



685 NW WALDO STREET

Monthly Rent: **5,000**

Commercial Lease

Mls#: **130183**

Active

Area: **3-N. Us 90 - W. Us 441 Columbia**

City: **Lake City** County: **Columbia** Zip: **32055** Dom: **68** C: **68**

Price Per SqFt: 7.00	Heated SqFt: 8,279	Lot Dimension: IRREGULAR
Security Deposit: 5,000	Sq Ft Source: Taxrolls	Ceiling Height: 14 CAM Fee: .00
Insurance:	# Stairs: 0	Free Standing: Yes
Annual Lease: 60,000	Year Built: 1987	Deed Restrict: No
Acreage: 5.63	Zoning: IND	Community Type: Other
# Parking: 10	Flood Zone: AE, X	# Buildings: 2

Parking: Private, Paved	Water: Private Well
Heating: Other-See Remarks	Sewer: Septic Tank
Cooling: Other-See Remarks	Windows: Wood
Road: Paved, Government Maintained	Terms: Yearly
Roof: Metal	Location: End Cap, Industrial District

Center Nm:
 Electricity: **220 Volts**
 Construction: **Steel or Other Metal**
 Design: **Other-See Remarks**
 Floors: **Concrete Slab**
 Exterior: **Irregular Lot Size, Fence, Large Lot, Handicap Access, Security Lights**
 Tenant Exp: **Electric, Maintenance Exterior, Maintenance Interior, Repairs, Taxes, Insurance**
 Bldg Access: **State Road, County/City Road**
 Bus Type: **Retail, Wholesale, Automotive Service, Warehouse, Industrial**
 Lease Incl: **Land & Building**
 Tax ID: **19-3S-17-05139-006**
 Interior: **Handicap Facilities, Clear Span, Private Restrooms**

From US-90/US-41 go north on US-41 (NW Main Blvd) to corner of US-41/NW Waldo St on right

Large fenced-in lot. 2 buildings, (5,079 SqFt built in 1987 with 7 roll-up doors) and (3,200 SqFt built in 1996 with 4 roll-up doors); may be leased separately. Excellent location.

Owner: **ANDERSON** Phone:
 Show: **CALL LISTING AGENT**
 Legal: **5.63 Acres in S19 T3S R17E LLILO**

List Agent: **Tom H. Eagle** Ph: **386-961-1086** Agency: **Exclusive Right of Lease**
 List Office: **DANIEL CRAPPS AGENCY, INC** Ph: **386-755-5110** Lockbox: **No Combo**
 CoLister: **Daniel Crapps** Ph: **386-397-3002** C/Co:

