

LEASE

5475 WILLIAMSBURG DR

5475 Williamsburg Dr Punta Gorda, FL 33982



PROPERTY DESCRIPTION

Unit 1-2 available!

Currently 2,944 SF unit for lease!

The unit features 2-man doors, 2 garage doors, a waiting area/office, restroom, and warehouse area.

This building is located in Punta Gorda and is only 1.6 miles from I75!!

Call Kayla Weiss-Bohnstedt to schedule your showing
941-268-4423

PROPERTY HIGHLIGHTS

- 2,944 SF unit for lease
- Only 1.6 miles from I75
- Industrial General zoning allows for many possible uses

OFFERING SUMMARY

Lease Rate:	\$13.00 PSF/yr + \$1.99 PSF/yr (NNN)
Available SF:	2,944 SF
Lot Size:	39,069 SF
Building Size:	11,776 SF
Zoning:	IG
Year Built:	1999

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,082	5,504	20,601
Total Population	2,313	11,957	44,001
Average HH Income	\$65,738	\$68,959	\$84,005

Kayla Weiss-Bohnstedt
(941) 268-4423



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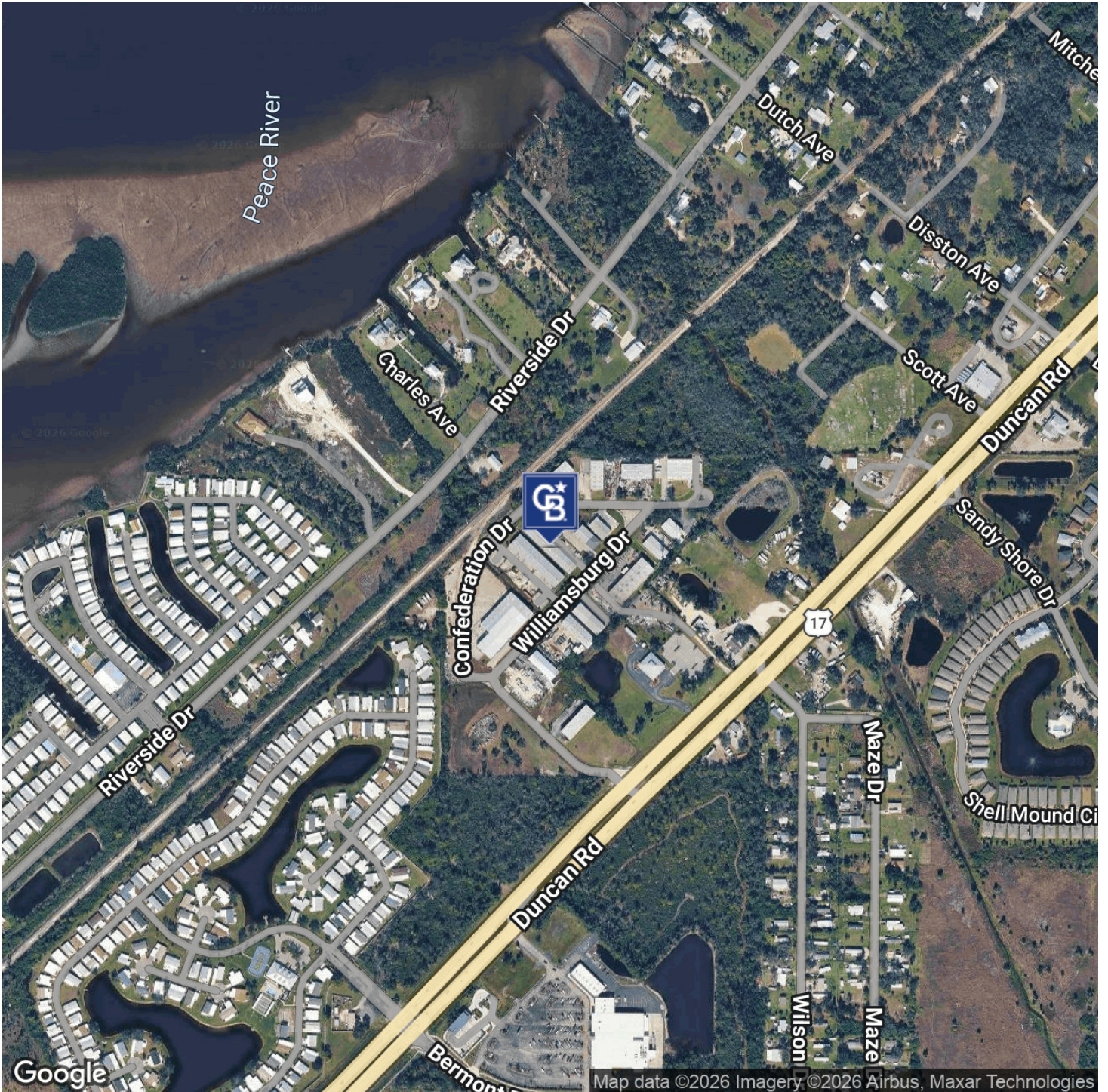


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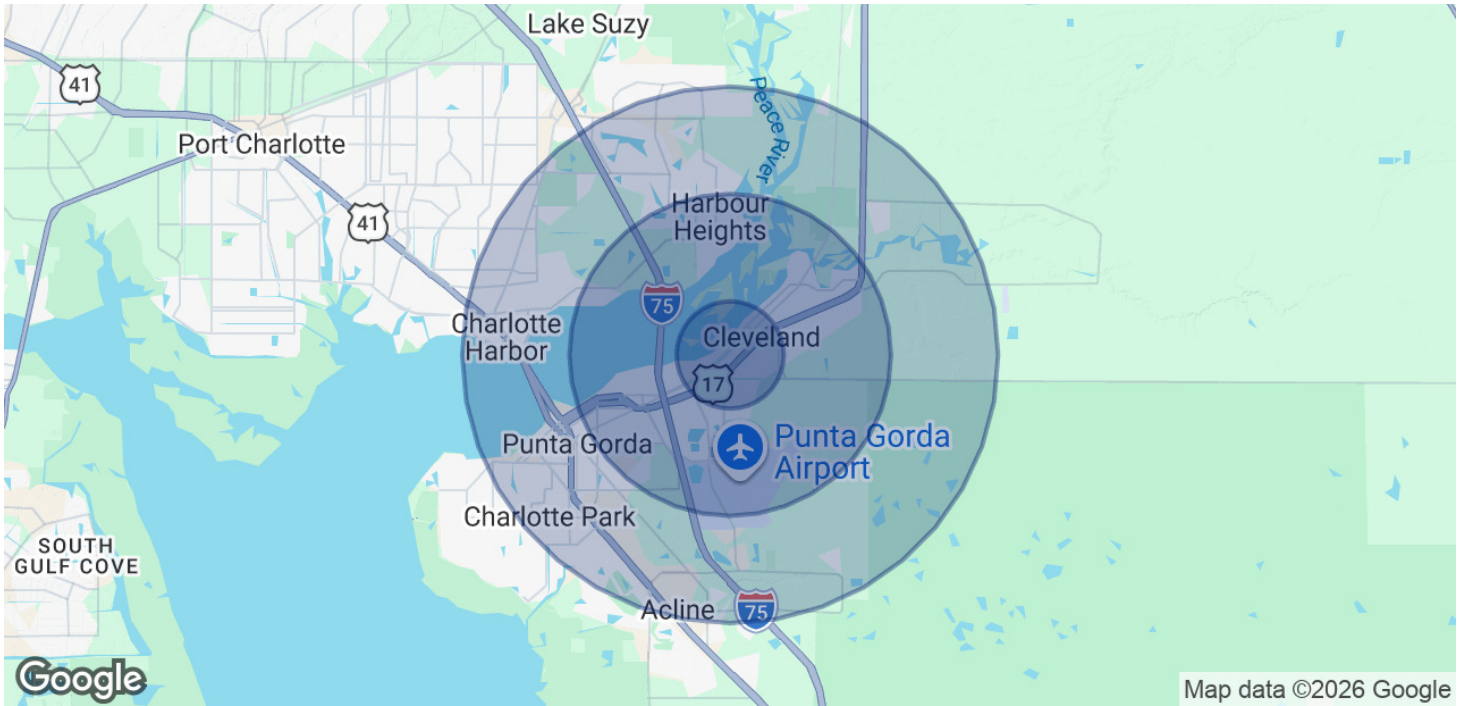


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,313	11,957	44,001
Average Age	55	52	56
Average Age (Male)	56	52	55
Average Age (Female)	56	52	56

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,082	5,504	20,601
# of Persons per HH	2.1	2.2	2.1
Average HH Income	\$65,738	\$68,959	\$84,005
Average House Value	\$254,161	\$306,277	\$358,402

2020 American Community Survey (ACS)

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Kayla Weiss-Bohnstedt, CCIM

Dedicated to sharing my education and experience to maximize my clients' return on their commercial real estate investments.



**COLDWELL BANKER
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REALTY**

KAYLA WEISS-BOHNSTEDT, CCIM | COMMERCIAL ASSOCIATE



Kayla Weiss-Bohnstedt began her real estate career early, obtaining her Florida real estate license at just 18 years old. She joined Coldwell Banker Commercial in 2018 and has since built an impressive track record, closing transactions totaling more than \$30,000,000 while serving investors and tenants throughout the community.

Committed to the highest standards of professional excellence, Kayla pursued the prestigious CCIM Designation — a rigorous curriculum encompassing a Foundations course, a Negotiations course, and four core financial analysis modules (CCIM 101–104: Financial Analysis for Commercial Investment Real Estate). She successfully completed the full program and proudly earned her CCIM designation in 2026.

Contact Kayla: (941) 268-4423 | Kayla.Weiss@CommercialRealtyFl.com



Proud to be #1 in deals with Coldwell Banker Commercial Realty in Florida!

2024: PCPGNP Association of Realtors Commercial Committee Chair

2025: PCPGNP Association of Realtors Commercial Committee Chair

Awards:

2017: Rookie Of The Year

2023 : International Diamond Society

2023: Circle of Distinction Bronze

2024 : Internation Sterling Society

2024 : Circle of Distinction Bronze

CLIENT RESPONSIVENESS - FAST RESULTS - INTEGRITY

CBCWORLDWIDE.COM

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**Coldwell Banker Commercial Realty
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