

OFFICE BUILDING FOR SALE

207 Bartow Rd
Lakeland, FL 33801

CORY PETCOFF
863.607.4100
cory@baronrealty.com

1661 Williamsburg Square | baronrealty.com



BARON
REALTY
SALES • LEASING • MANAGEMENT

OFFICE BUILDING FOR SALE

207 Bartow Rd

Lakeland, FL 33801



PROPERTY DESCRIPTION

Introducing an incredible ownership opportunity in the heart of Lakeland, FL. This 11,835 SF office building offers a one of a kind workplace setting for an owner/user or investor. Built in 1962 and completely rebuilt in 2018, the property offers modern amenities within a timeless architectural envelope. Zoned C-2, it provides unrivaled flexibility for a variety of office uses. Strategically located in the thriving Lakeland area, this property promises an ideal blend of historical charm and contemporary functionality. The building is situated on an approximately 1.8 acre site, providing extensive parking or land for future development/expansion.

PROPERTY HIGHLIGHTS

- 11,835 SF building
- Renovated in 2018
- Professional interior design
- Zoned C-2

OFFERING SUMMARY

Sale Price:	\$2,500,000
Number of Units:	1
Lot Size:	34,835 SF
Building Size:	11,835 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	487	1,175	4,356
Total Population	1,059	2,726	12,834
Average HH Income	\$58,717	\$62,615	\$72,956

CORY PETCOFF

863.607.4100

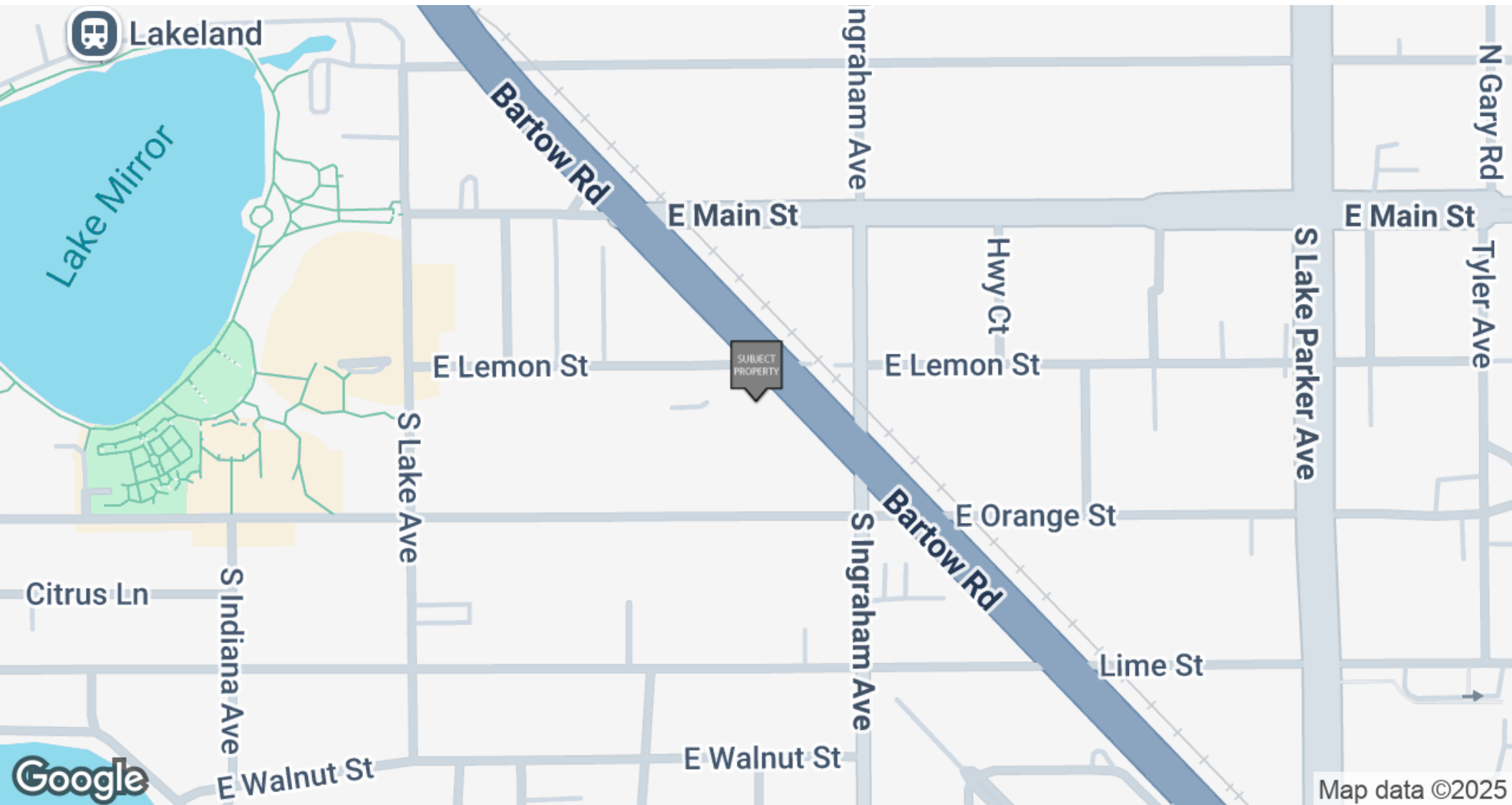
cory@baronrealty.com

BARON
REALTY
SALES • LEASING • MANAGEMENT

OFFICE BUILDING FOR SALE

207 Bartow Rd

Lakeland, FL 33801



CORY PETCOFF

863.607.4100

cory@baronrealty.com

BARON
REALTY
SALES • LEASING • MANAGEMENT

OFFICE BUILDING FOR SALE

207 Bartow Rd

Lakeland, FL 33801

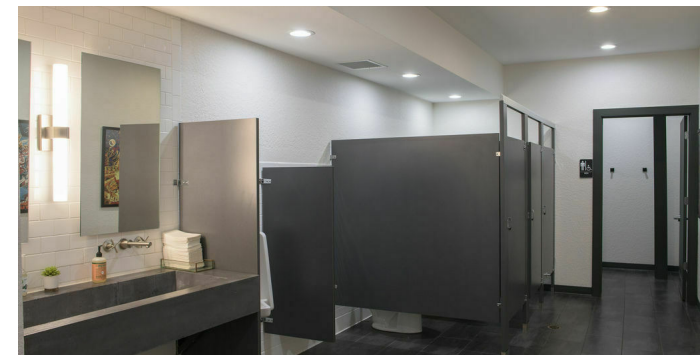
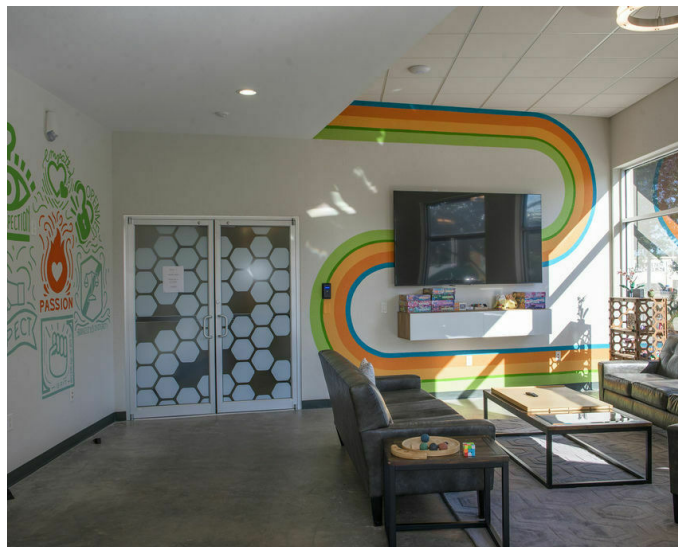
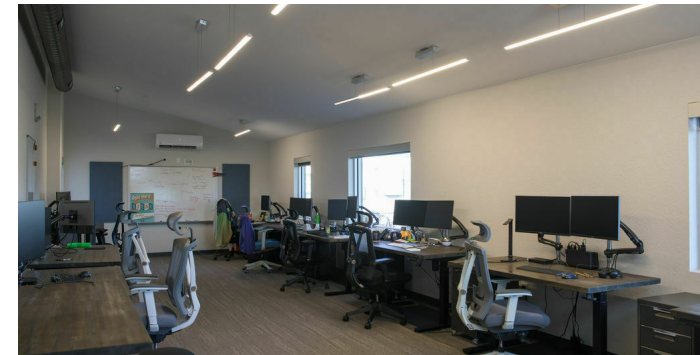
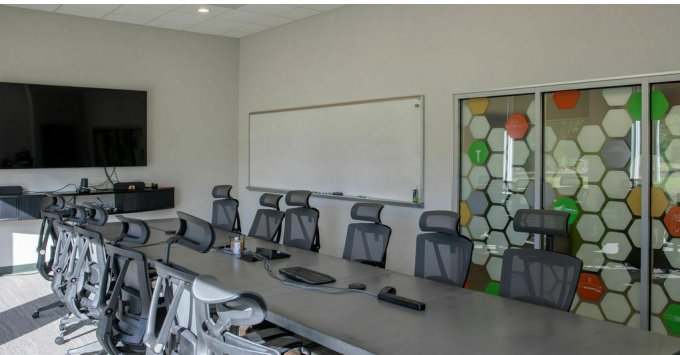


CORY PETCOFF
863.607.4100
cory@baronrealty.com

BARON
REALTY
SALES • LEASING • MANAGEMENT

OFFICE BUILDING FOR SALE

207 Bartow Rd
Lakeland, FL 33801



CORY PETCOFF
863.607.4100
cory@baronrealty.com

BARON
REALTY
SALES • LEASING • MANAGEMENT

OFFICE BUILDING FOR SALE

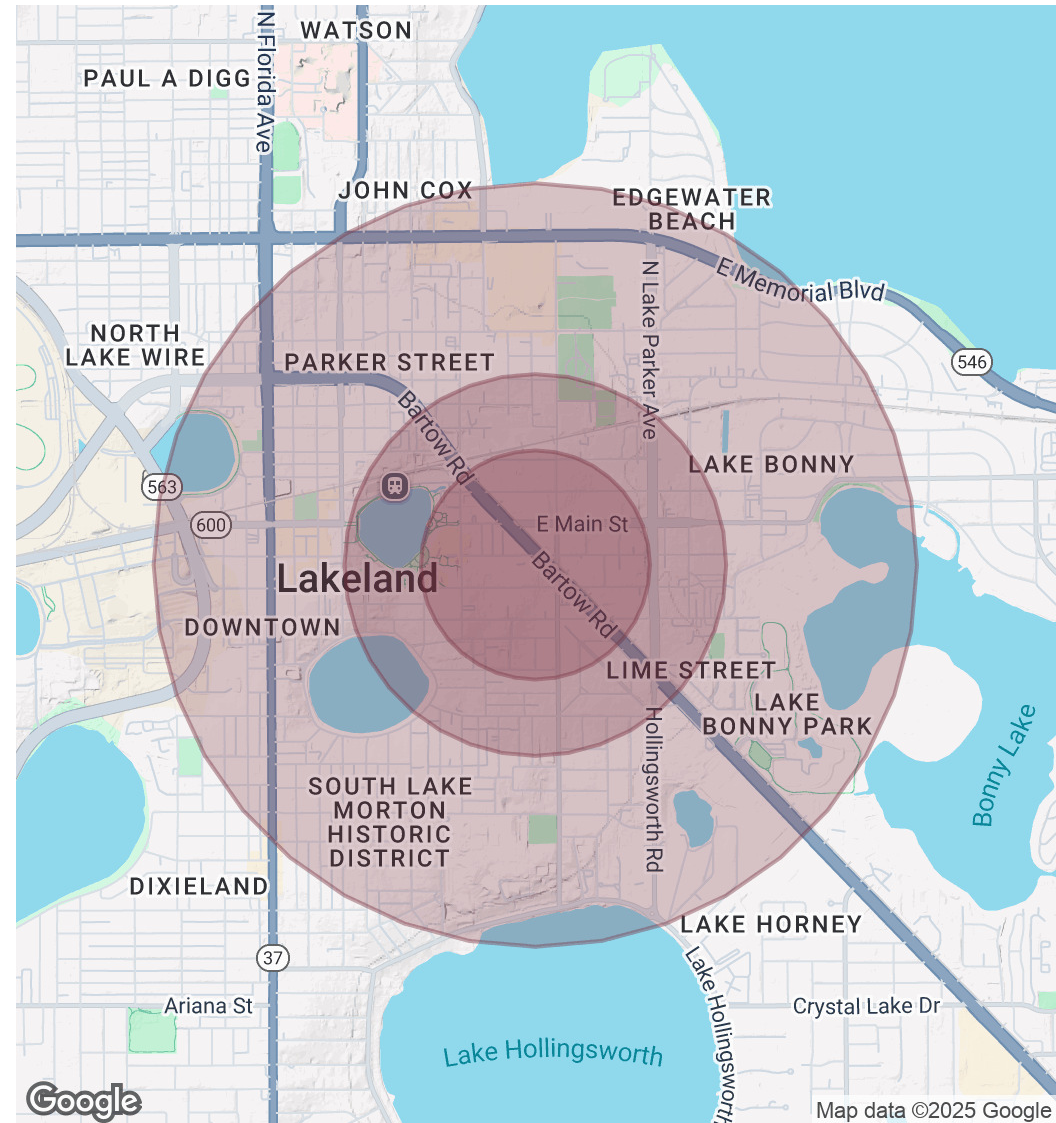
207 Bartow Rd

Lakeland, FL 33801

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,059	2,726	12,834
Average Age	38	39	37
Average Age (Male)	37	38	37
Average Age (Female)	38	40	37

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	487	1,175	4,356
# of Persons per HH	2.2	2.3	2.9
Average HH Income	\$58,717	\$62,615	\$72,956
Average House Value	\$210,636	\$221,517	\$290,856

Demographics data derived from AlphaMap



CORY PETCOFF

863.607.4100

cory@baronrealty.com

BARON
REALTY
SALES • LEASING • MANAGEMENT