



INDEPENDENCE BUSINESS PARK AVAILABILITY

1500 Independence Blvd , Sarasota, FL 34234



PROPERTY OVERVIEW

Prime location between Downtown Sarasota & Bradenton
 Close Proximity to Sarasota/Bradenton International Airport
 Over 19 acre gated complex
 Heavy 3 Phase power available
 Abundance of parking
 Eave: 21 ft 5/8" to the bottom of the roof truss
 Peek: 23 ft 11/16"
 Column spacing: N to S - 50 ft, E to W - 41 ft
 Operating expenses estimated at \$2.68 / SF
 Air-conditioned Office space only
 6 Grade level roll-up doors
 40,038 SF of Warehouse
 2,709 SF of Office

PROPERTY SUMMARY

Lease Rate:	\$8.95 SF/yr (NNN)
Available SF:	42,747 SF
Building Size:	205,563
Market:	North Port-Sarasota-Bradenton
OPEX:	\$5.12 /SF



Presented By:

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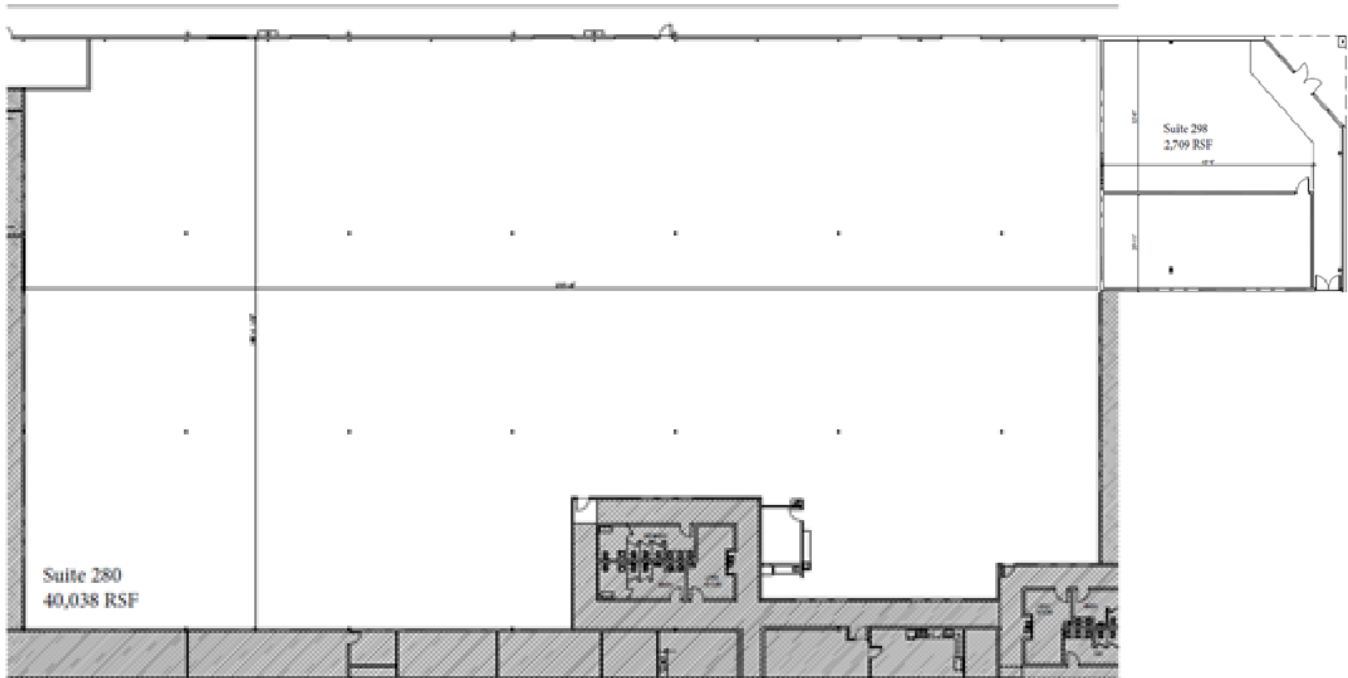
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Information deemed reliable but not guaranteed. Prices subject to change without notice.

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IANBLACK
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THE PLACE FOR SPACE

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