

7326 Broad St



7326 BROAD ST, BROOKSVILLE, FL 34601

For Lease



For more information please contact:

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PROPERTY SUMMARY

For Lease



PROPERTY DESCRIPTION

Welcome to 7326 Broad St, Brooksville, FL, 34601, where an exceptional leasing opportunity awaits. This distinguished property showcases a modern architectural design and a spacious, customizable interior, ideal for meeting a variety of business needs. The ample parking and straightforward access ensure convenience for customers and employees alike. With prominent signage potential and adaptable layout options, this property provides an outstanding platform for businesses seeking to establish a significant retail presence. Take advantage of this prime location and elevate your business in a space thoughtfully designed to maximize visibility and accessibility. Unleash the potential of this strategically positioned property for your business endeavors.

PROPERTY HIGHLIGHTS

OFFERING SUMMARY

Lease Rate:	\$20.00 SF/yr (NNN)
Number of Units:	1
Available SF:	2,850 SF
Lot Size:	1.82 Acres
Building Size:	9,600 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	1,470	5,941	12,221
Total Population	3,199	13,526	29,461
Average HH Income	\$59,044	\$67,346	\$81,288



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LEASE SPACES

For Lease



LEASE INFORMATION

Lease Type:

NNN

Lease Term:

Negotiable

Total Space:

2,850 SF

Lease Rate:

\$20.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
7318	Available	2,850 SF	NNN	\$20.00 SF/yr	South End-Cap.

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JARED
Commercial & Management

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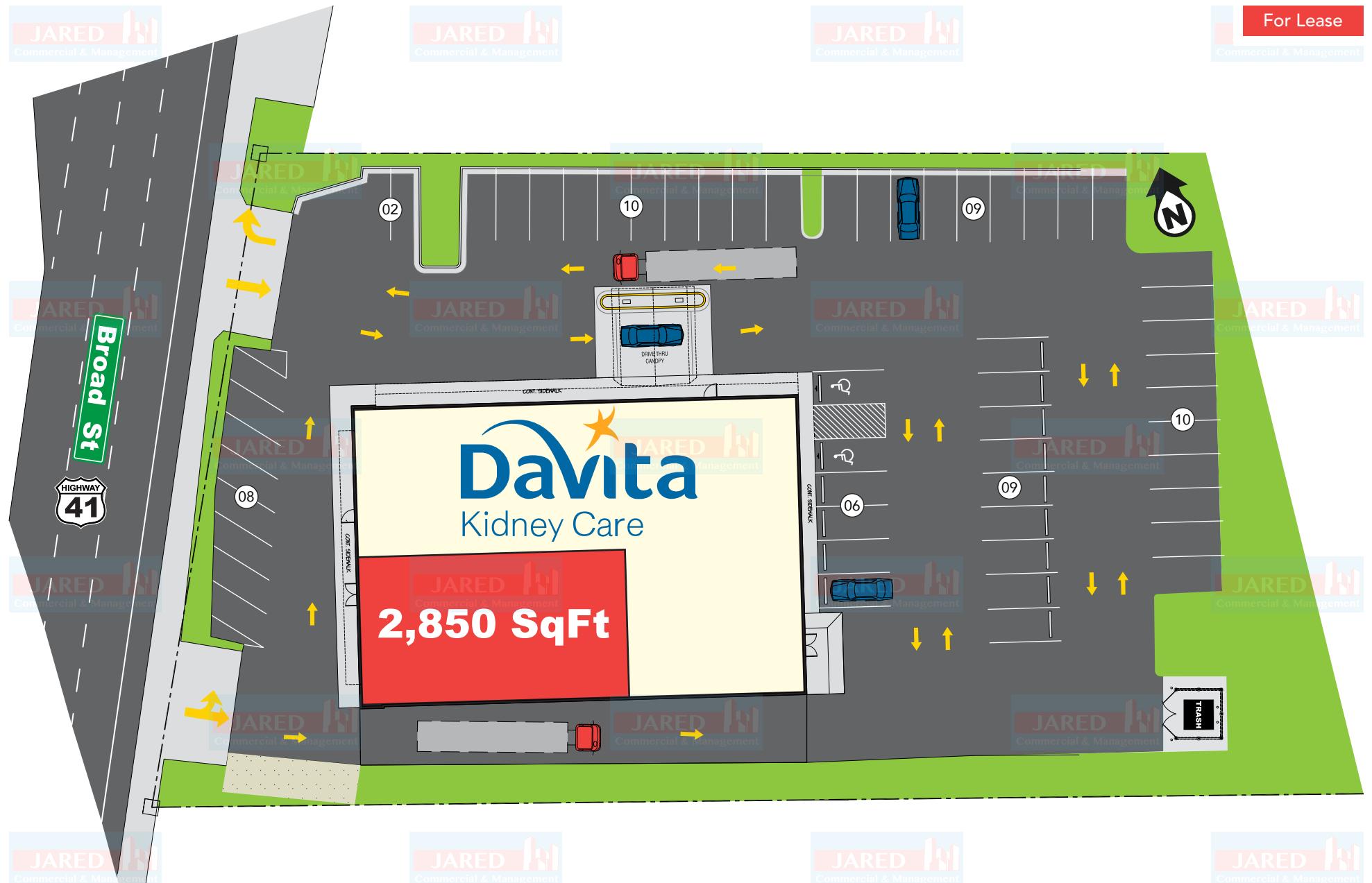
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SITE PLAN

For Lease

Commercial & Management



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RETAILER MAP

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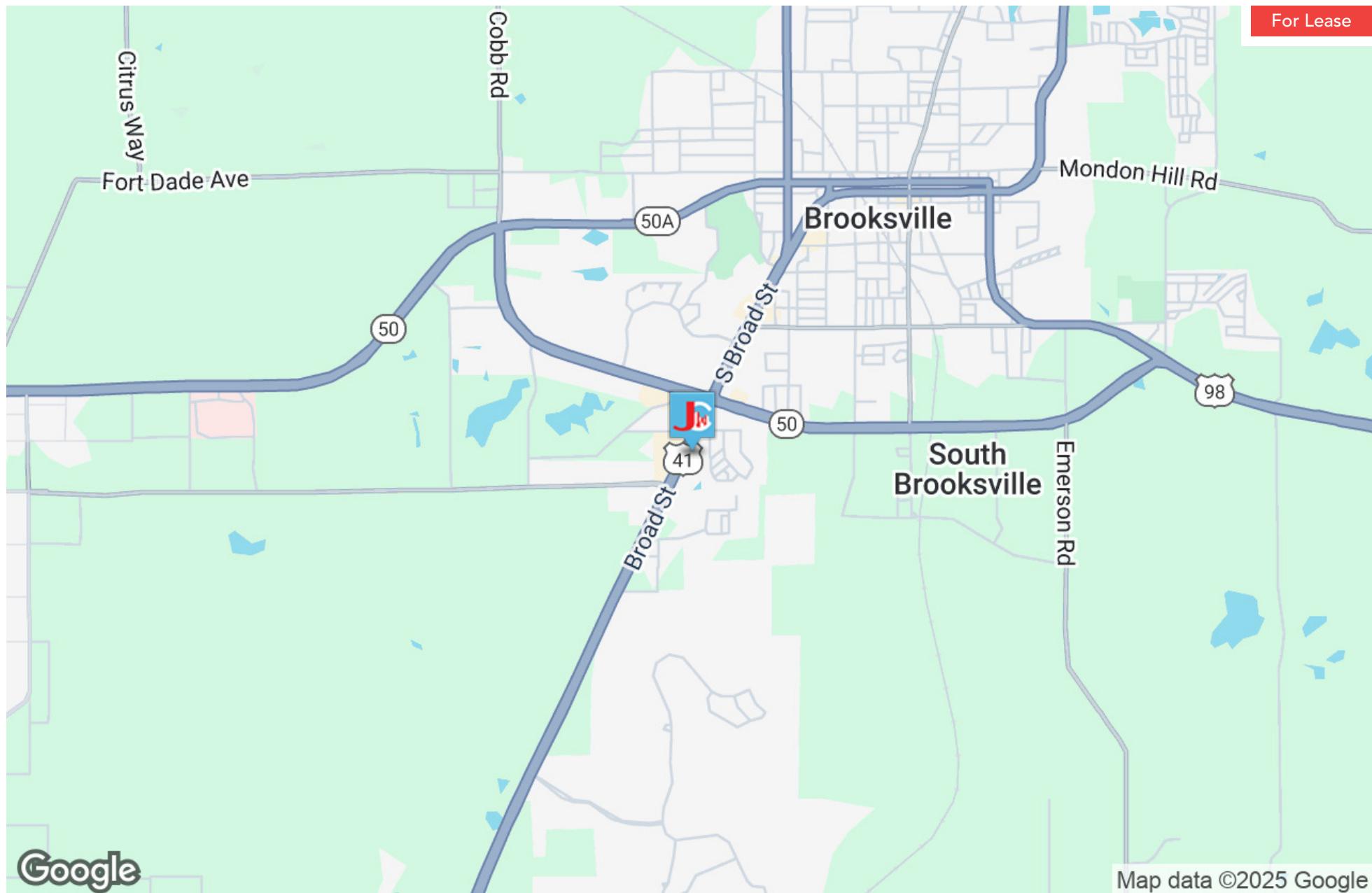
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LOCATION MAP

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DEMOGRAPHICS MAP & REPORT

POPULATION

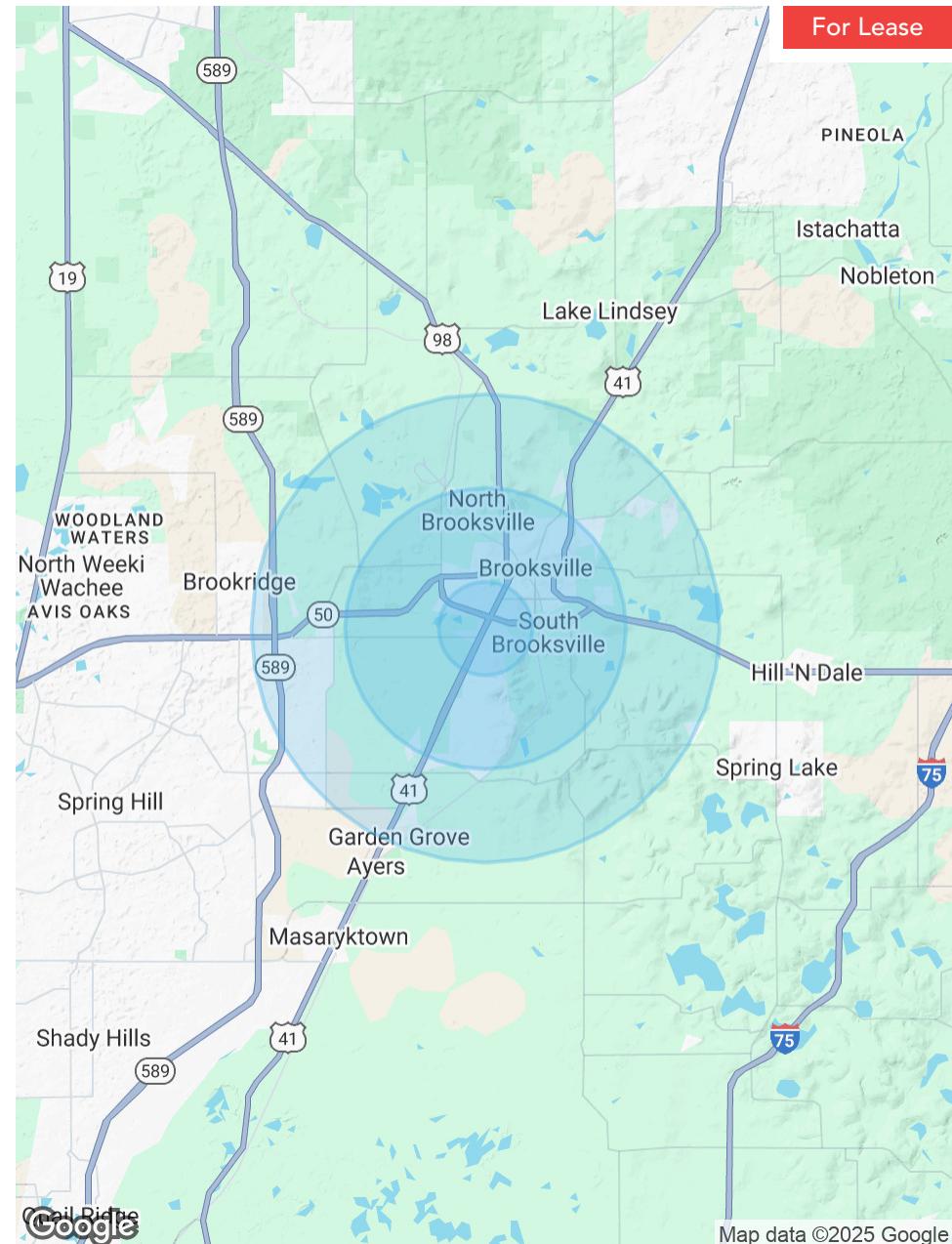
	1 MILE	3 MILES	5 MILES
Total Population	3,199	13,526	29,461
Average Age	44	46	47
Average Age (Male)	42	44	46
Average Age (Female)	46	47	48

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	1,470	5,941	12,221
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$59,044	\$67,346	\$81,288
Average House Value	\$196,328	\$220,537	\$273,242

Demographics data derived from AlphaMap

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