



NOW LEASING

4061 Thomas St, Oxford, FL 34484

PRESTON PLACE
BUSINESS PARK

**1,200- 3,600 SF SUITES
UP TO 10,800 SF CONTIGUOUS**



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Oxford, FL 34484

**PRESTON
PLACE**
BUSINESS PARK

FOR LEASE: Inquire for Pricing
*Monthly rates plus tax and electric
Negotiable Leasing Terms

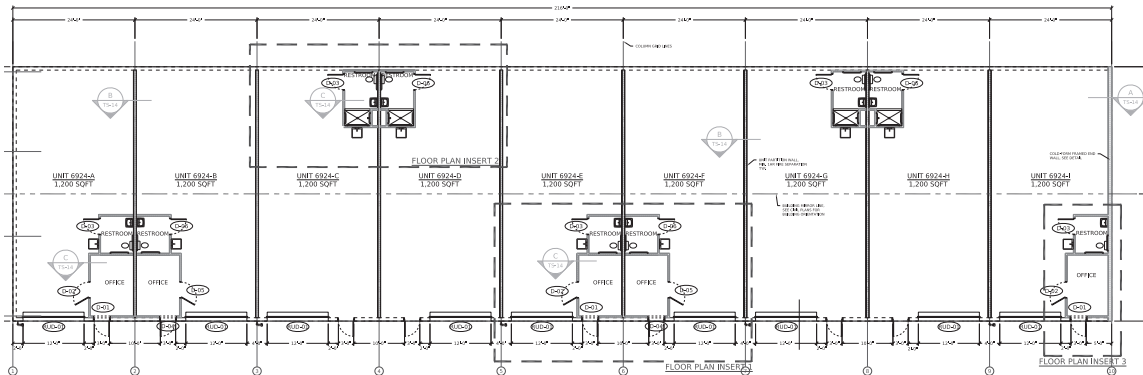
PROPERTY FEATURES

- Property Manager on site •
- 24-hour recorded video surveillance •
- 24-hour access •

UNIT FEATURES

- Independent HVAC in office and warehouse •
- 12' x 14' remote controlled roll-up doors •
- 3 phase power available •
- Private bathroom •
- Mezzanines available in some units •

Example Floorplan



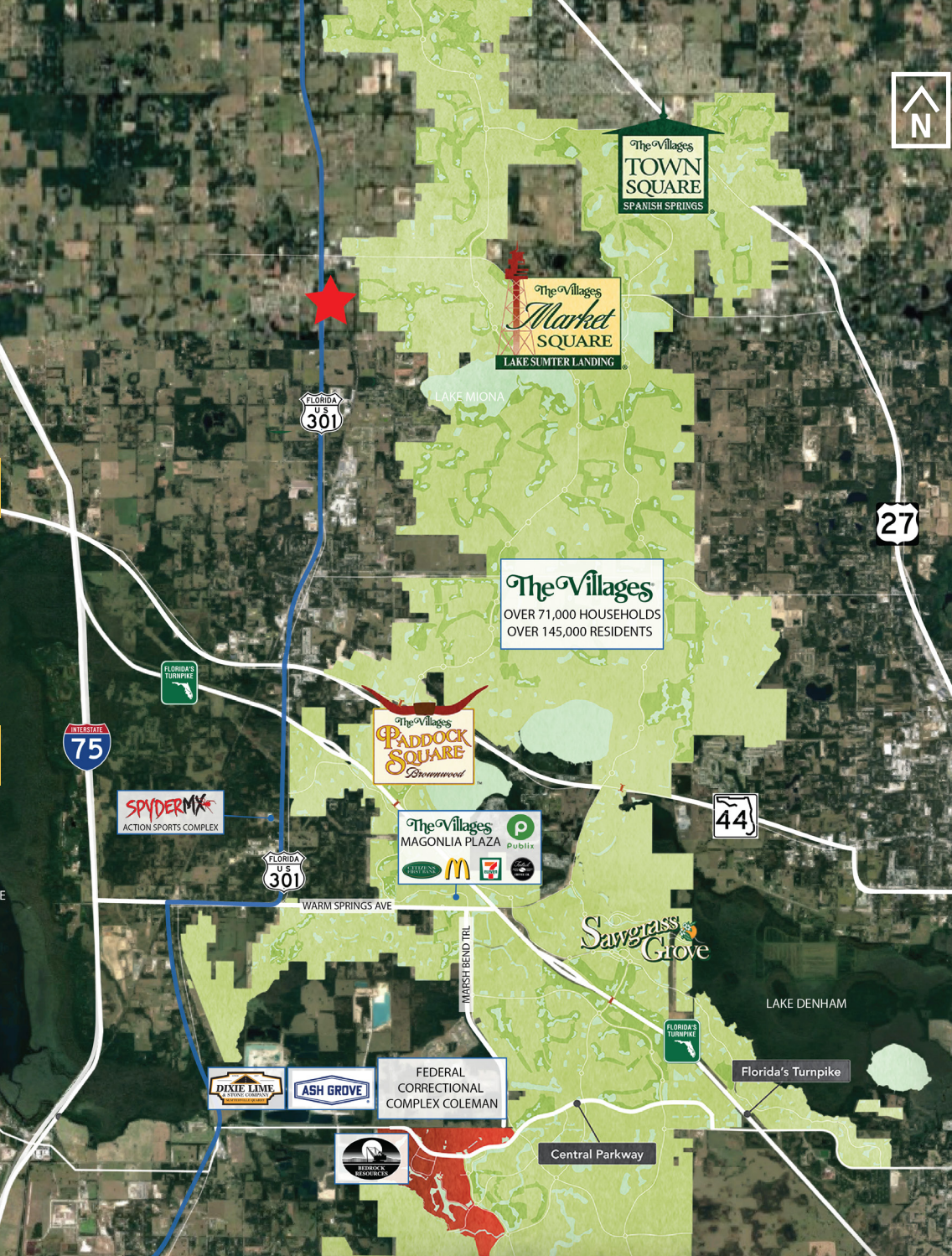
Preston Hage • 407.423.7600 • Preston@SchrimsherProperties.com

DISCLAIMER All information contained in this advisement is deemed reliable but not guaranteed. All properties are subject to prior sale, change or withdrawal notice. Schrimsher Properties Real Estate believes all information to be correct but assumes no legal responsibility for accuracy.

PRESTON PLACE

BUSINESS PARK

4061 Thomas St
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8 minutes
(5.7 miles)



9 minutes
(6.2 miles)



12 minutes
(7.7 miles)



12 minutes
(7.8 miles)

2023 DEMOGRAPHICS

	5 MINS	10 MINS	15 MINS
POPULATION	5,214	27,267	120,215
HOUSEHOLDS	2,228	13,369	61,903
AVERAGE HOUSEHOLD INCOME	\$79,666	\$84,924	\$86,942
TOTAL BUSINESSES	388	1,152	3,200
TOTAL EMPLOYEES	4,829	12,782	30,929
DAYTIME POPULATION	7,841	32,210	125,873

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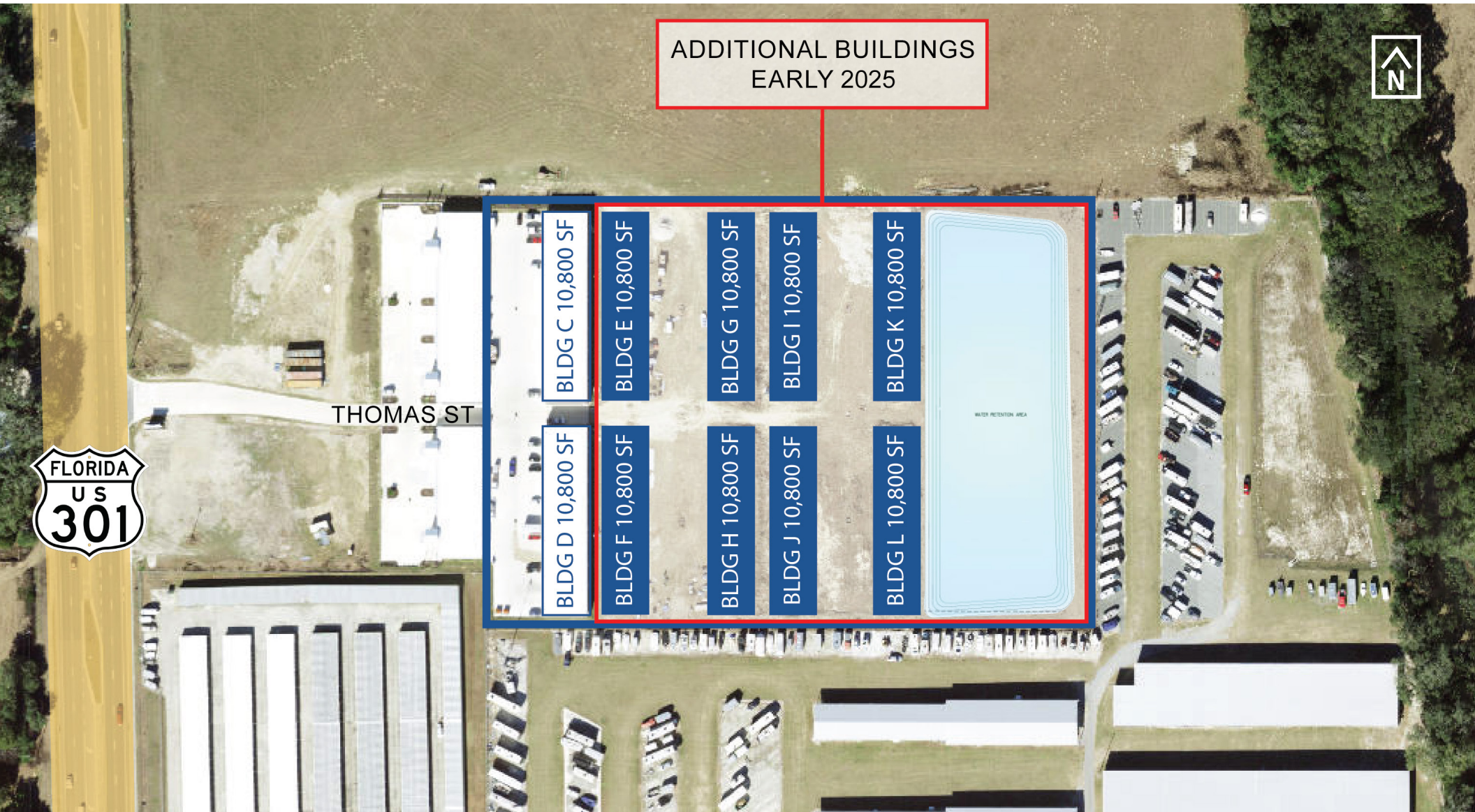
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SITE MAP

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Additional 86,400 SF projected
to be built by the end of 2024



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