



\$ 850,000

500 Ocean Ave, New Smyrna Beach, FL 32169

- » MLS #: NS1073754
- » Land | 3,050 ft<sup>2</sup> | Lot: 12,197 ft<sup>2</sup>
- » More Info: [5000ceanAve.IsForSale.com](https://www.5000ceanAve.IsForSale.com)



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Most sought after Hamlet in Central Beach of NSB! RARE RARE Opportunity to have a LIFESTYLE compound VS a place to lay your head on a postage stamp sized lot. Let's face it, you can't have your cake and eat it too unless you have the space to roam. You simply can't have a large home, toys, cars, boats, RV, golf cart, paddle boards, surfboards, summer kitchen, in-ground pool, in-law quarters on a 50' wide lot. Let's get real! This is an opportunity to build your dream home and have room to bring your in-laws, out-laws, friends and all the toys needed for a good time. Best part of it all; this location is tucked between Flagler Ave and 3rd Ave. LOCATION LOCATION LOCATION. Compare to living on Pine Street or Cooper Street! They are major thoroughfares between Flagler and 3rd Ave and for the late night Flagler Crawl guests to get into their cars and speed down those streets. NOT on Yupon. This LIFESTYLE sized lot fronts the NORTH end of Yupon Ave by 160 ft and 75 ft on Ocean Ave. There are ONLY 5 homes on each side of the street on the NORTH end of Yupon. the NORTH end of Yupon did not have standing water in the yards after the Hurricanes. Little to ZERO thru traffic down Yupon! The endless ocean breezes, easy walk to Flagler Ave or Norwoods/Garlic restaurants, beach, river and my favorite hidden local haunt (can't give you all my secrets) makes this 75 x 160 lot (\$999,000) a STEAL. Shop and compare. Have your favorite LOCALLY

