



For Lease

Freestanding Bank Building

11 Weston Road, Sunrise, FL 33326

Property Features

Building Size: +/- 2,700 SF

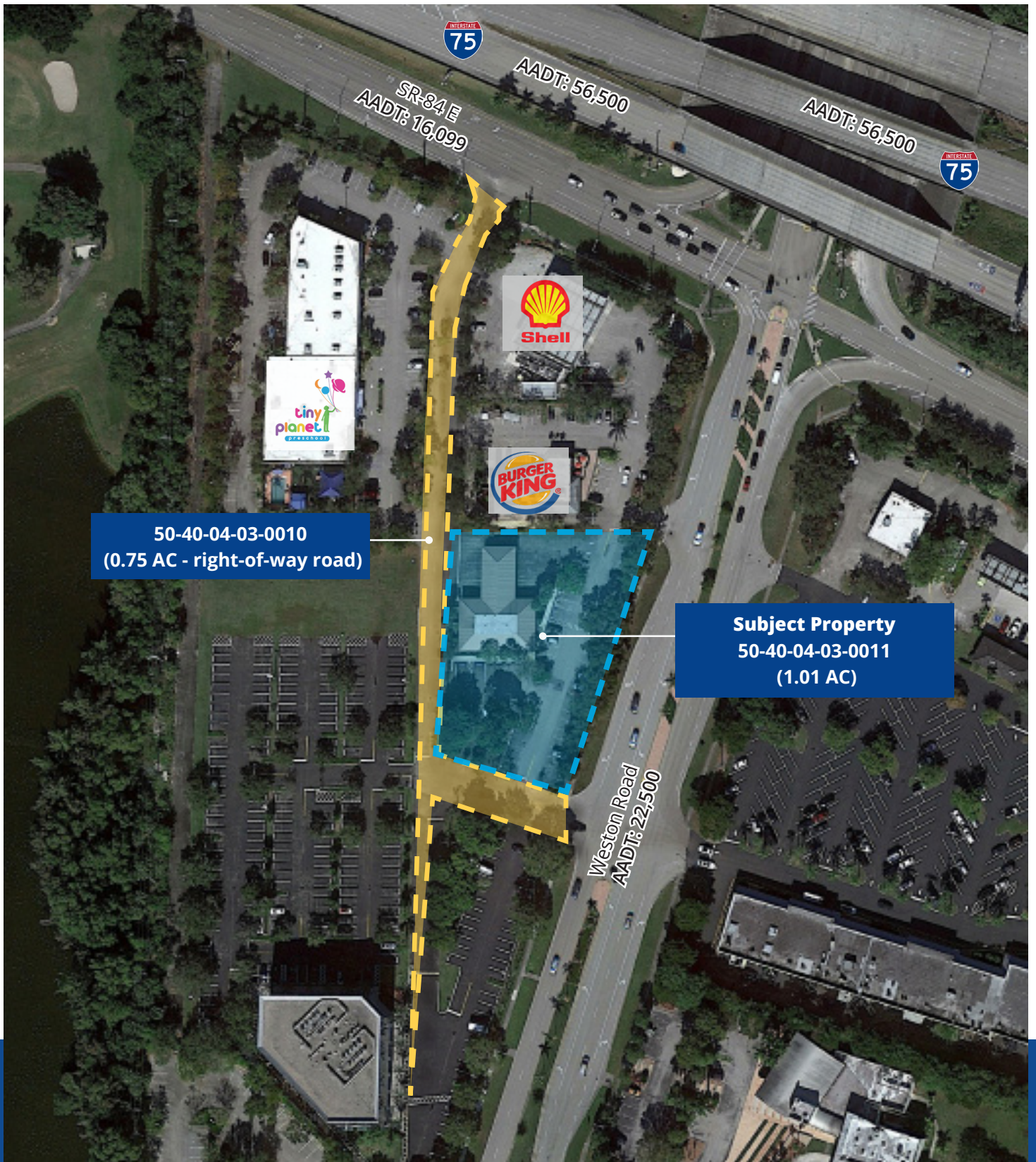
Zoning: B3 General Business District - City of Sunrise

Parcel ID: 50-40-04-03-0011
50-40-04-03-0010

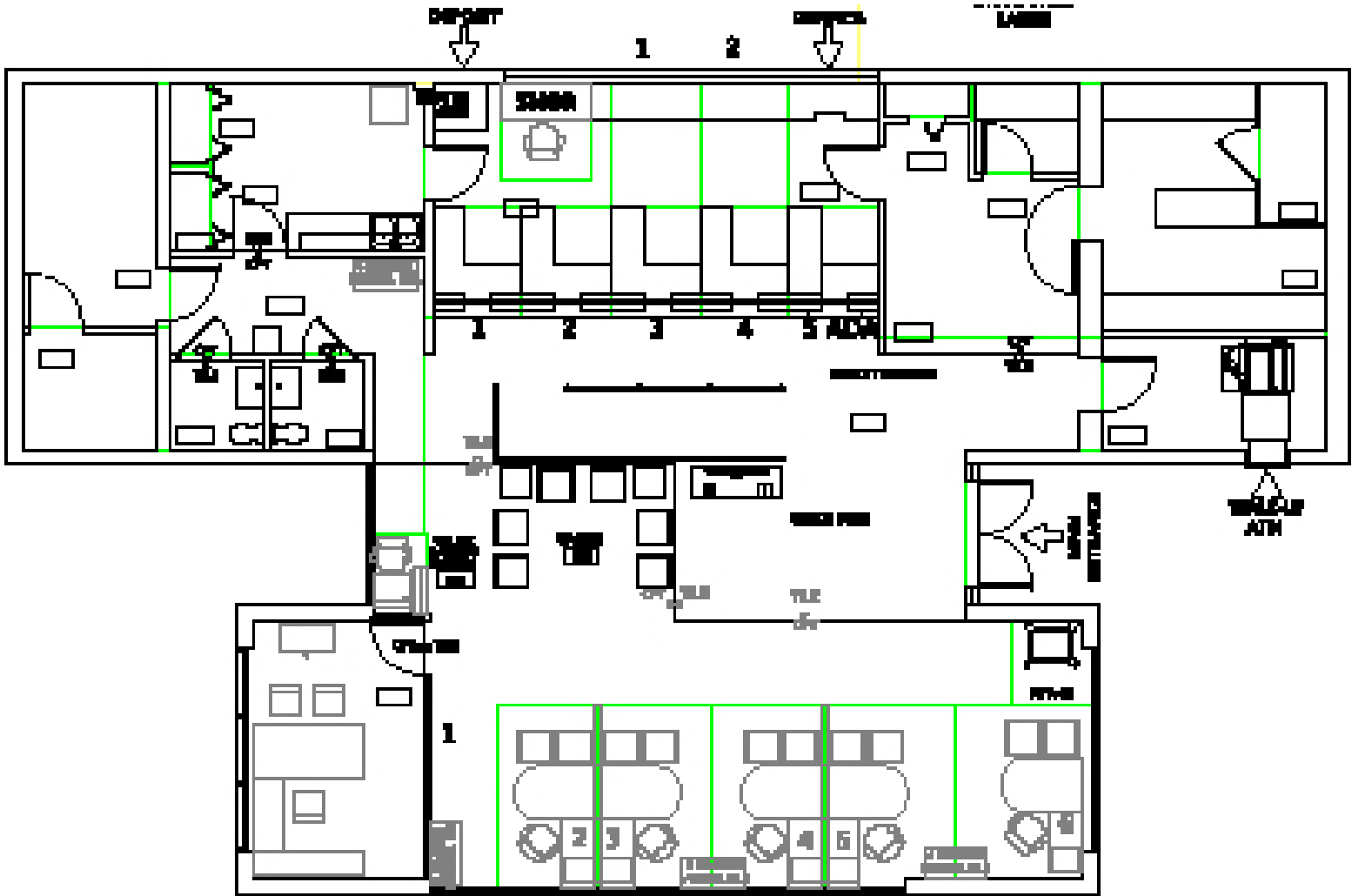
One (1) story retail bank branch with five (5) drive-thru lanes.

- » Excellent access (multiple access points, right and left in and right and left out)
- » Excellent signage and parking
- » Excellent for Veterinarian, dental, medical, urgent care, specialty retail
- » Immediate Access to I-75 and SR84
- » Approximately 275' of frontage along Weston Road

11 Weston Rd. | Aerial Map



11 Weston Rd. | Site Plan

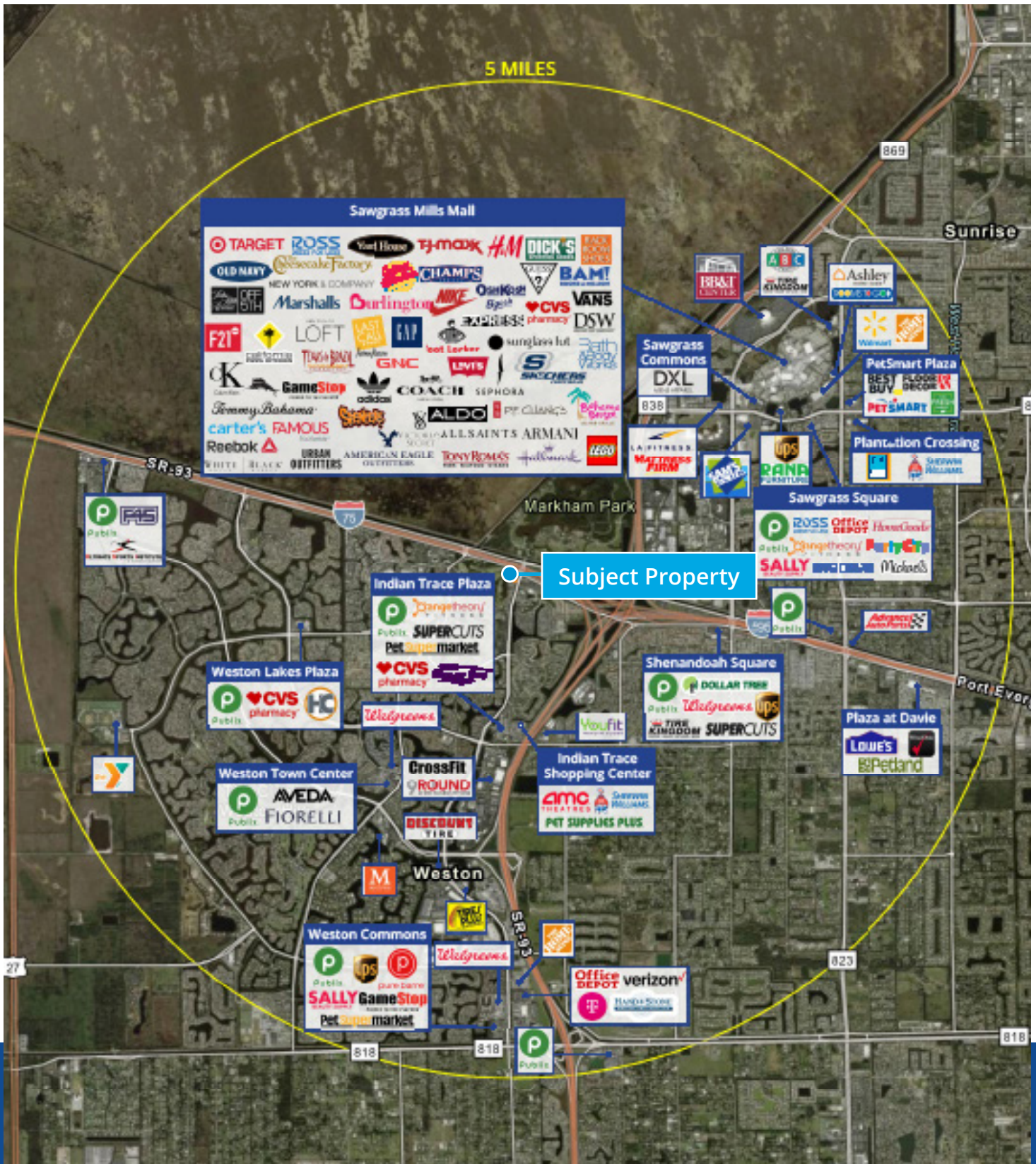


Floor plan has not been verified

11 Weston Rd. | Photos



11 Weston Rd. | Area Retailers



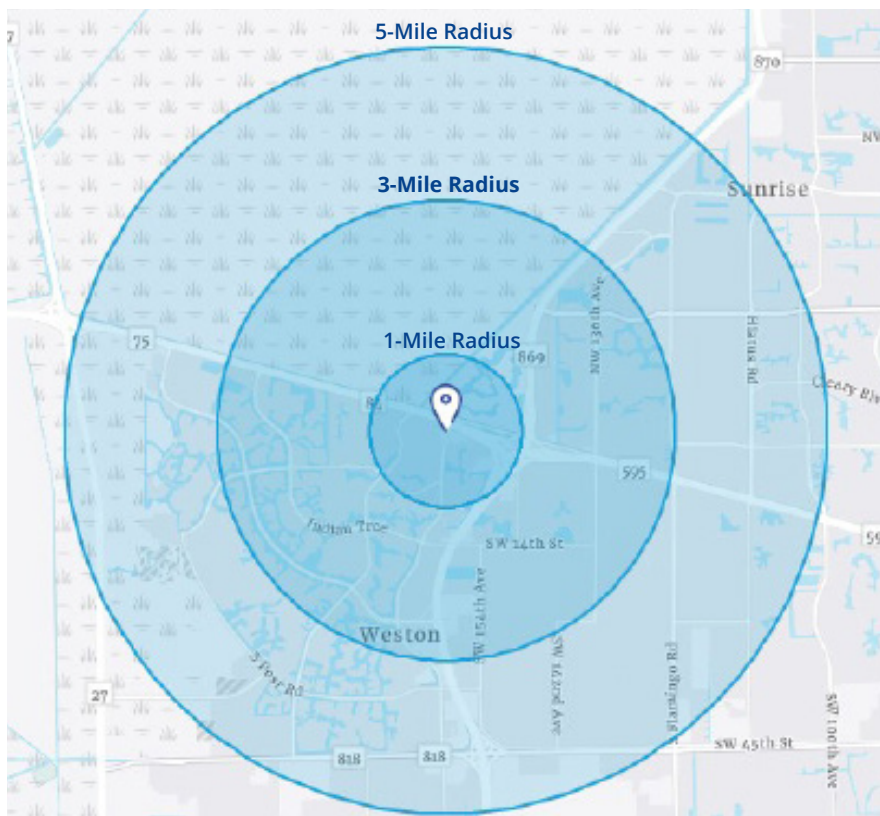
11 Weston Rd. | Demographics

Sunrise, Florida

Population	1-Mile	3-Miles	5-Miles
2023 Population	7,541	68,477	157,275
2028 Population	7,716	70,037	162,106

Households	1-Mile	3-Miles	5-Miles
2023 Households	2,891	23,203	53,063
2028 Households	2,971	23,626	5,231
2023-2028 Household Change	2.8%	1.8%	4.1%

Average Household Income	1-Mile	3-Miles	5-Miles
2023 Avg. HH Income	\$104,478	\$136,967	\$151,211
2023-2028 Annual Rate	3.10%	1.93%	2.08%



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