

RIVERVIEW, FL 33578

# 10308 Cardera Dr



## OFFERING SUMMARY

Sale Price:	Contact Broker for Pricing
Lease Rate:	\$40.00 SF/yr (NNN)
Building Size:	12,389 SF
Available SF:	12,389 SF
Lot Size:	63,148 SF
Year Built:	2023
Zoning:	PD

## Property Highlights

This property offers a prime leasing opportunity with 12,389 SF available, constructed in 2023 and thoughtfully designed to cater to diverse business needs. Boasting a versatile PD zoning, this building is perfectly suited for a wide range of uses, providing flexibility for tenants.

PRESENTED BY  
**LUCIANO MEDEIROS**

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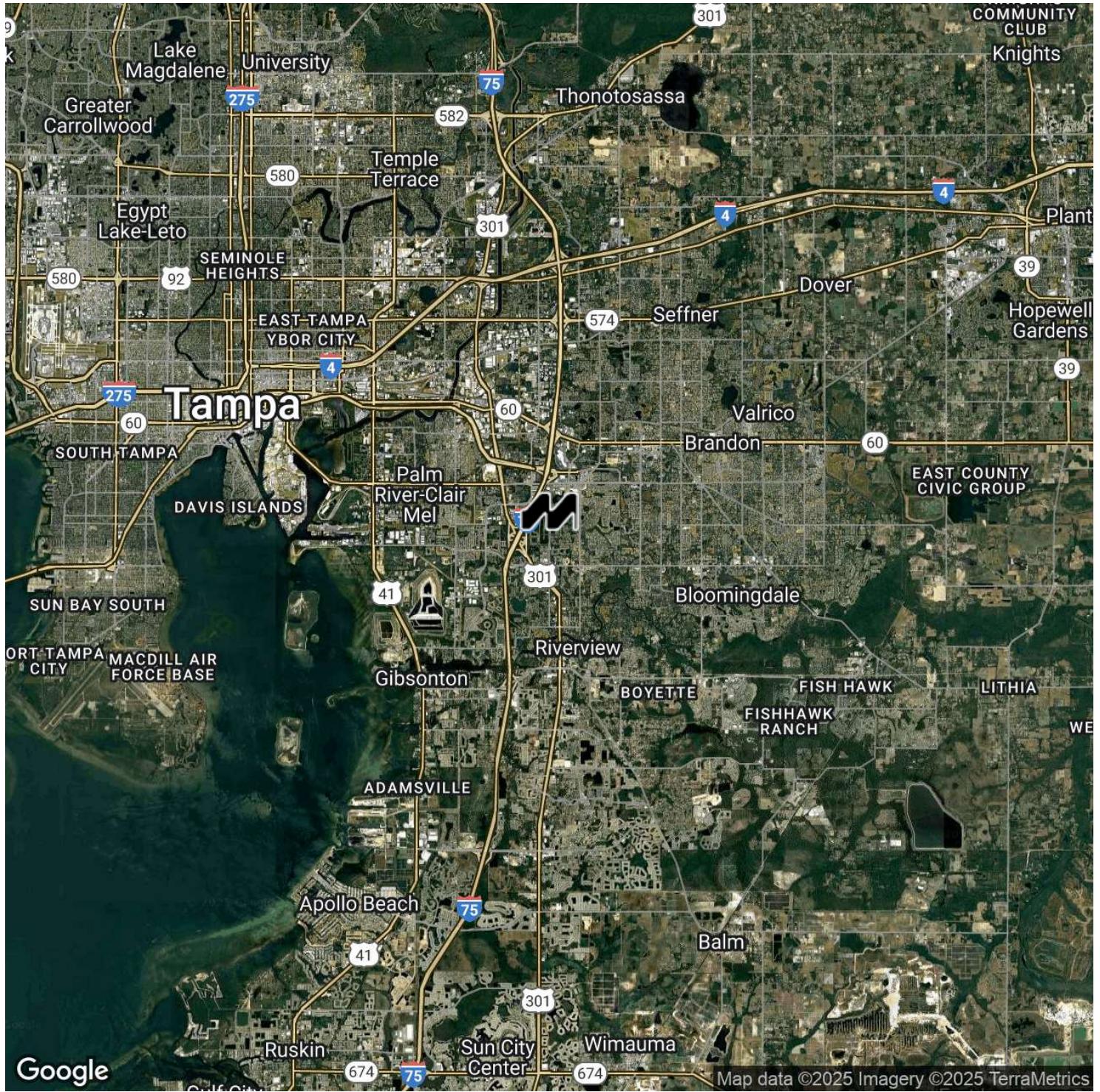
OFFICE BUILDING

For Lease

## LOCATION MAP

RIVERVIEW, FL 33578

# 10308 Cardera Dr



Map data ©2025 Imagery ©2025 TerraMetrics

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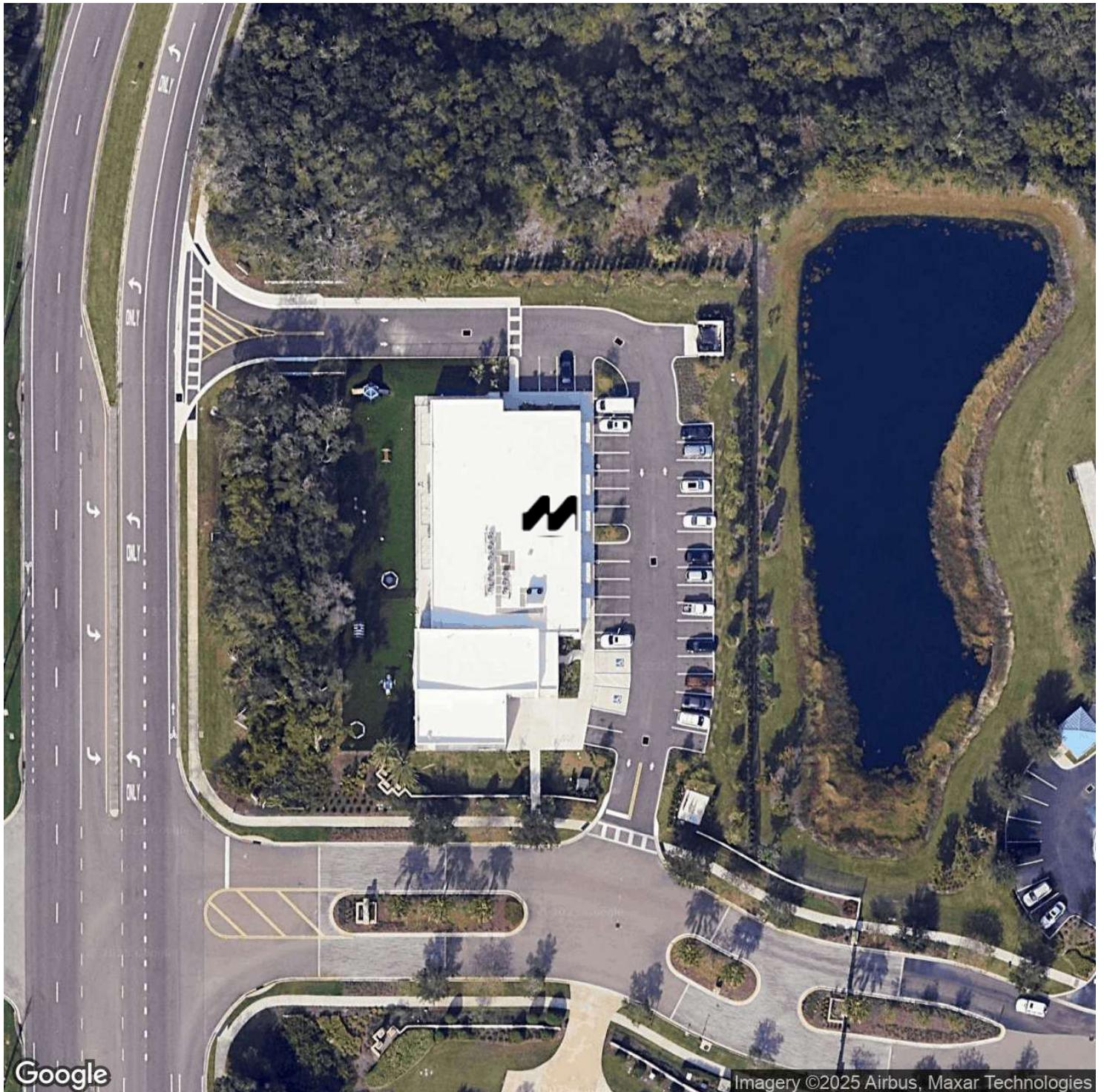
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AERIAL MAP

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Google

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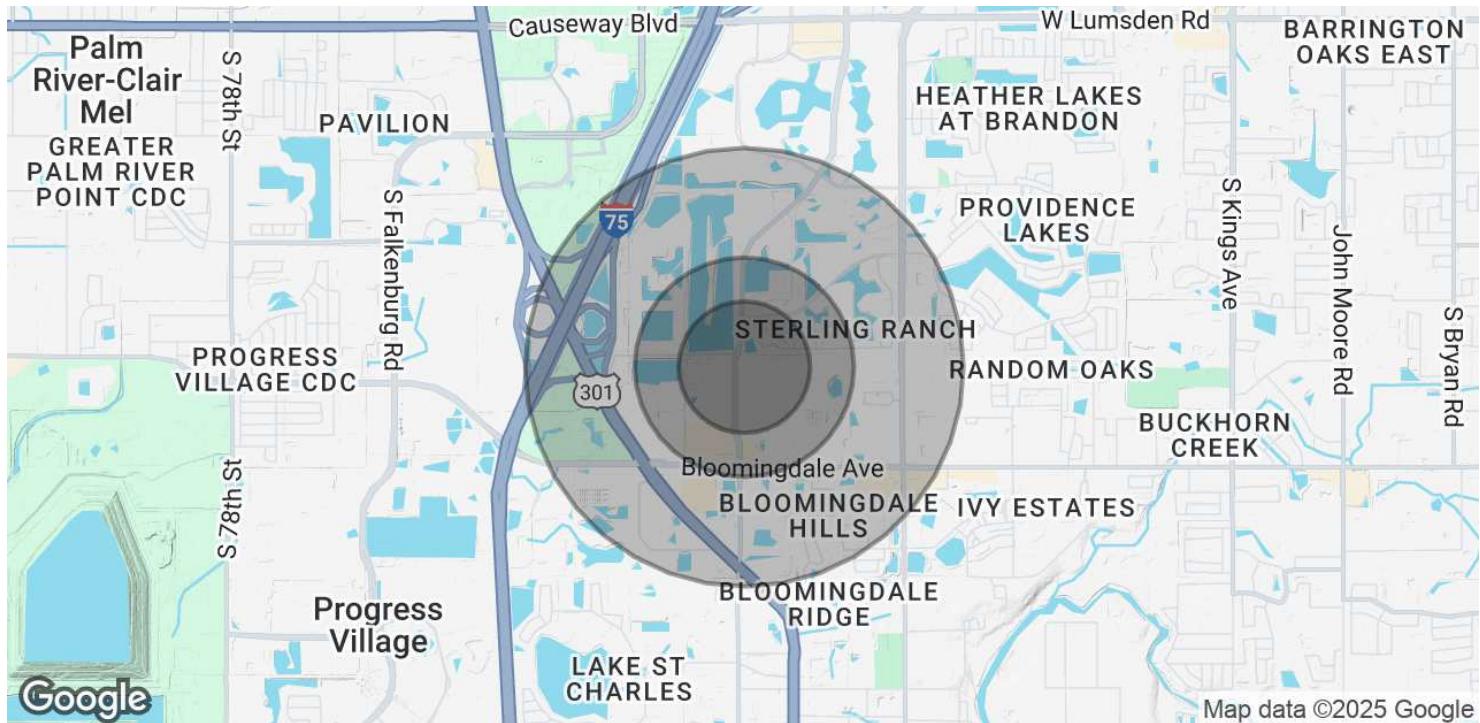
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## DEMOGRAPHICS MAP & REPORT

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POPULATION	2 MILES	5 MILES	10 MILE
Total Population	56,573	209,459	627,268
Average Age	36.1	37.7	37.4
Annual Growth 2020-2024	0.7%	1.5%	1.8%
Annual Growth 2024-2029	1.8%	1.9%	1.9%

HOUSEHOLDS & INCOME	2 MILES	5 MILES	10 MILE
Total Households	23,749	79,630	233,802
2029 Household Projection	25,979	87,467	257,307
Average HH Income	\$81,252	\$86,412	\$93,329
Average House Value	\$289,758	\$286,464	\$290,719