

**FISCHER-GAETA-CROMWELL**  
Commercial / Industrial Real Estate



**(561) 627-1500**

[www.fgcre.com](http://www.fgcre.com)

LISTING NUMBER 776  
LISTING AGENT Robert A. Fischer, SIOR

**FOR SALE – INDUSTRIAL LAND,  
BUILDINGS, BUSINESS, EQUIPMENT,  
INVENTORY, TRUCKS**

**ADDRESS – LOCATION**

ADDRESS 7030 Haverhill Road  
CITY/STATE/ZIP West Riviera Beach, FL 33407  
TAX ID 56-42-42-26-00-000-5020, 5060  
00-42-42-26-00-000-5070, 5040

**TYPE**

OFFICE X RETAIL \_\_\_\_\_  
INDUSTRIAL X WAREHOUSE X

**USE**

NEIGHBORHOOD Industrial  
ZONING IL – City of Riviera Beach  
RESTRICTIONS Only of Zoning

**PICTURE**



**TERMS**

PRICE \$5,500,000  
MORTGAGE INFO Free and Clear  
IS BLDG FOR LEASE? No  
LEASE TERMS N/A

**EXPENSES**

REAL ESTATE TAXES \$31,616.00  
YEAR 2004  
BLDG. INSURANCE Self-Insured

**DIMENSIONS**

LOT SIZE IRREG – 4.4 Acres or 191,664 S.F.  
BLDG SIZE 100 X 200 = 20,000 + S.F.  
BLDG SIZE 60 X 200 = 12,000 + S.F.

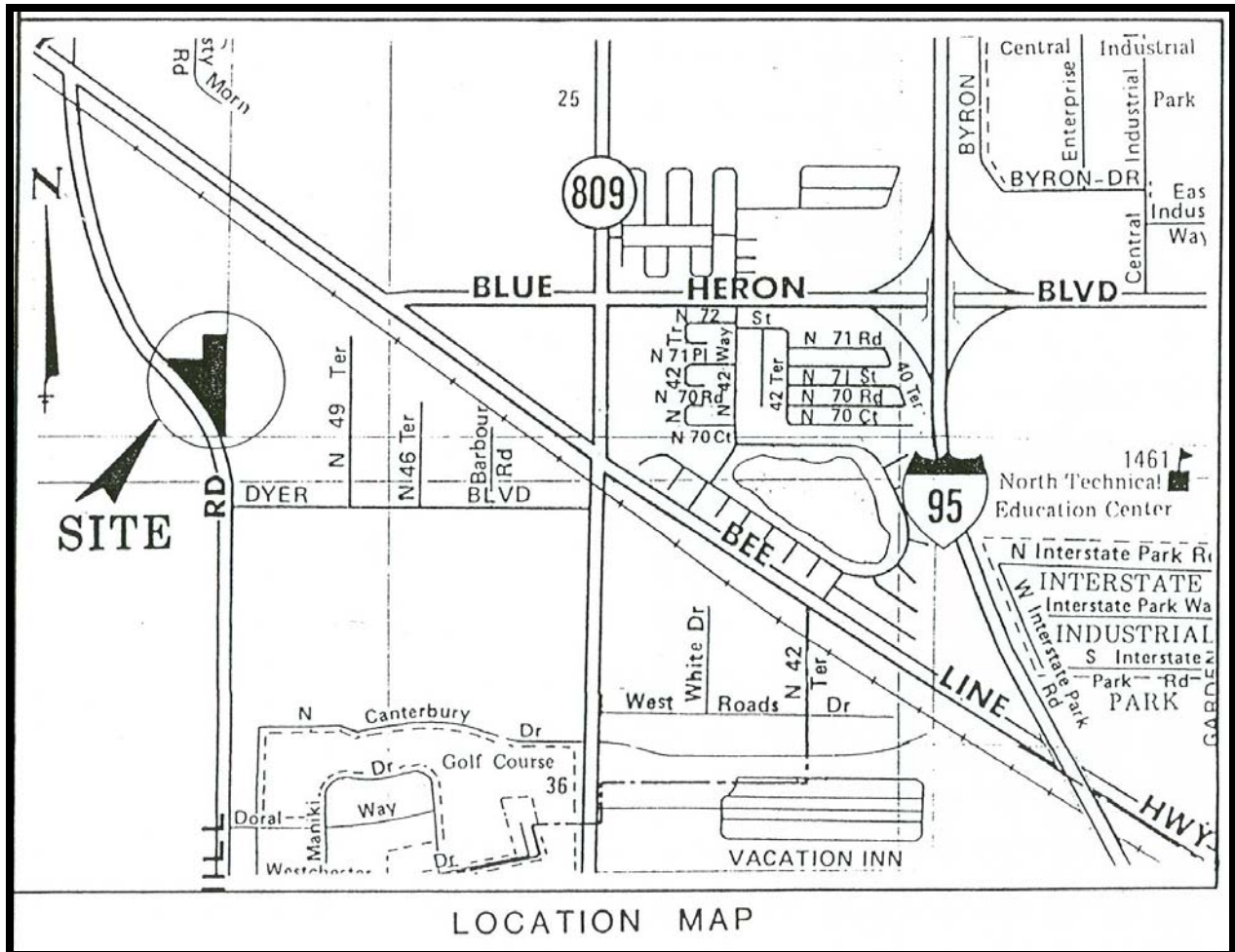
**GENERAL INFORMATION**

YR BLT 1979 & 1982 HEIGHT 22 Feet  
# STORIES 2 in offices PARKING Extensive  
SEWER Septic WATER City  
OH DOORS 16 SURVEY Yes, Sketch  
OH SIZE 10x10; 12x16; 16x16  
DOCK HGHT No ELEVATOR No  
FENCED Partial PAVED Partial  
FLOORS Concrete  
CONSTRUCTION CBS + Metal  
ELECTRIC 440 – 3 Phase  
ROOF Tar & Gravel + Metal  
SPRINKLERS No  
OTHER Overhead Cranes  
8,000 SF Covered Outside Area  
Both buildings have 2 story office/showroom.  
LEGAL Sketch Attached with Legal

**COMMENTS** Package includes two businesses with inventory and equipment. One business is a cross-country trucking company with eight tractor trailers. Second business is a 30-year old tile importing company with a massive inventory of functional and decorative tile and fixtures. This business includes three forklifts, trucks, showroom, grout and sealer mixers, and much more. The owner will remain to train new operator. Income and expense figures will only be revealed during due diligence period.

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. All references to age, square feet, income and expenses are approximate. Prospects should conduct their own independent investigations and rely only on those results.

**Map for  
7030 Haverhill Road  
West Riviera Beach, FL 33407**



***Directions: From I-95, exit on Blue Heron Boulevard and head west to the SR-710 (Bee Line Highway), and bear right. Head up the Bee Line Highway and turn left on Haverhill Road (traffic light). The property is just around the bend on the left hand side of the road. Enter on South end.***

