



13723 NW US HIGHWAY 441,
ALACHUA, FL 32615

FLEX SPACE FOR LEASE \pm 4,917 SF

\$14/SF NNN LEASE



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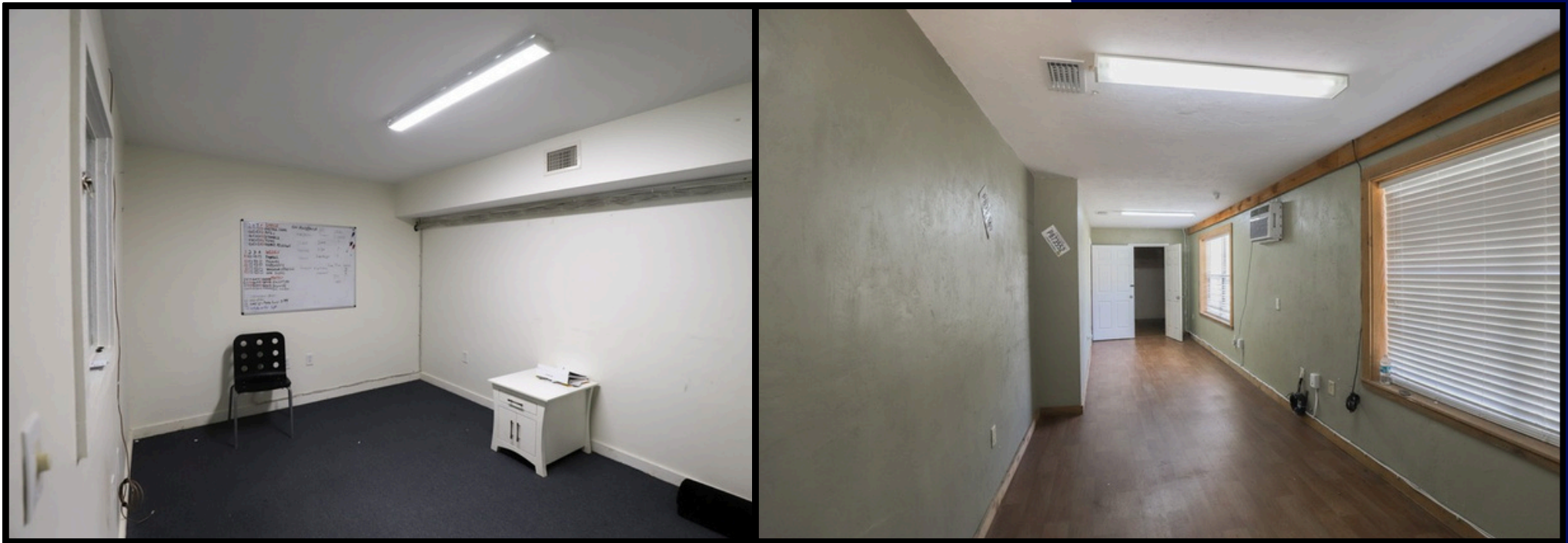
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Located directly off of US Highway 441 adjacent to a thriving storage facility, 13723 NW US HIGHWAY 441 is a spacious and versatile flex space fit for any service or office based businesses. This space features multiple private offices, restrooms, storage rooms and a break room with a kitchenette.



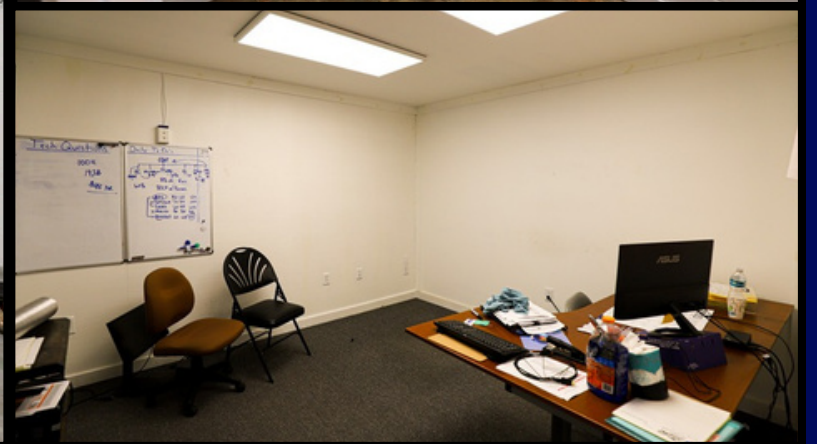
PROPERTY HIGHLIGHTS



- CI Zoning: Commercial Industrial Zoning which allows for a wide variety of uses
- Rear rollup doors fit for transportation or dispatch of goods
- High Visibility: Monument sign space available
- Versatile Use: Suitable for local, regional, or national tenants.
- Move-In Ready: Vacant and ready for occupancy.
- Easy Access: High traffic count and excellent accessibility.



INTERIOR





SUBJECT MAP

13723 NW US HIGHWAY
441, ALACHUA, FL 32615





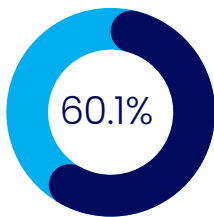
DEMOGRAPHICS

13723 NW US HIGHWAY 441, ALACHUA, FL 32615

Within 1 Mile From Subject Property



Population and People
Total Population
16,524



Employment
Employment Rate
60.1%



Business and Economy
Total Employer Establishments
454



Income and Poverty
Median Household Income
\$79,983



Housing
Total Housing Units
6,908



Families and Living Arrangement
Total Households
6,331

2024 Census Data



CONTACT US

FOR MORE INFORMATION



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