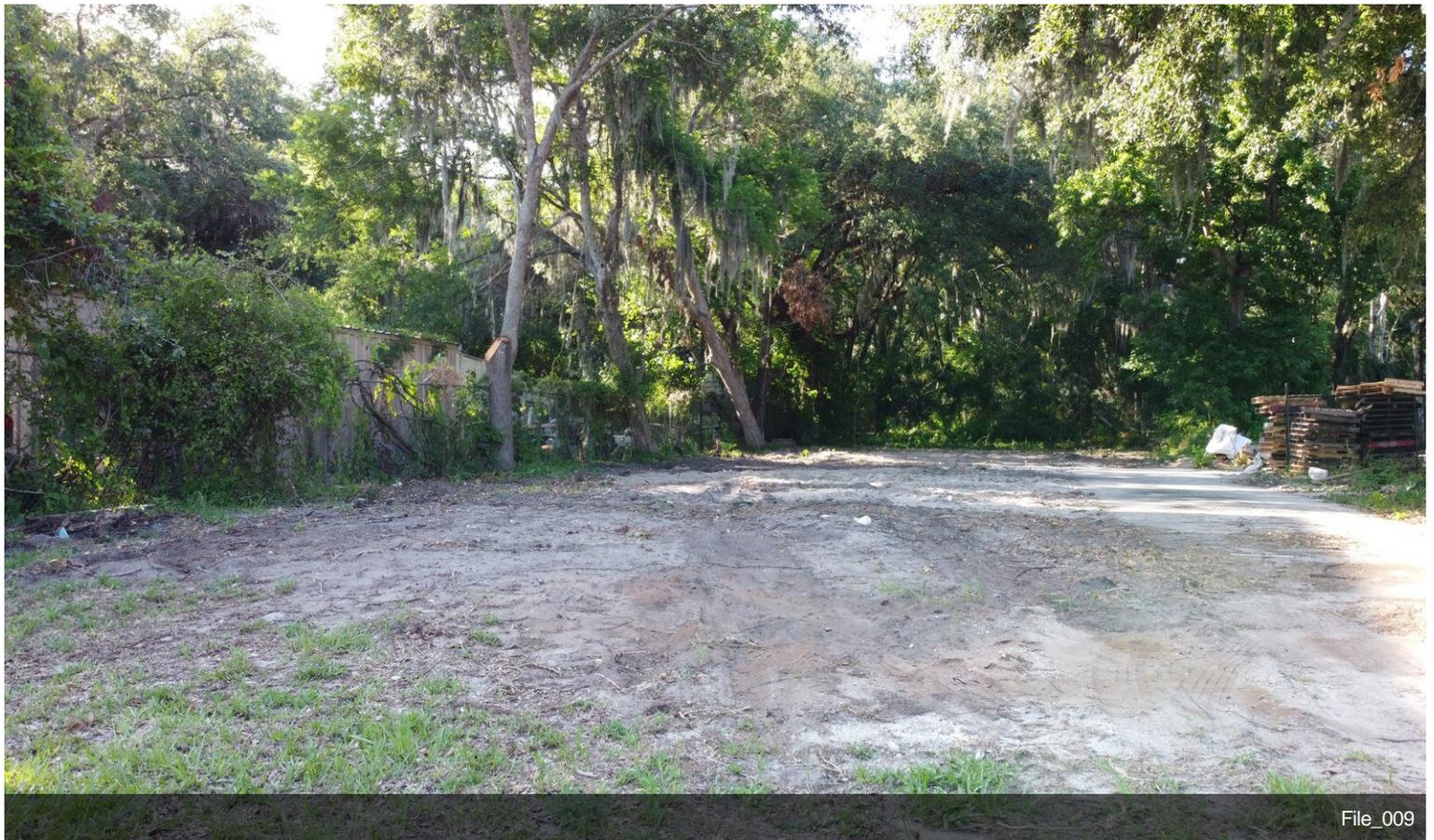
Obtaining approval for commercial use should not be too difficult to achieve if desired.

All uplands.

# Property Photos

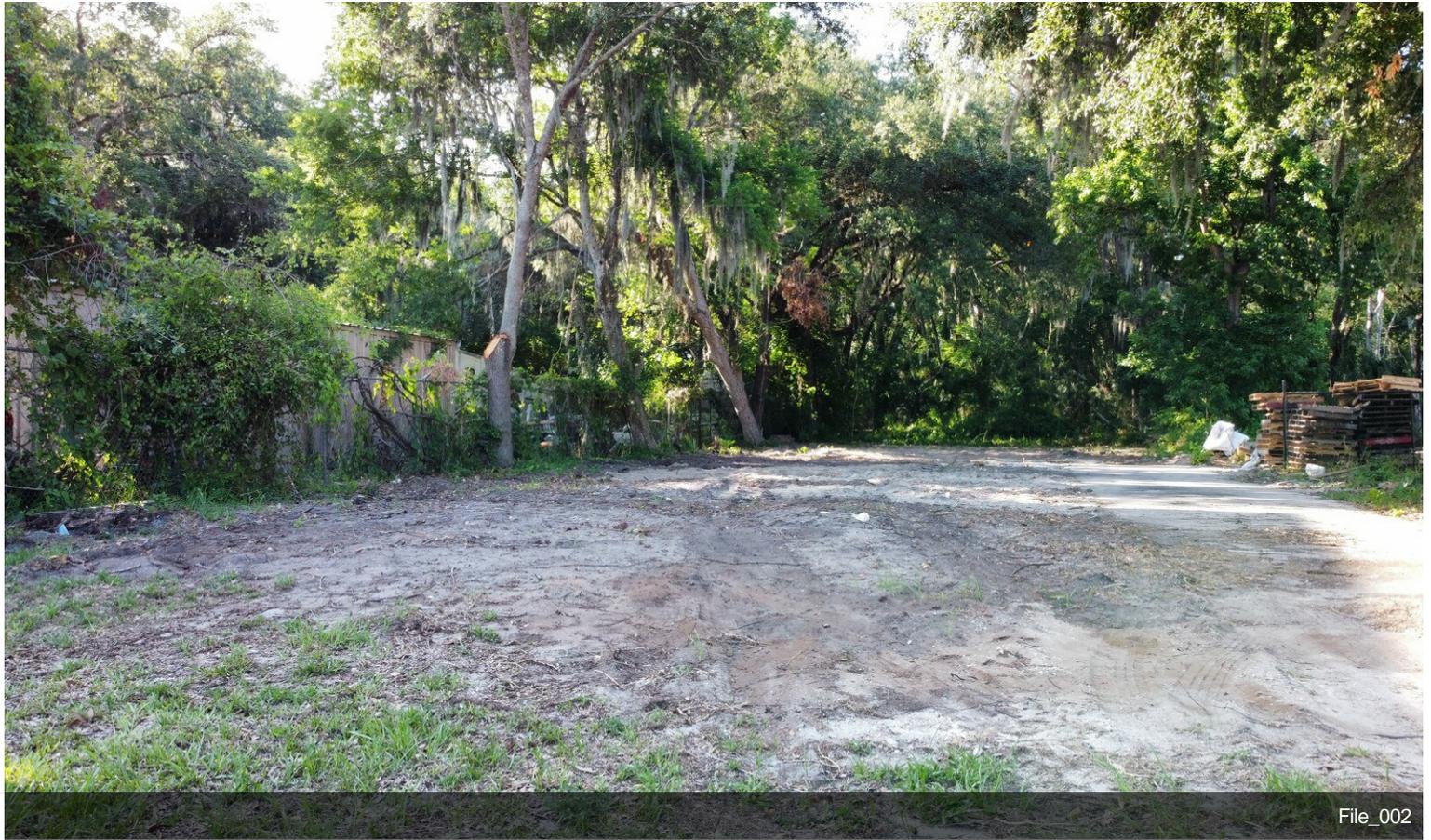


File\_000(1)



File\_009

# Property Photos



File\_002

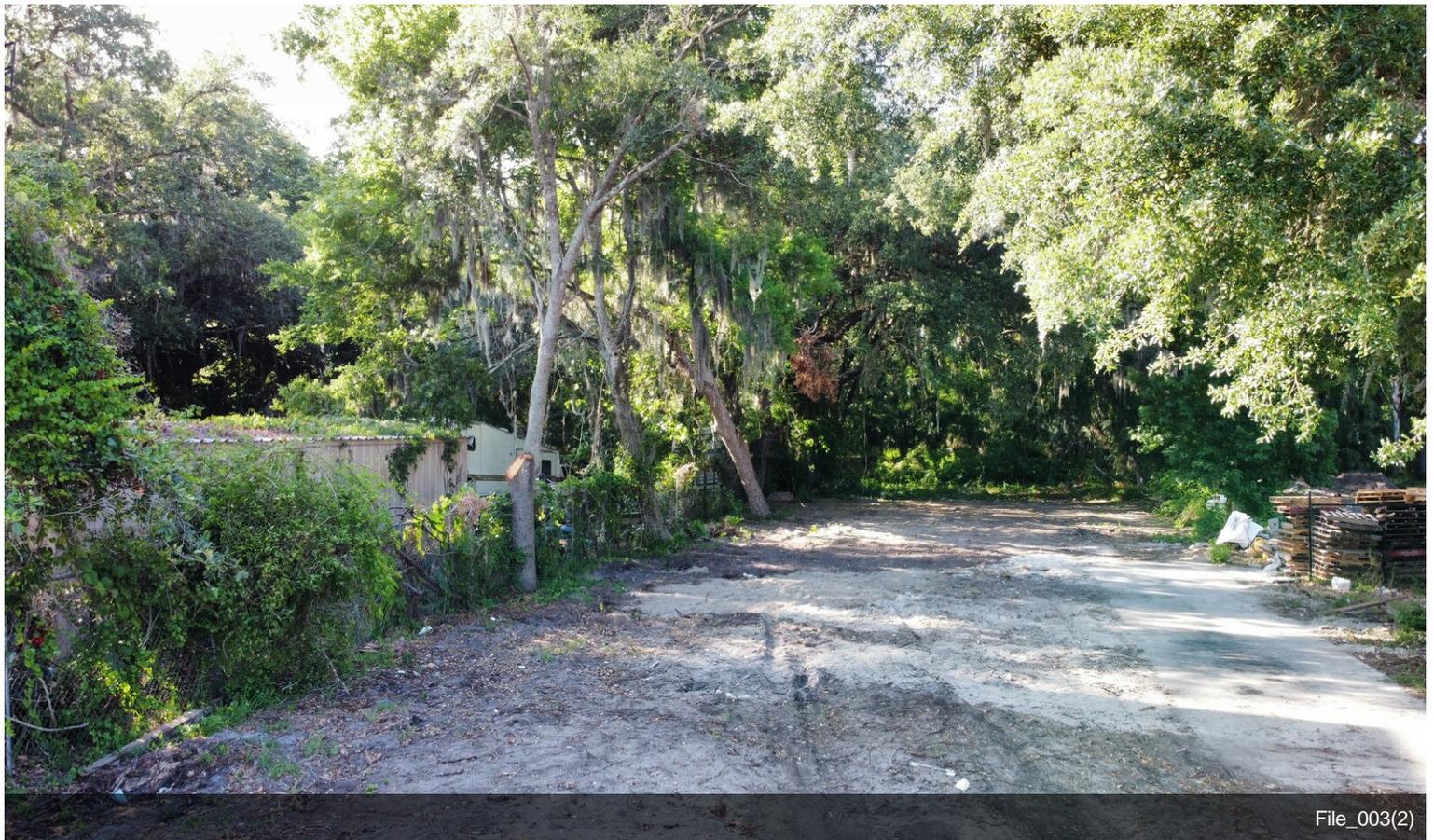


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# Property Photos



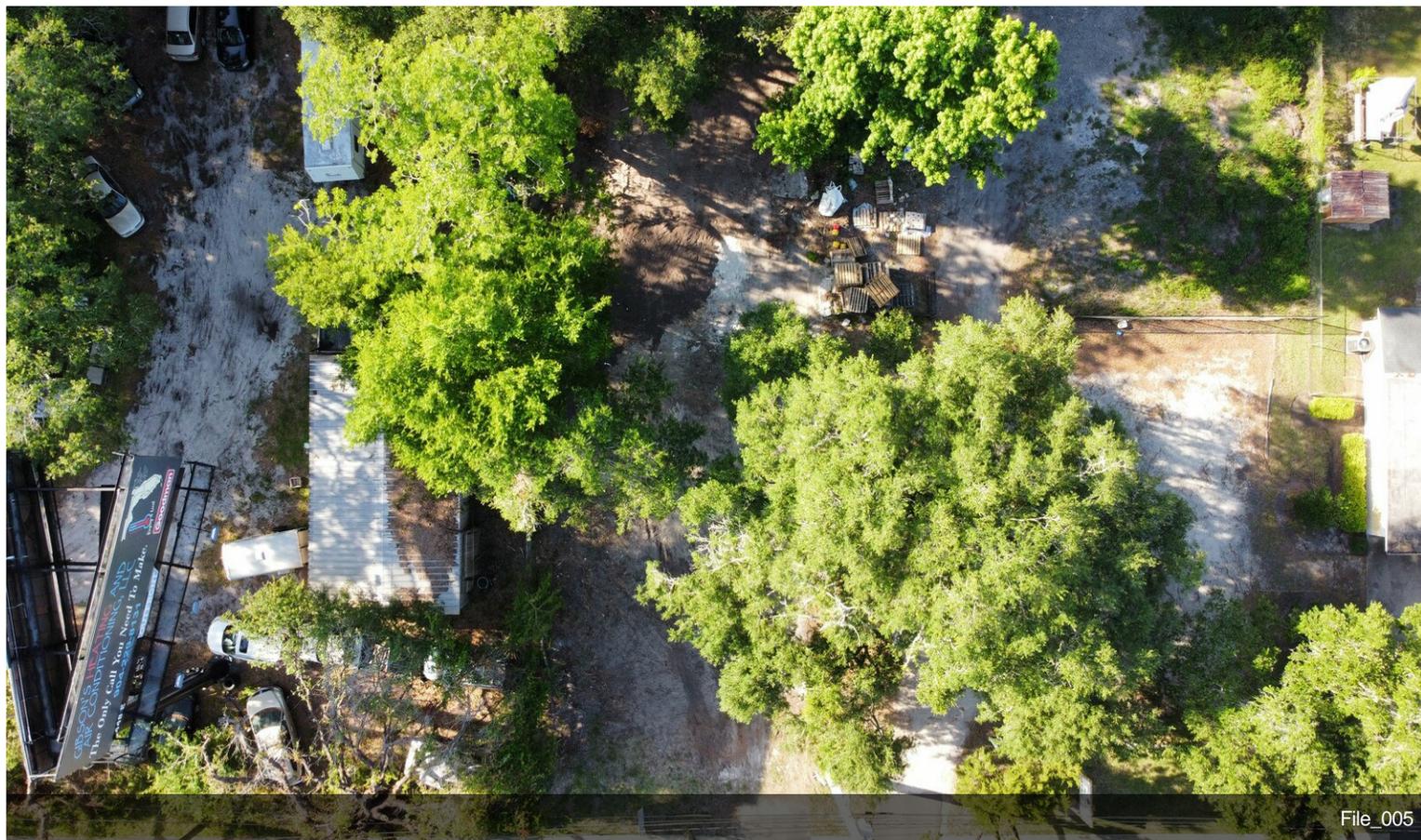
View From Street - Before House was Removed



# Property Photos



File\_004



File\_005

# Property Photos

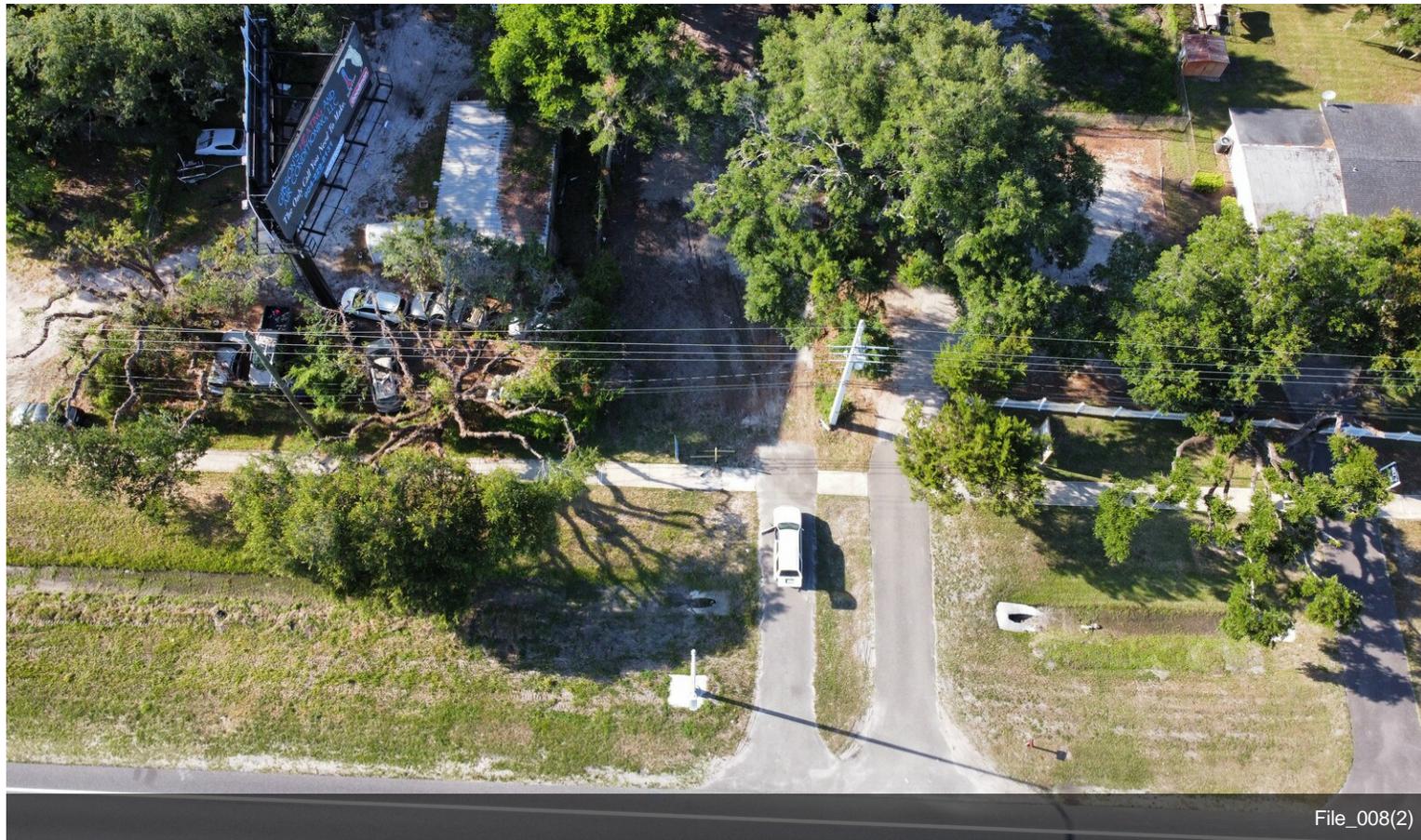


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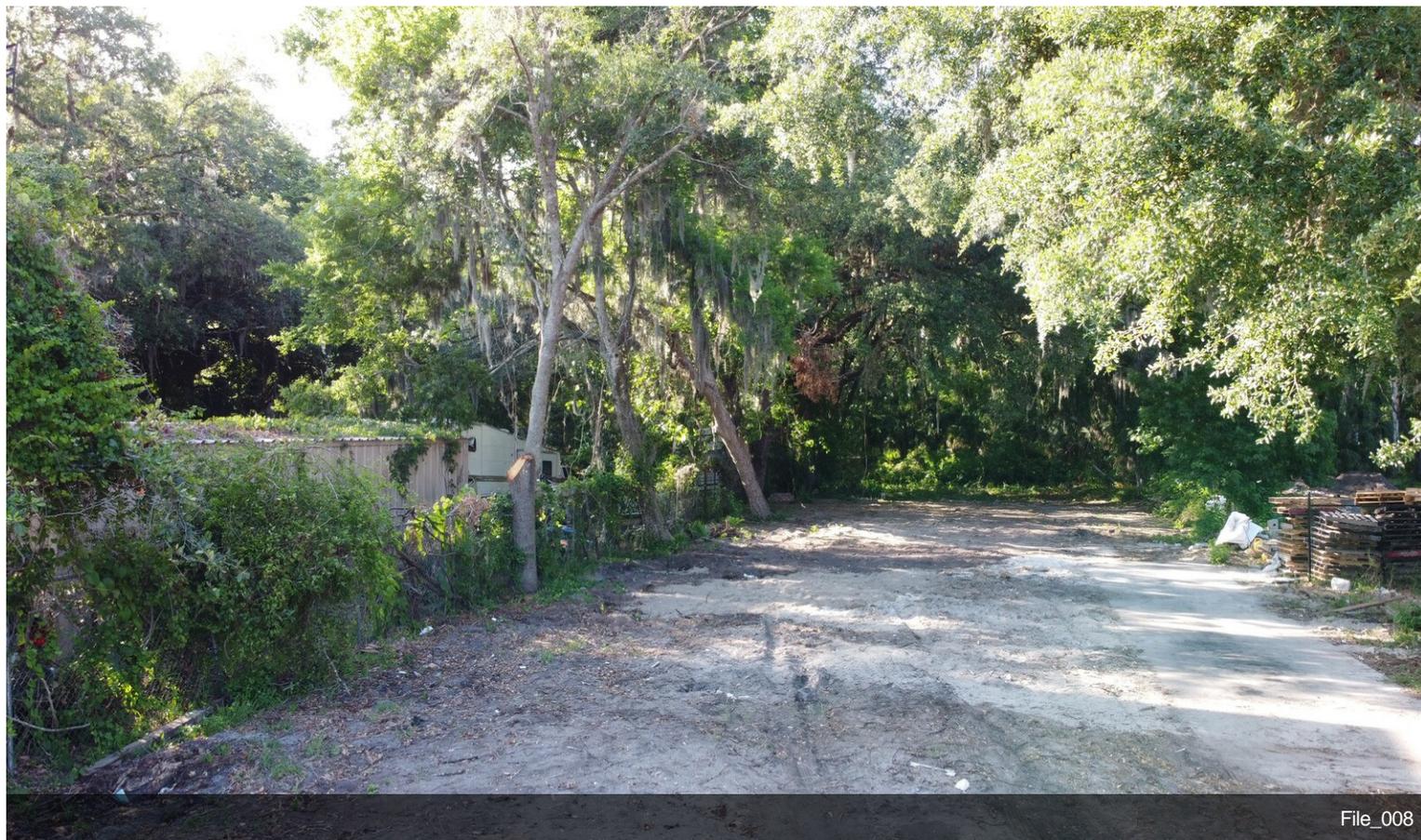


File\_007

# Property Photos



File\_008(2)



File\_008