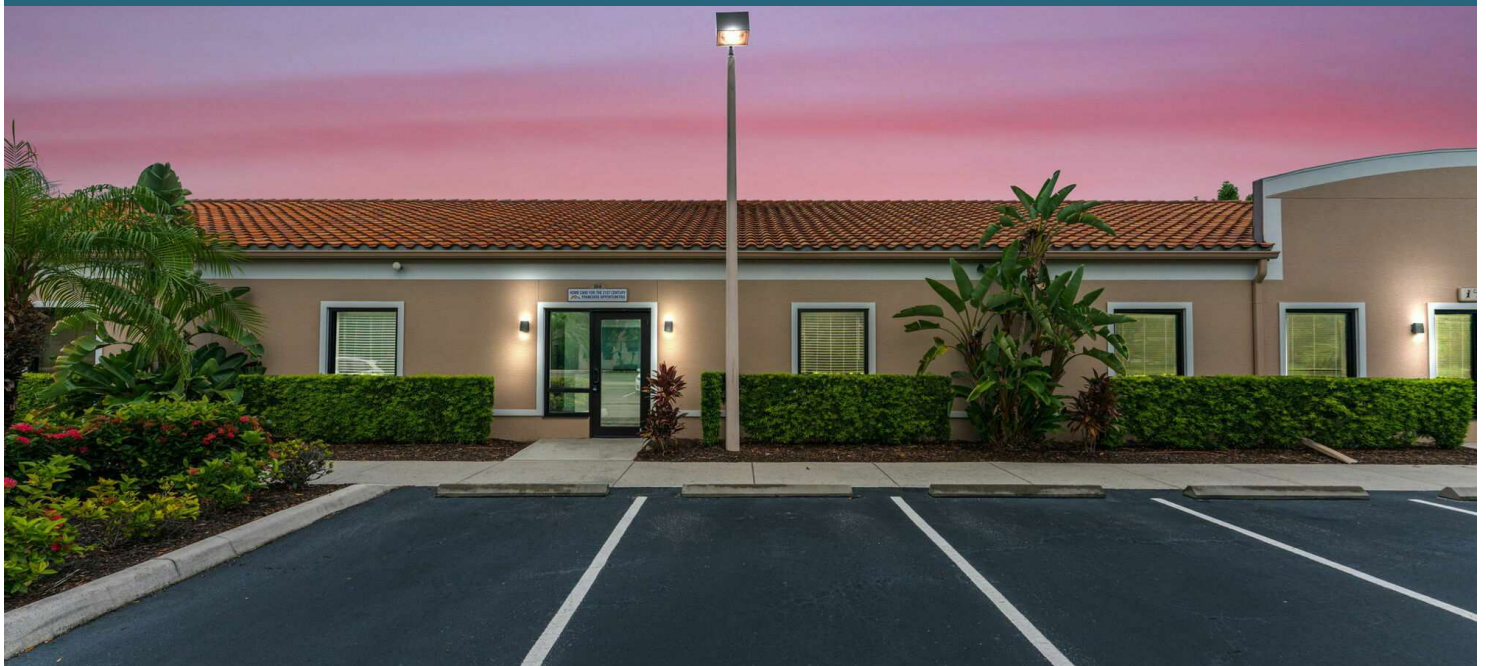


3911 Golf Park Loop Ste 104

3911 GOLF PARK LOOP STE 104 BRADENTON, FL 34203



PROPERTY DESCRIPTION

Beautifully updated office condo For Lease in Peridia Office Park. Peridia Office Park is a meticulously maintained office park located in the heavily traveled SR 70 corridor.

Unit 104 has been beautifully updated with professional modern finishes throughout. The Unit offers a great layout with a storefront entrance, reception area, 4 private offices, a large conference/training room, kitchen, and 2 private restrooms.

Contact agent today for additional information and to schedule a private showing.

OFFERING SUMMARY

Lease Rate:	\$23.00 SF/yr (NNN)
Available SF:	1,995 SF
Building Size:	12,115 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	106	566	3,911
Total Population	224	1,303	9,351
Average HH Income	\$98,548	\$98,452	\$94,709



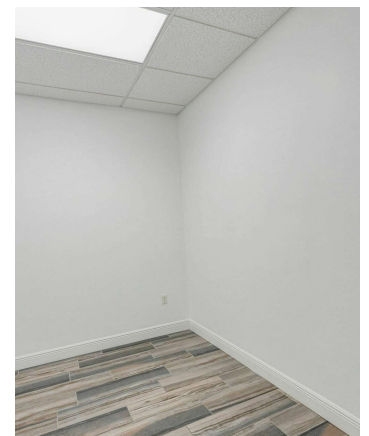
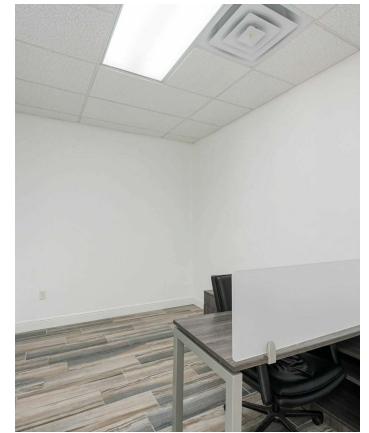
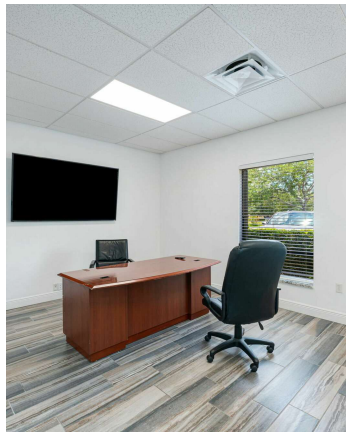
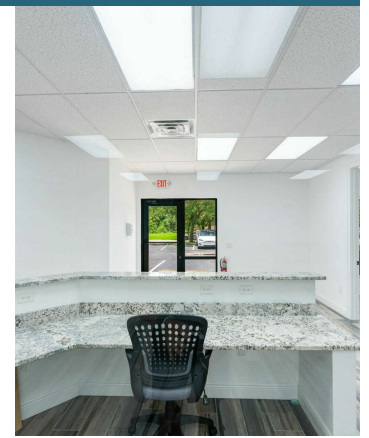
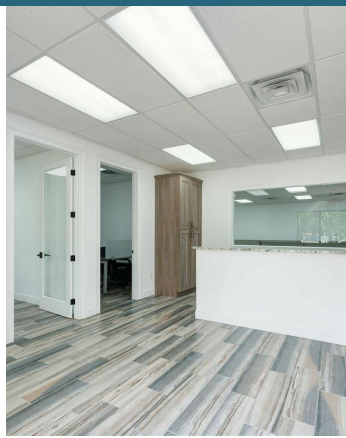
DEREK ROBBINS

Broker Associate
941.356.4906
Derek@RobbinsCommercial.com



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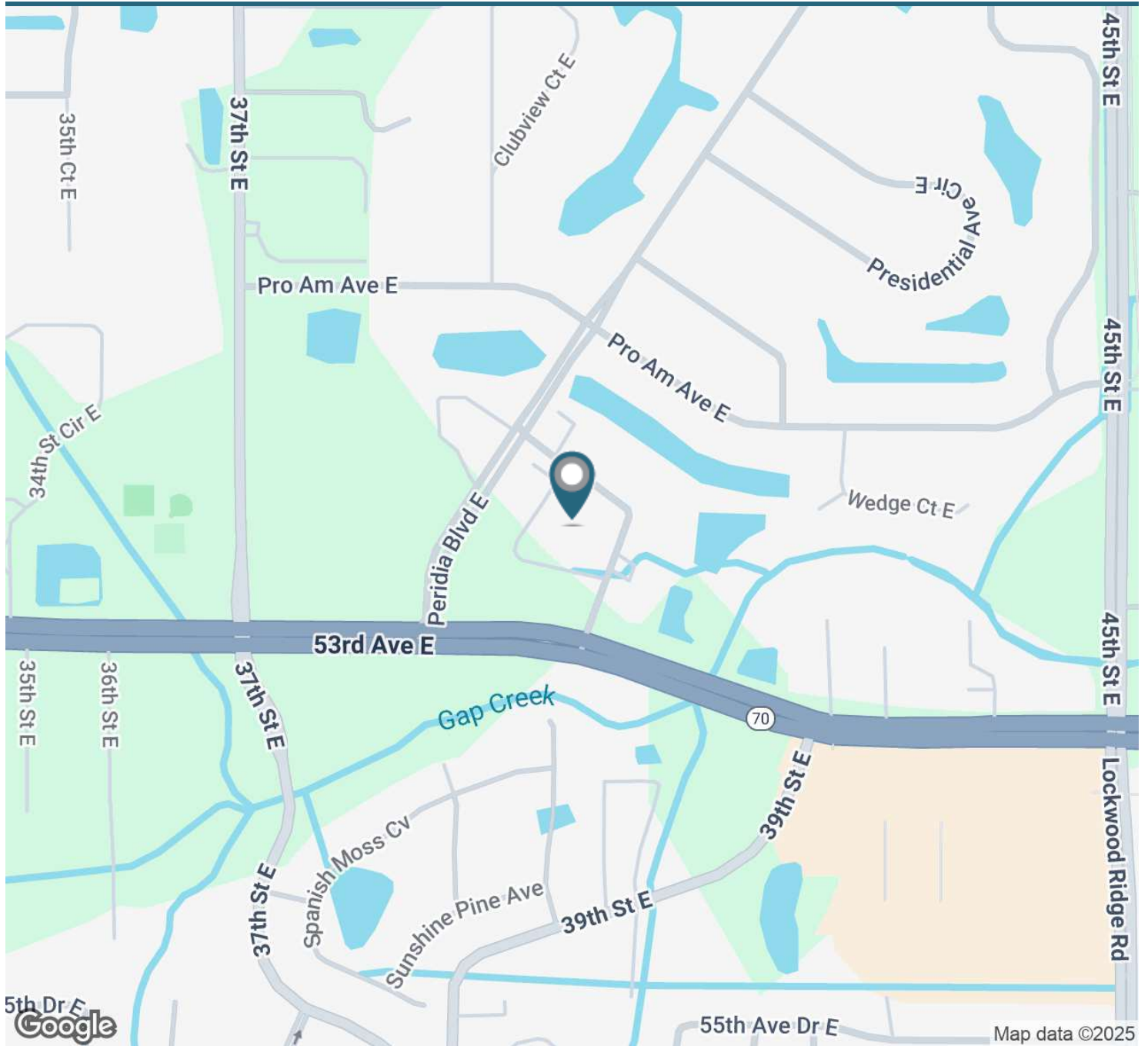
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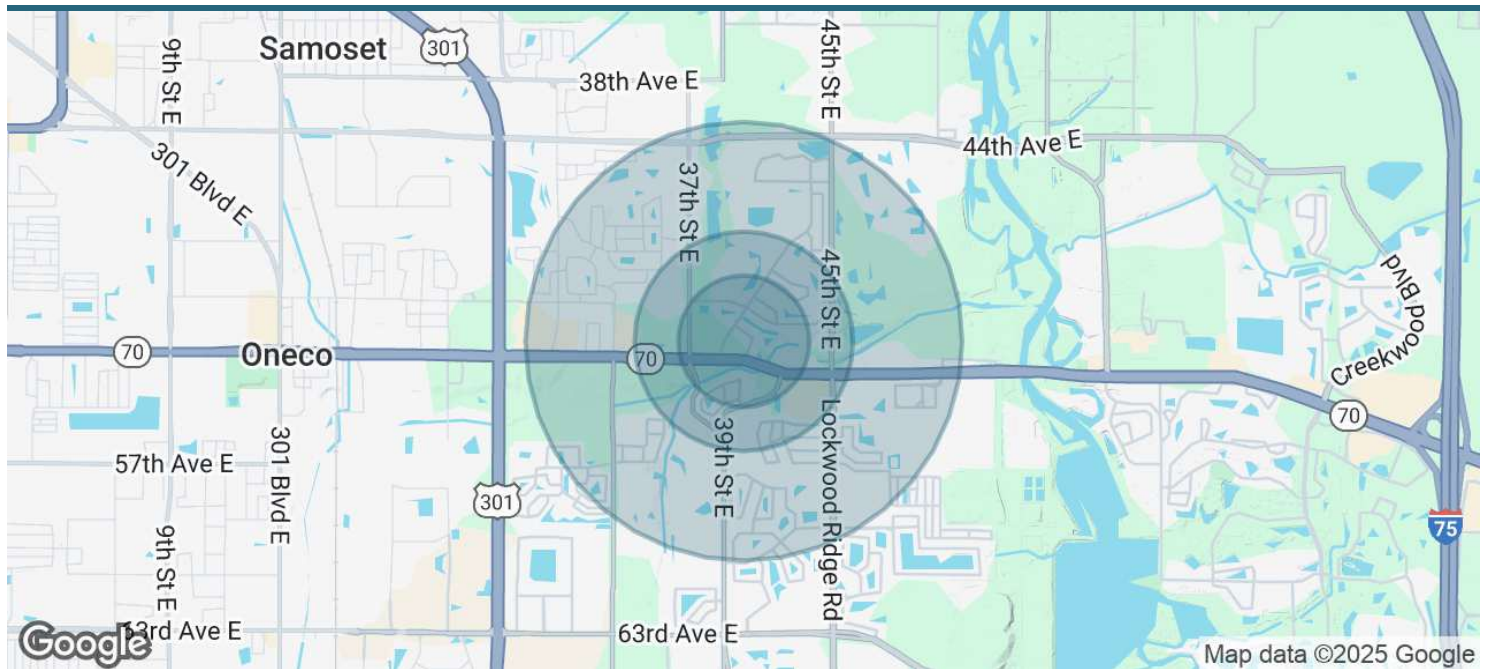
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	224	1,303	9,351
Average Age	57	53	49
Average Age (Male)	57	52	48
Average Age (Female)	57	53	50

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	106	566	3,911
# of Persons per HH	2.1	2.3	2.4
Average HH Income	\$98,548	\$98,452	\$94,709
Average House Value	\$357,217	\$358,960	\$361,611

Demographics data derived from AlphaMap



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