

Property Analytics



765 3rd Ave

Restaurant - Florida Central North Area Submarket | Welaka, FL 32193



5,221 SF GLA
1.83 AC Lot
1968 Built
Single Tenancy

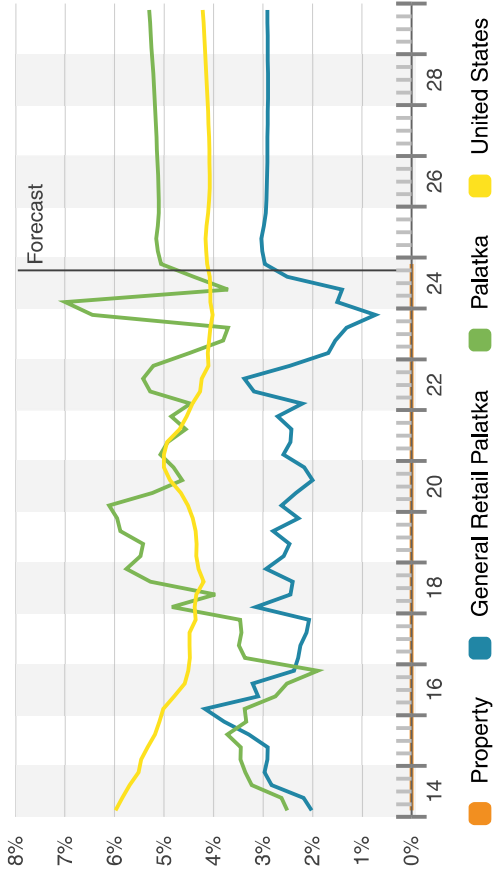
Key Metrics

AVAILABILITY	Property	Market 1-3 Star	Market	DEMAND	Property	Market 1-3 Star	Market
Market Asking Rent/SF	\$21.88	\$14.42	\$14.74	12 Mo Net Absorption SF	0	37.6K	37.6K
Vacancy Rate	0%	5.0%	5.1%	12 Mo Leased SF	0	42.4K	42.4K
Vacant SF	0	183K	205K	6 Mo Leasing Probability	-	29.3%	27.8%
Availability Rate	-	6.0%	6.3%				
Available SF Direct	-	219K	254K				
Available SF Sublet	-	0	0				
Available SF Total	-	219K	254K				
Months on Market	-	7.1	7.2				

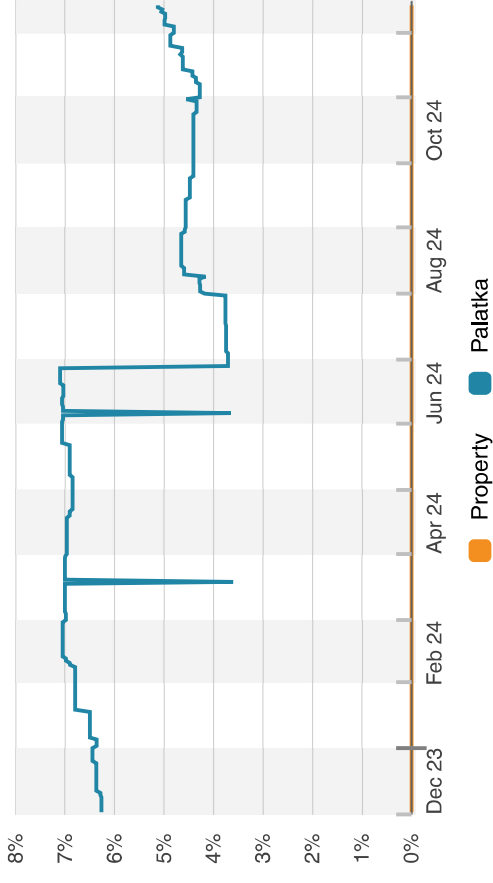
INVENTORY	Property	Market 1-3 Star	Market	SALES	Property	Market 1-3 Star	Market
Existing Buildings	1	575	579	12 Mo Transactions	-	57	57
Inventory SF	5.2K	3.7M	4M	Market Sale Price/SF	-	\$161	\$157
Average Building SF	-	6.4K	6.9K	Average Market Sale Price	-	\$1M	\$1.1M
Under Construction SF	-	0	0	12 Mo Sales Volume	-	\$25M	\$25M
12 Mo Delivered SF	-	6.5K	6.5K	Market Cap Rate	-	7.8%	7.8%

Property Analytics

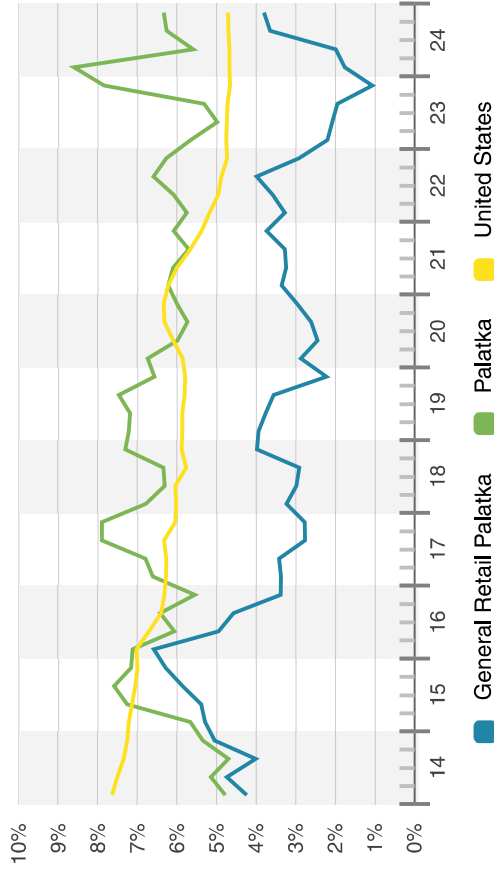
Vacancy Rate



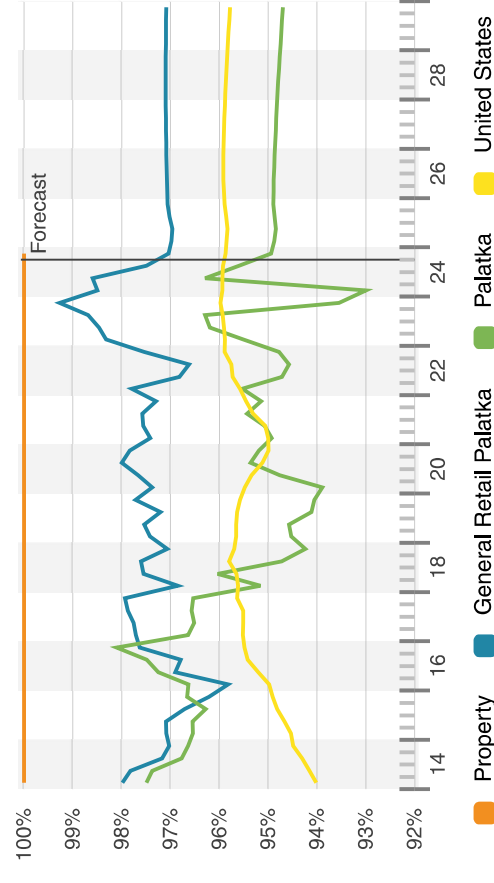
Daily Vacancy Rate



Availability Rate

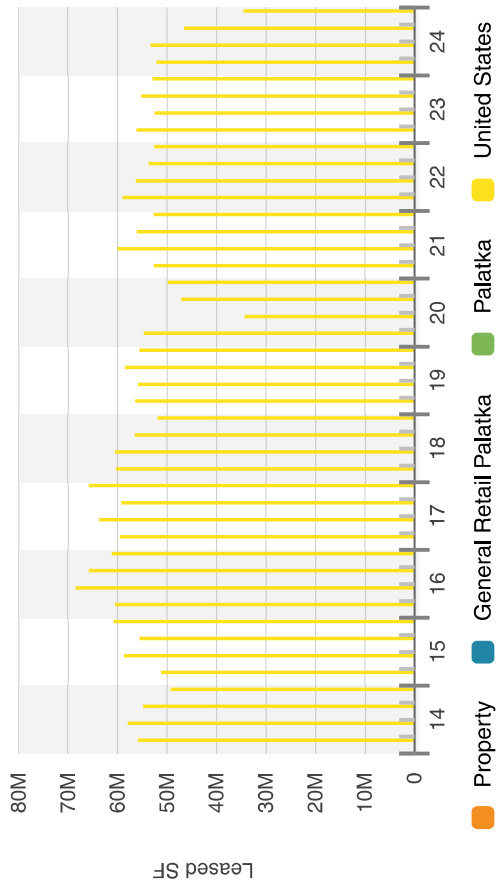


Occupancy Rate

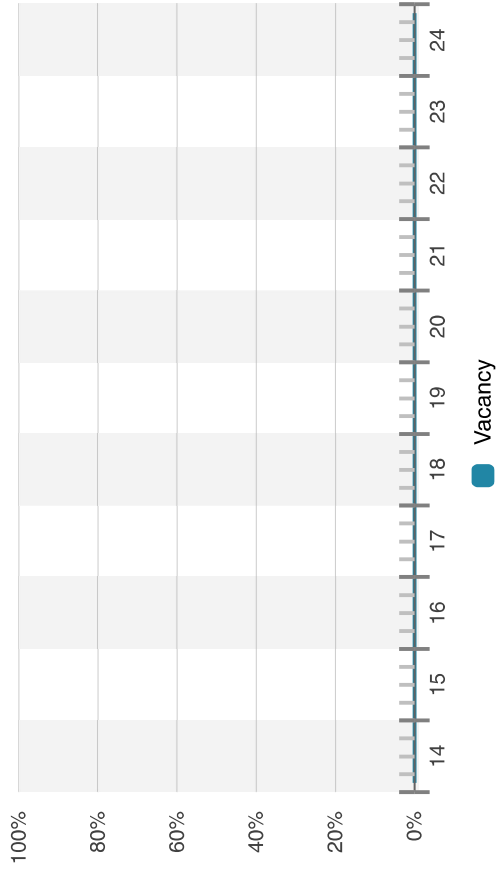


Property Analytics

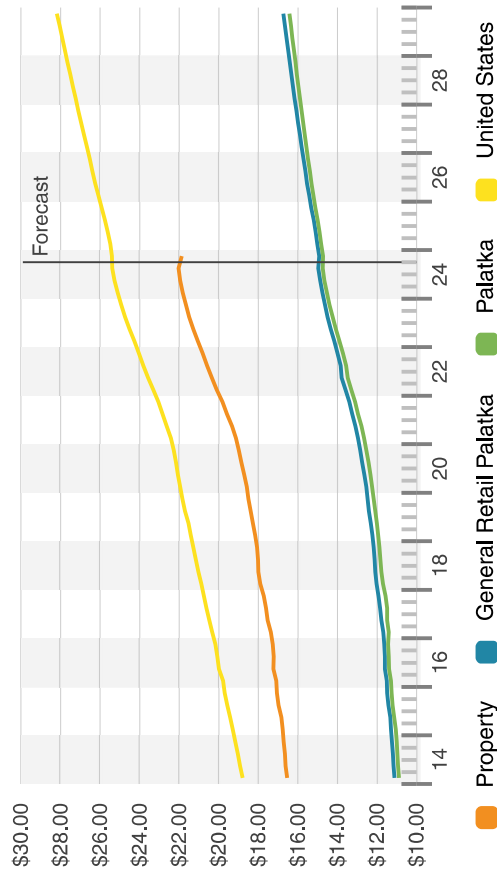
Leasing Activity



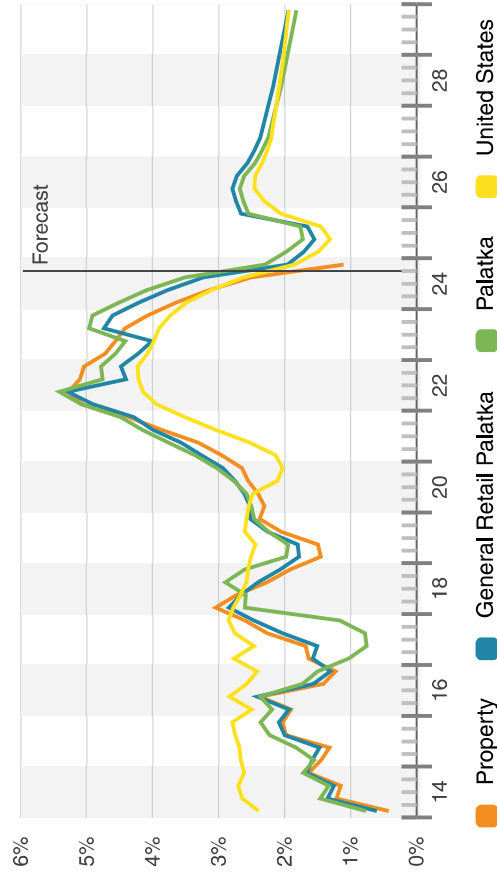
Availability & Vacancy Rate



Market Asking Rent Per SF

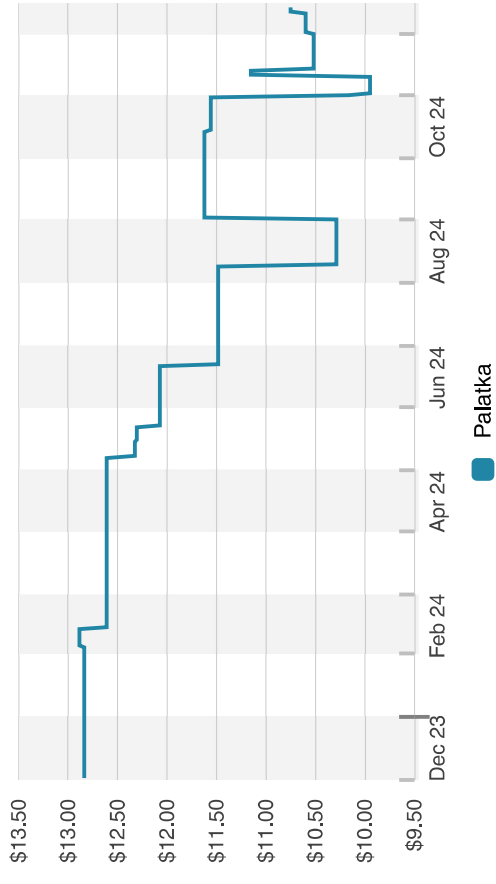


Market Asking Rent Growth (YOY)

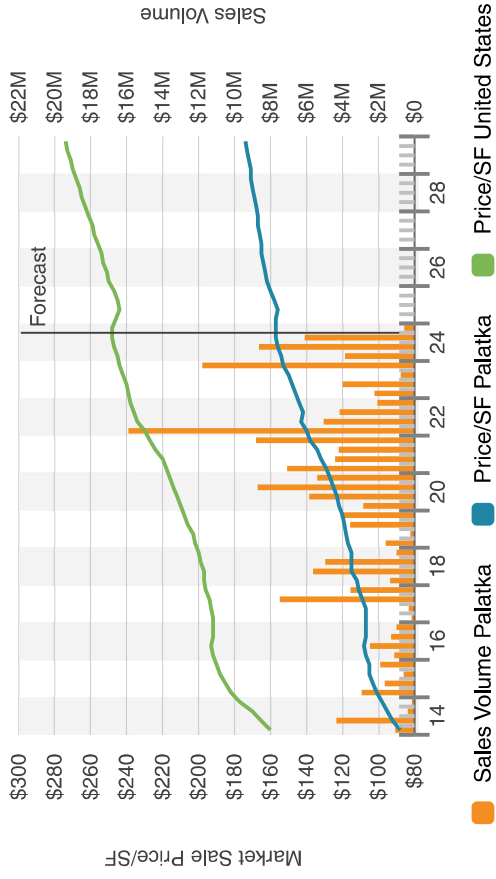


Property Analytics

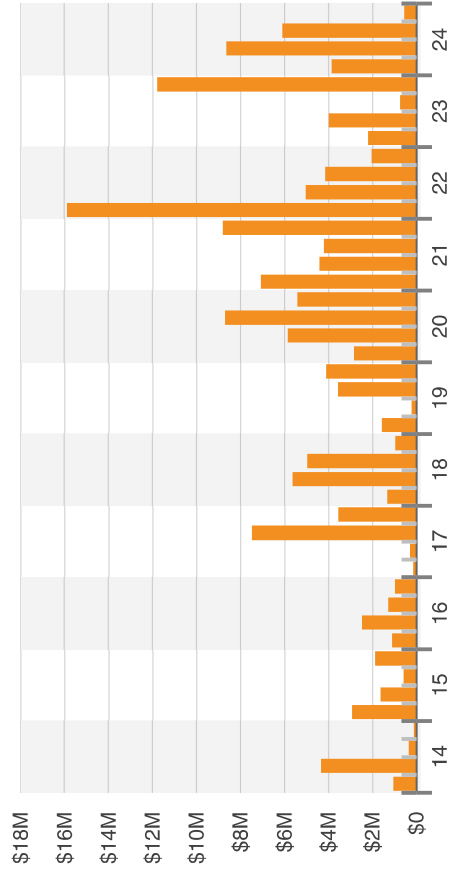
Daily Asking Rent Per SF



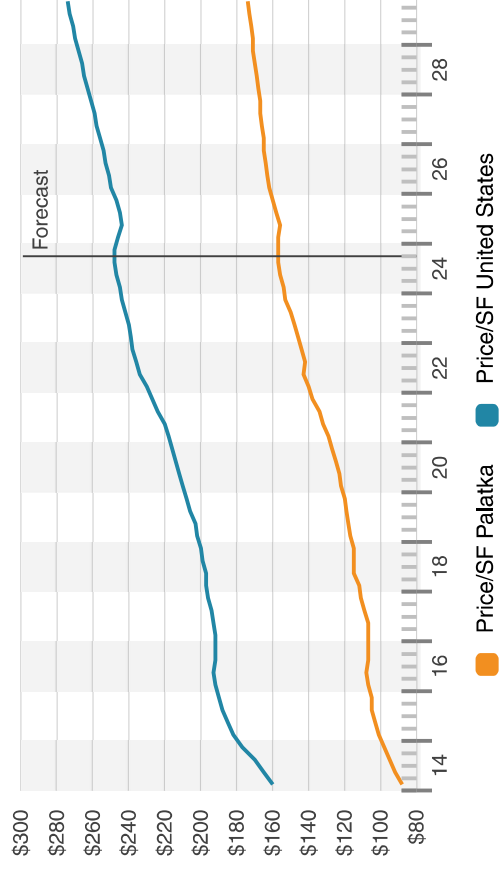
Sales Volume & Market Sale Price Per SF



Sales Volume



Market Sale Price Per SF



Property Analytics

