



For Lease
Industrial Property

Warehouse for Lease

3517 Century Blvd, #101, Lakeland, FL 33811
FOR LEASE

Property Summary



Property Description

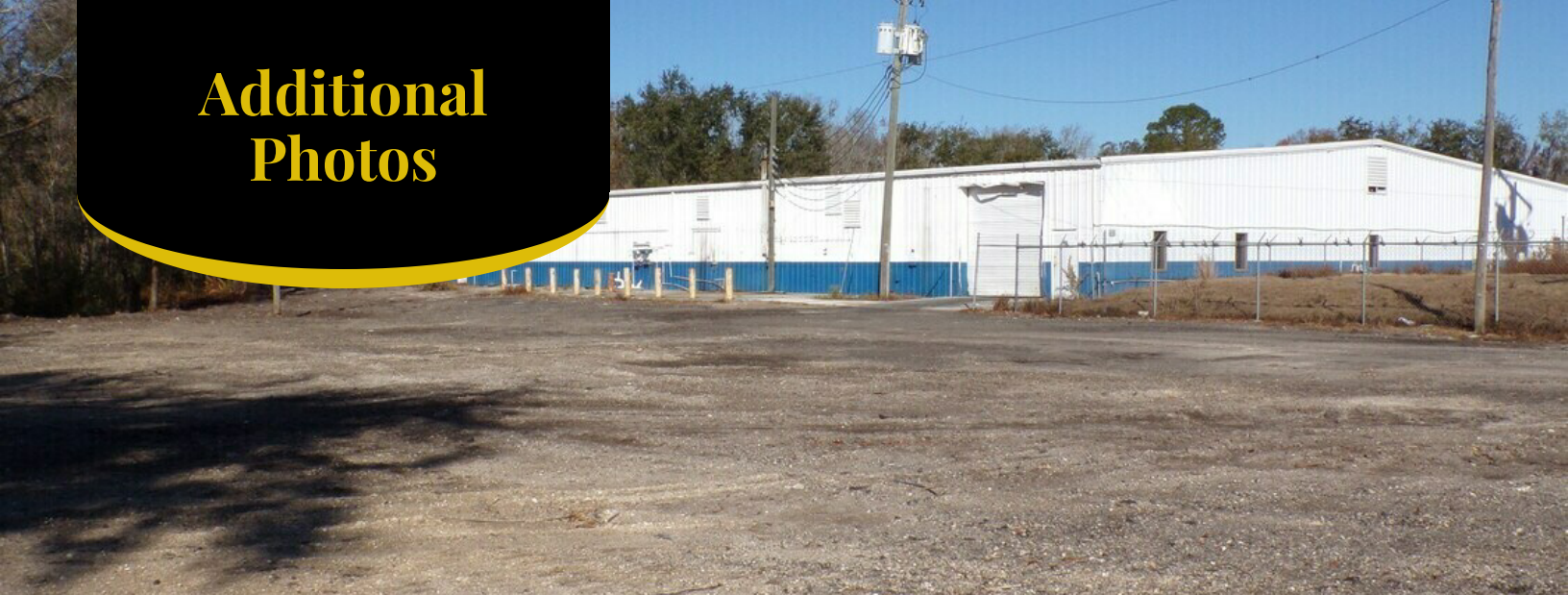
This 15,000 square foot warehouse includes three-quarters of an acre yard that will be fully fenced and stabilized. It has one 12'x12' grade level overhead door; 12' eave height with interior height of 14'+ at the peak and heavy 3-phase power.

Great location near the Lakeland Linder Regional Airport and close to the Polk Parkway, I-4 and County Line Rd.

LEASE INFORMATION

Lease Rate:	\$14.50 SF/yr (NNN)
Available SF:	15,000 SF
Lot Size:	3 Acres
Building Size:	30,000 SF

Additional Photos

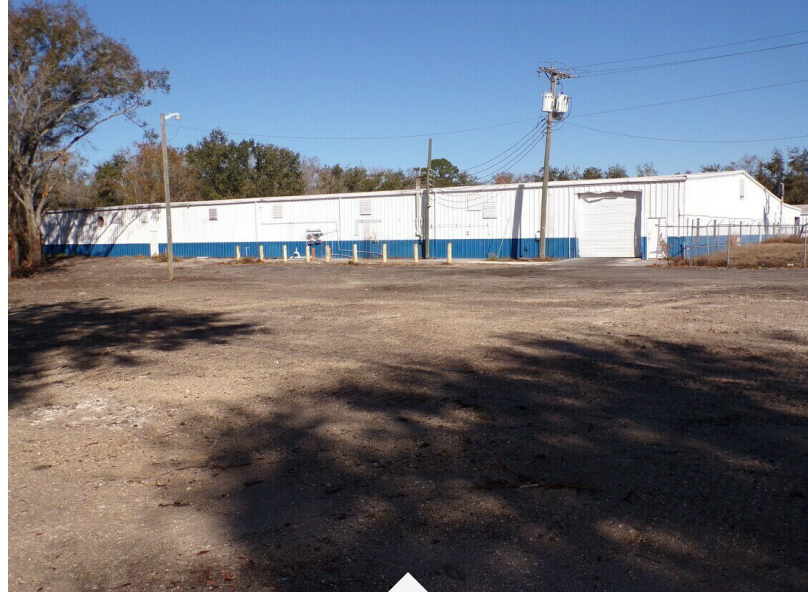


Property Details & Highlights

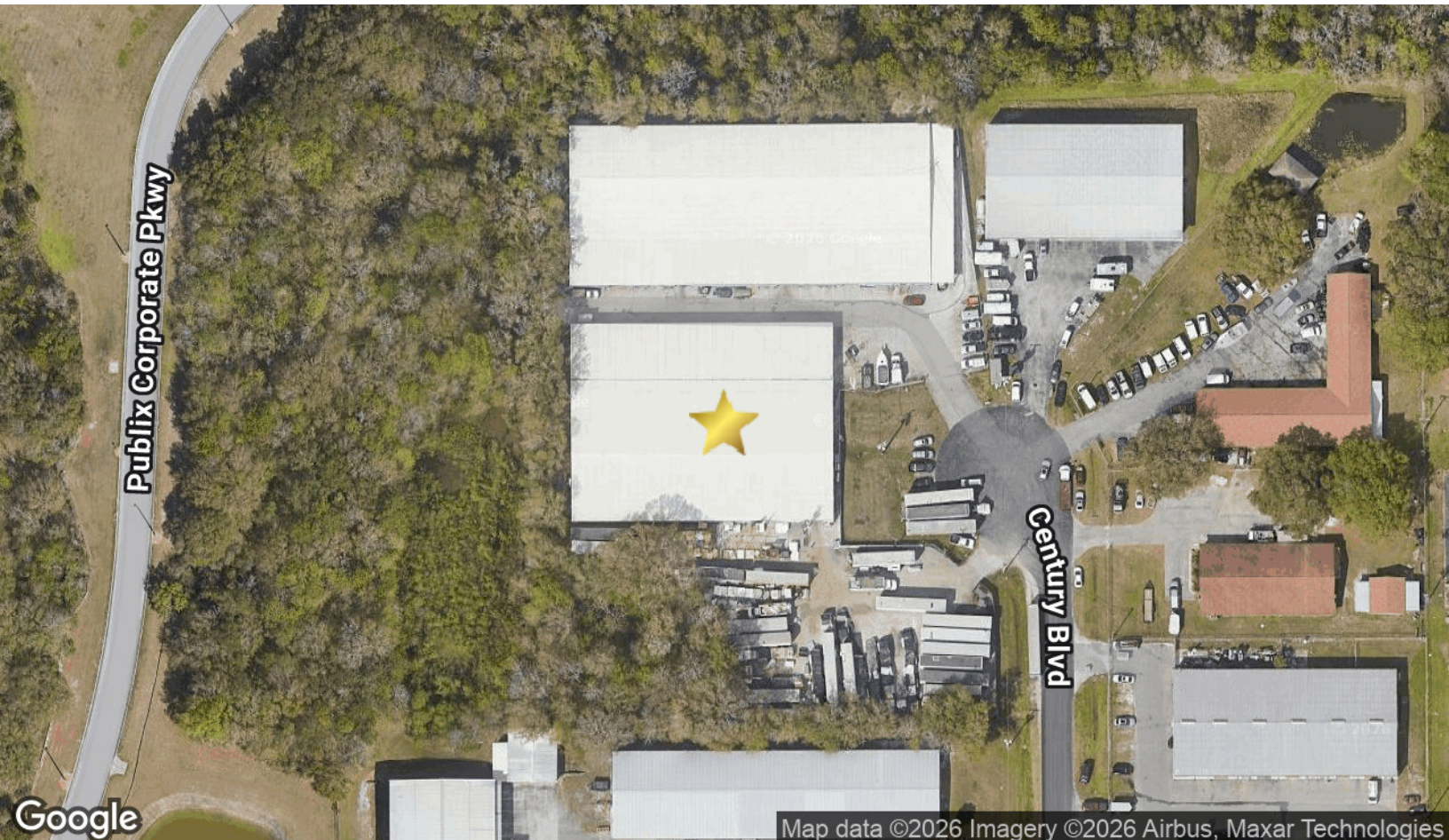
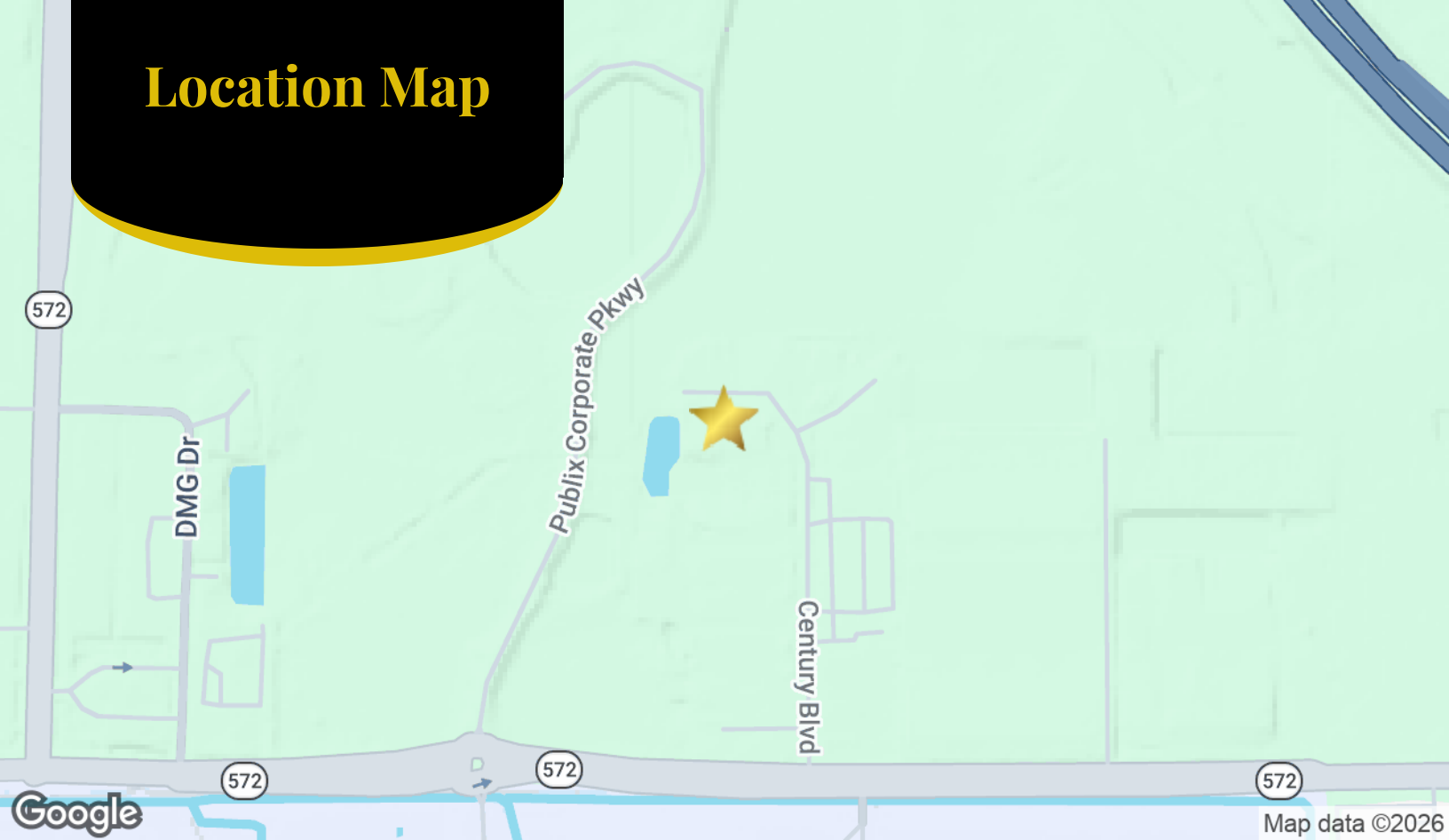
Building Name	3517 Century Blvd #101
Property Type	Industrial
Property Subtype	Manufacturing
APN	23-28-33-138100-000080
Building Size	30,000 SF
Lot Size	3 Acres
Year Built	1984
Year Last Renovated	2003
Number of Floors	1
Average Floor Size	30,000 SF
Parking Spaces	20
Number of Buildings	1

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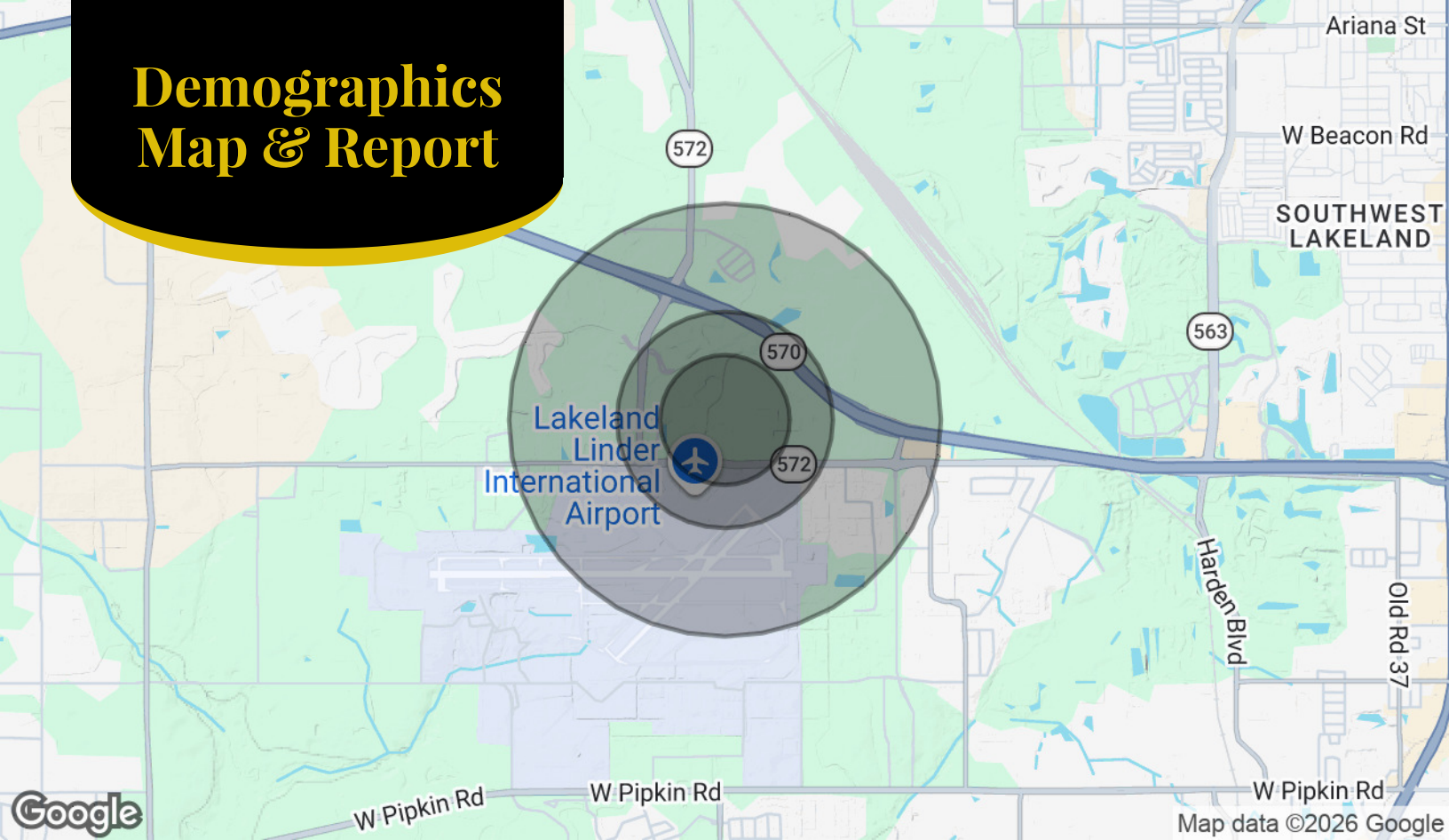
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Location Map



Demographics Map & Report

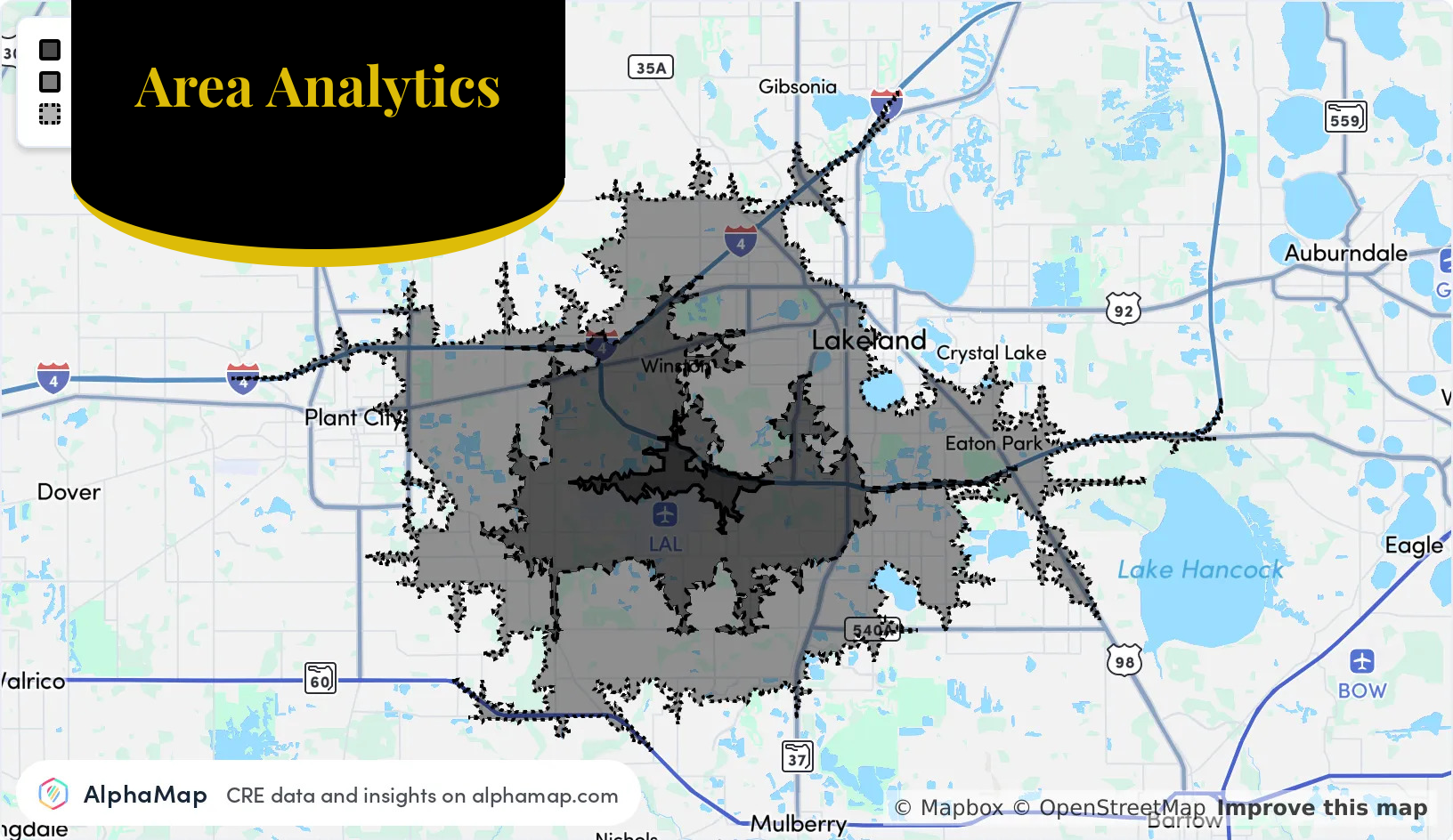


Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	0	25	651
Average Age	0	48	41
Average Age (Male)	0	46	40
Average Age (Female)	0	49	42

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	0	10	242
# of Persons per HH	0	2.5	2.7
Average HH Income	\$0	\$119,968	\$105,668
Average House Value		\$301,404	\$307,345

Demographics data derived from AlphaMap

Area Analytics



Population

5 Minutes

10 Minutes

15 Minutes

Total Population	836	26,071	159,648
Average Age	42	44	41
Average Age (Male)	41	42	39
Average Age (Female)	42	45	42

Household & Income

5 Minutes

10 Minutes

15 Minutes

Total Households	311	10,814	60,911
Persons per HH	2.7	2.4	2.6
Average HH Income	\$105,513	\$93,502	\$88,662
Average House Value	\$341,548	\$305,335	\$290,913
Per Capita Income	\$39,078	\$38,959	\$34,100

Map and demographics data derived from AlphaMap