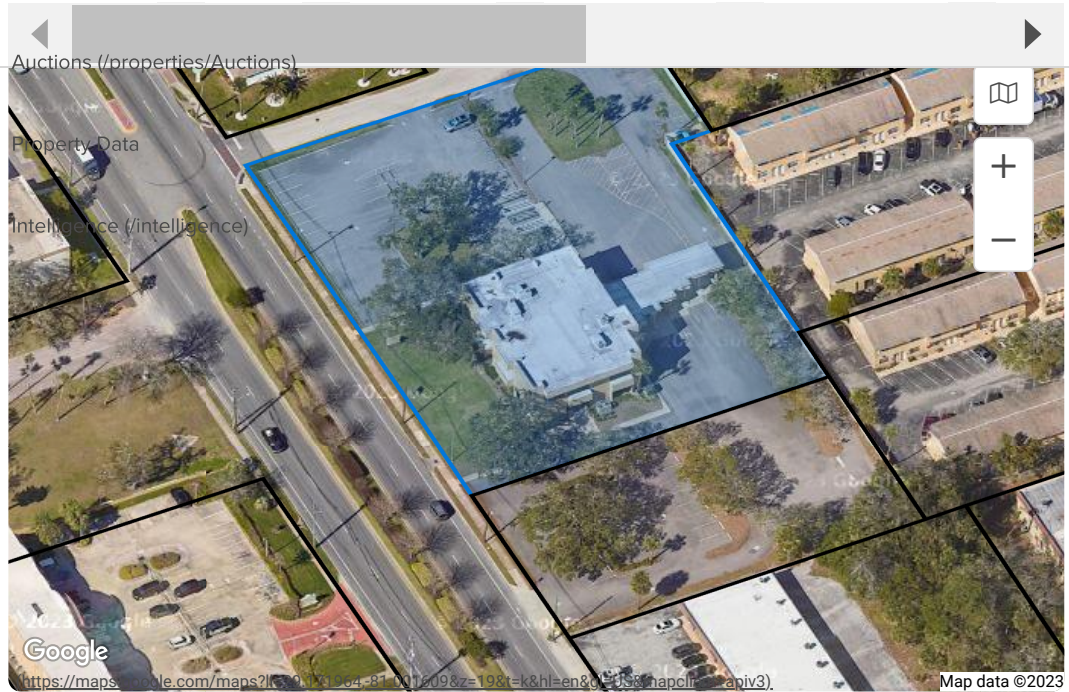


Location Details Lot Details Building Details Ownership History Contact Information Tax His



### 2111 S RIDGEWOOD AVE SOUTH DAYTONA FL 32119-3015

APN: 534416000242

### FINANCIAL

Zone BGC • 1 Unit • 9,734 SF

### Location Details

APN	534416000242	US CENSUS COUNTY	SOUTH DAYTONA
LATITUDE	29.172185	SUBDIVISION	
LONGITUDE	-81.001602	FIPS CODE	12127
PARCEL ADDRESS	VOLUSIA	LEGAL DESCRIPTION	N 75 FT OF W 225 FT OF LOT 25A & W 225 FT OF LOT 26A & W 225 FT OF S 31.5 FT OF LOT 27A & W 120 FT OF E 345 FT OF N 68. 5 FT OF LOT 27A & S 16.5 FT OF W 120 FT OF E 345 FT OF LOT
COUNTY		NUMBER OF ADDRESSES	1
NEIGHBORHOOD	SOUTH DAYTONA-US HWY 1	LOT	242
ADDRESS SOURCE	county;accuzip	SUBDIVISION	BLAKE MB 15 PG 119
CASS ERROR CODES	A1		



For Sale (/properties)

Add Listings(/add-properties) Saved



((dashboard/messages))



My Crexi  
Jeb Howell



[Location Details](#) [Lot Details](#) [Building Details](#) [Ownership History](#) [Contact Information](#) [Tax His](#)



[Auctions \(/properties/Auctions\)](#)

	Commercial		buildings
ZONING CODE	BGC	QUALIFIED OPPORTUNITY ZONE TRACT NUMBER	12127082401
CALCULATED PARCEL SQ FT Intelligence (/intelligence)	67,825	CENSUS 2010 TRACT	12127082401
CALCULATED ACRES	1.557	CENSUS 2010 BLOCK	121270824012009
LAND USE ACTIVITY	Shopping	CENSUS 2010 BLOCKGROUP	121270824012
FEDERAL QUALIFIED OPPORTUNITY ZONE	Yes		

### Building Details

LAND USE STRUCTURE	Store or shop building	USPS DELIVERY POINT VALIDATION	V
BUILDING FOOTPRINT SQUARE FEET	9,734	DELIVERY POINT MATCH TYPE	S
BUILDING COUNT	1	RESIDENTIAL DELIVERY INDICATOR	N
NUMBER OF UNITS	1	USPS VACANCY INDICATOR	Y
DELIVERY POINT VALIDATION CODES	YNNYN	USPS VACANCY INDICATOR DATE	2023-07-31T03:36:33.291Z
DELIVERY POINT VALIDATION NOTES	AABB		

### Ownership History

CENTRAL BANK OF SOUTH DAYTONA [Fewer Details ^](#)

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LAND USE CODE DESCRIPTION: OWNERSHIP	Private ownership
MAILING ADDRESS	PO BOX 2609 RYAN LLC CARLSBAD CA 92018

### Contact Information

These phone numbers and email addresses are checked against the litigator and TCPA lists.

You have **217 credits** remaining this month, the cycle will renew on **08/31/2023**





For Sale (/properties)

Add Listings(/add-properties) Saved



((dashboard/messages))



My Crexi  
Jeb Howell



Location Details

Lot Details

Building Details

Ownership History

Contact Information

Tax History



Auctions (/properties/Auctions)

Property Data

Intelligence (/intelligence)

### Tax History

[Fewer Details ^](#)

PARCEL VALUE TYPE	JUST	LAND VALUE	\$237,388
IMPROVEMENT VALUE	\$807,364	TOTAL PARCEL VALUE	\$1,044,752

### Valuation Calculator

Purchase Price

Enter Purchase Price

Net Operating Income

Enter NOI

Down Payment

Enter Down Payment

100%

Interest Rate

Enter Interest Rate

Term (years)

Enter Term

Loan Amount

\$--

Annual Debt Service

\$--

\$-- /mo

Annual Cash Flow

\$--

\$-- /mo

Valuation Metrics

--	--	--
DSCR	Cap Rate	ROI

### Location Insights

Auctions (/properties/Auctions)

Regional Change Monthly Trends Top Properties

Property Data

All Visits

Intelligence (/intelligence)

Foot Traffic Change

- > +30%
- +0% to 30%
- 1% to -10%
- 11% to -20%
- 21% to -30%
- < -30%

Zip Code: 32119 **-7%**

Placer.ai Full Report

### Climate Factors

Flood Risk Fire Risk

**Flood Risk**

**9** /10 **Extreme**

**X (unshaded)**

FEMA Flood Zone

**2111 S RIDGEWOOD AVE**

This property has an extreme Flood Factor™. Because the environment is changing, the annual risk to this building is increasing and could increase by 100.00% in 30 years.

[Get full risk report at RiskFactor.com.](https://riskfactor.com/property/2111-s-ridgewood-ave-south-daytona-florida-32119/1206007737_fsid/flood)

26.00% 38.30% 50.70% 63.00% 75.30% 87.70% 100.00%

0y 5y 10y 15y 20y 25y 30y

Within the next 30 years, this property has a 100.00% chance of any flood water reaching the building at least once.

**Flood Risk**

Depth of Flood Water (ft.)

Based on a 1% chance that any flooding will occur this year.

- Less than 0.5 ft
- 0-1 ft
- 1-2 ft
- 2-3 ft
- More than 3 ft

