LEASE

FREESTANDING BLDG. /CORNER / LAYDOWN

4848 Ward Basin Rd Milton, FL 32583

PROPERTY DESCRIPTION

Freestanding commercial building on a corner with large laydown yard available for Lease. This 2,147 SF building has a new roof and new exterior facade. Zoned Highway Commercial District (HCD) on 0.75 acres in Santa Rosa County and is centrally located between US Hwy 90 (1 mile) and I-10 Ramp (2 miles). Demographics within a five mile radius include a Total Population of 43,291 and an Average House Hold Income of $94,660

PROPERTY HIGHLIGHTS

- Freestanding. Zoned HCD. 0.75 of an acre. 1 mile to US Hwy 90 & 2 miles to I-10 ramp.

OFFERING SUMMARY

Lease Rate:	$12.00 SF/yr (NNN)
Number of Units:	1
Available SF:	2,147 SF
Lot Size:	0.75 Acres
Building Size:	2,147 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	310	7,082	15,461
Total Population	779	18,316	43,291
Average HH Income	$82,690	$83,873	$94,660

Melissa Glyptis Simpson
(850) 733-6532

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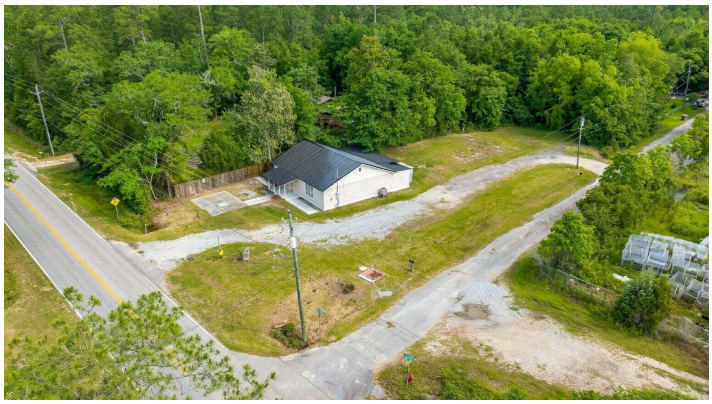

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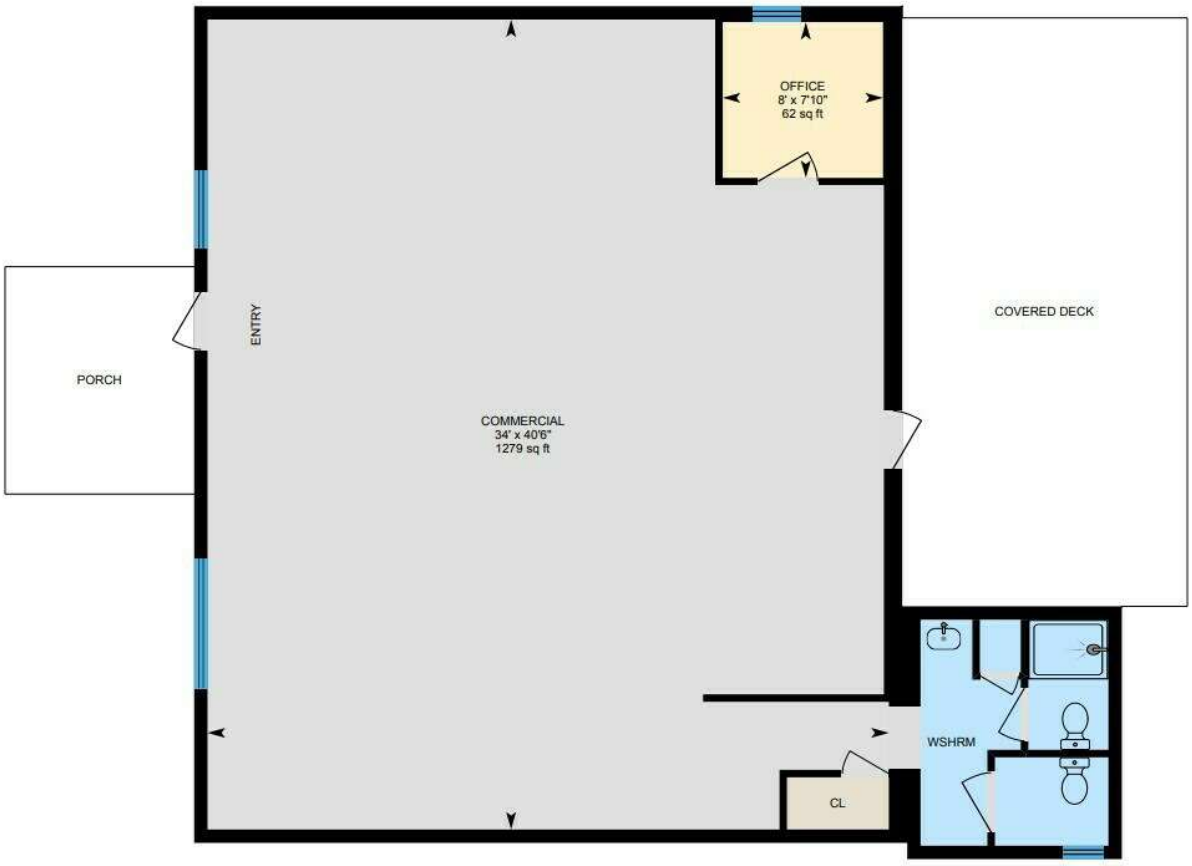

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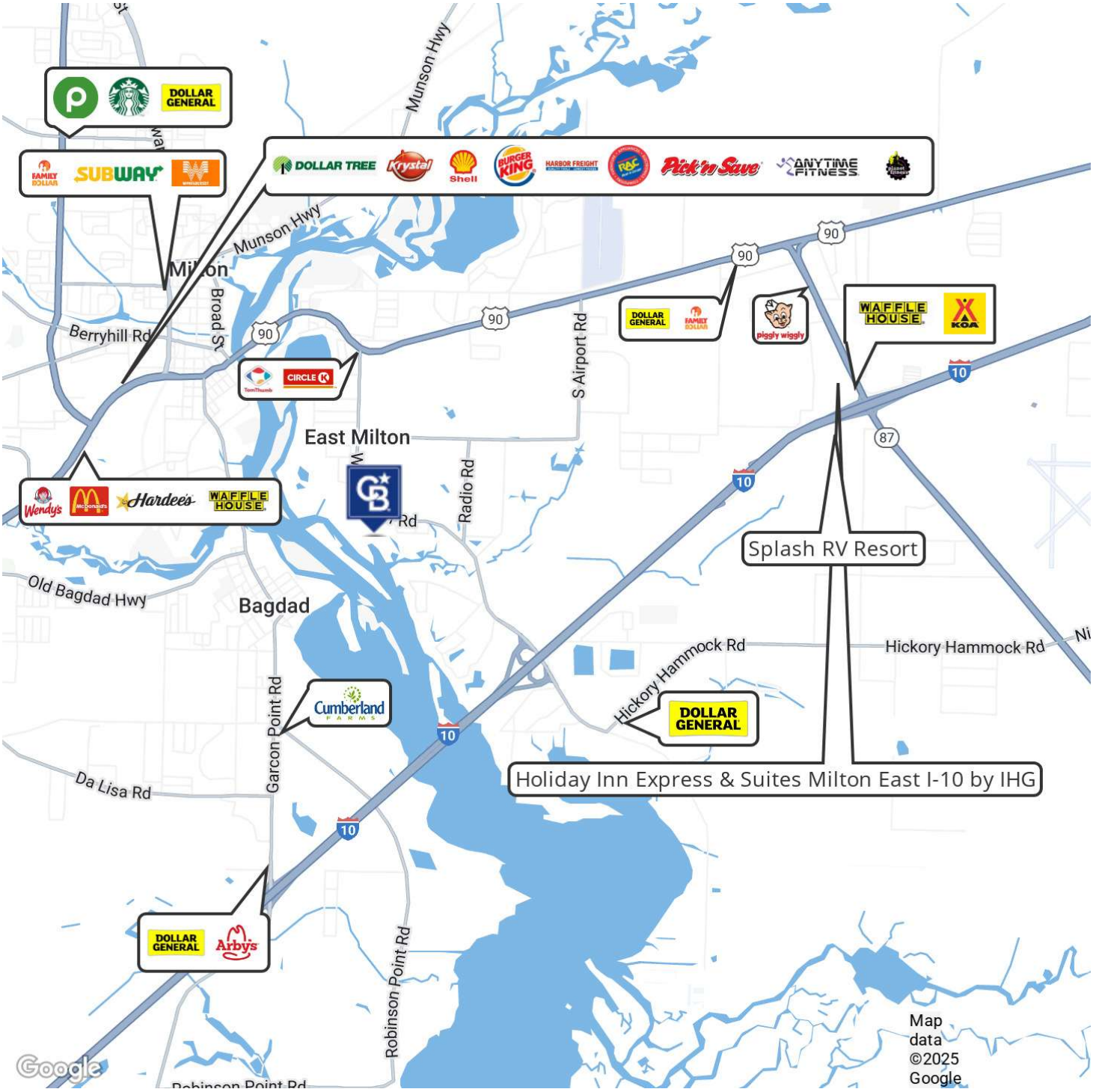

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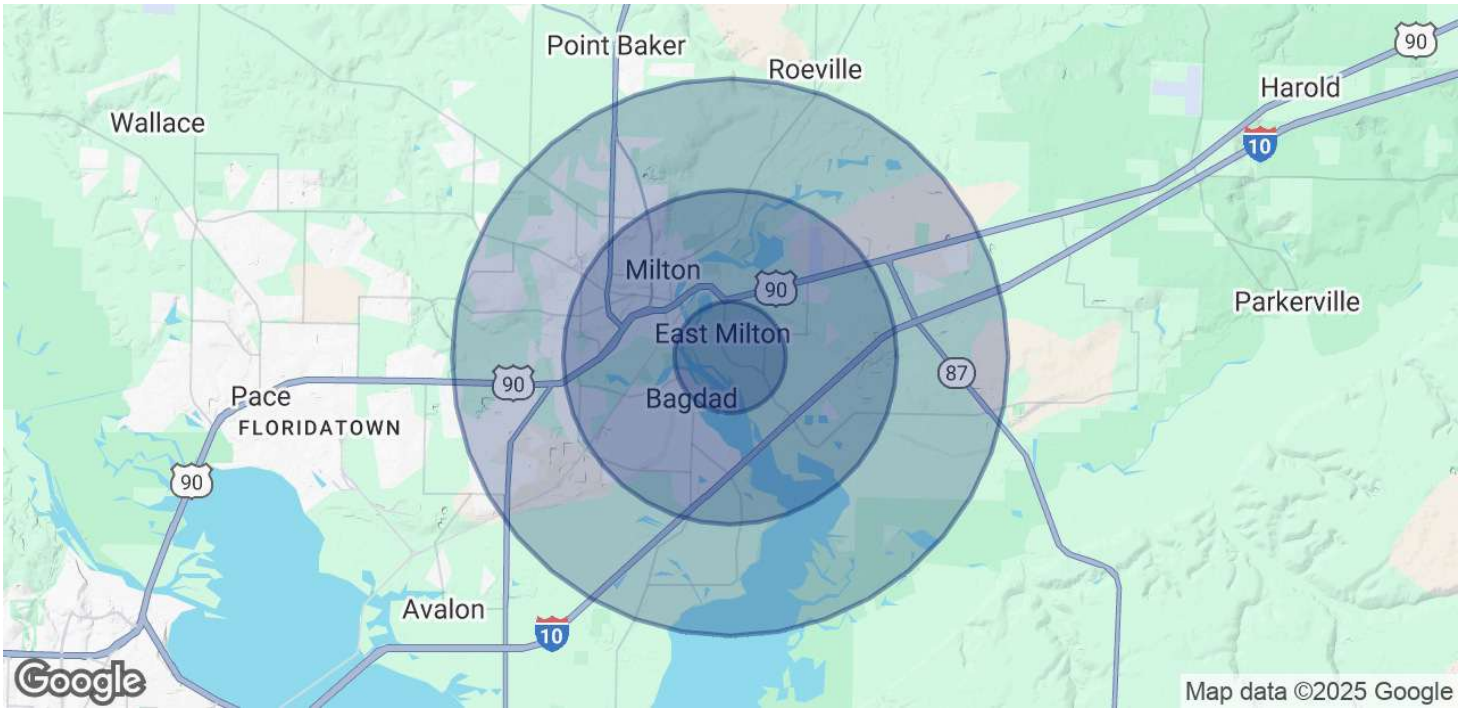

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	779	18,316	43,291
Average Age	43	42	41
Average Age (Male)	42	40	40
Average Age (Female)	44	43	42

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	310	7,082	15,461
# of Persons per HH	2.5	2.6	2.8
Average HH Income	$82,690	$83,873	$94,660
Average House Value	$279,872	$251,162	$267,950

Demographics data derived from AlphaMap

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