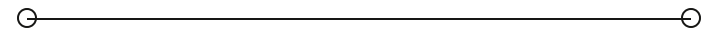


LEASE

Daytona Beach - International Speedway Boulevard

**1924 WEST INTERNATIONAL SPEEDWAY
BOULEVARD**

Daytona Beach, FL 32114



PRESENTED BY:

CARL W. LENTZ IV, MBA, CCIM

O: 386.566.3726

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FL #BK3068067



PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$10.00 SF/yr (NNN)
NUMBER OF UNITS:	1
AVAILABLE SF:	52,758 SF
LOT SIZE:	6.11 Acres
BUILDING SIZE:	52,758 SF

PROPERTY DESCRIPTION

Experience the epitome of prime commercial real estate at 1924 West International Speedway Boulevard, Daytona Beach, FL, 32114. This exceptional property offers unparalleled visibility and accessibility, boasting a strategic location in one of Daytona Beach's most coveted areas. With ample parking, expansive storefronts, and versatile floor plans, the property provides an enticing opportunity for retail and neighborhood center tenants. The meticulously maintained facilities and modern infrastructure ensure a seamless transition for businesses looking to establish a prominent presence in this thriving market. Elevate your brand with the distinct advantages and exceptional potential offered by this premier leasing opportunity on International Speedway Boulevard.

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PROPERTY SUMMARY



PROPERTY HIGHLIGHTS

- Directly Across ISB from Daytona International Speedway
- 42,858 SF of Showroom, 9,900 SF Warehouse/Distribution
- Join WaWa, BestBuy, Skips Boots and PetSmart
- Adjacent to One Daytona-Costco, Bass Pro Shops ++
- Ample Parking With Shared Shopping Center Access
- Column Spacing- 36' Side ot Side, 39' Front to Back
- Middle Section Columns 43'
- 21 Foot Clear Height
- 5 Total Restrooms
- 3 Dock High Doors With Well
- NNNs at +/- \$3.50 / SF
- Excellent Signage and Exposure Directly on W ISB

LOCATION DESCRIPTION

Located at the Best Buy and WaWa Shopping Center Directly Across the Street From Daytona International Speedway

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,489	16,530	56,778
TOTAL POPULATION	3,002	37,324	112,991
AVERAGE HH INCOME	\$46,186	\$45,634	\$45,210

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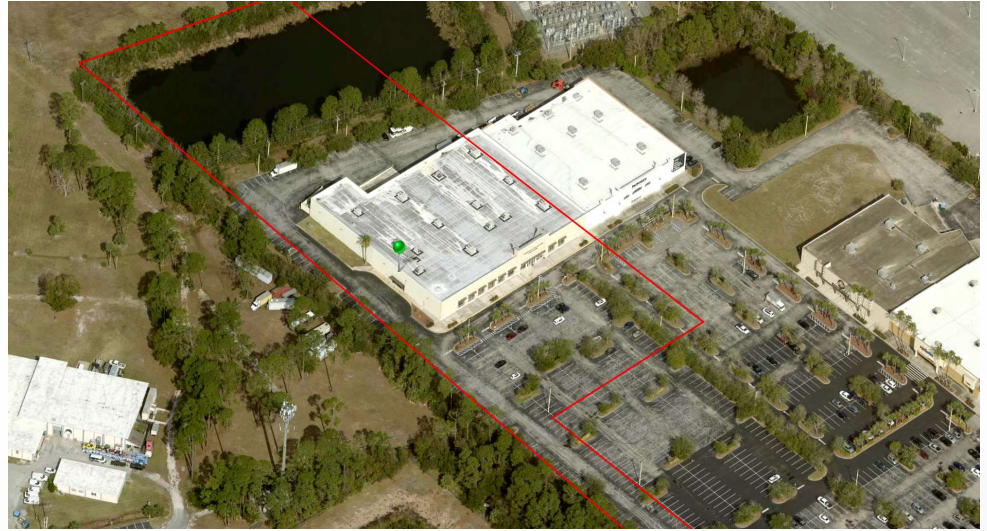
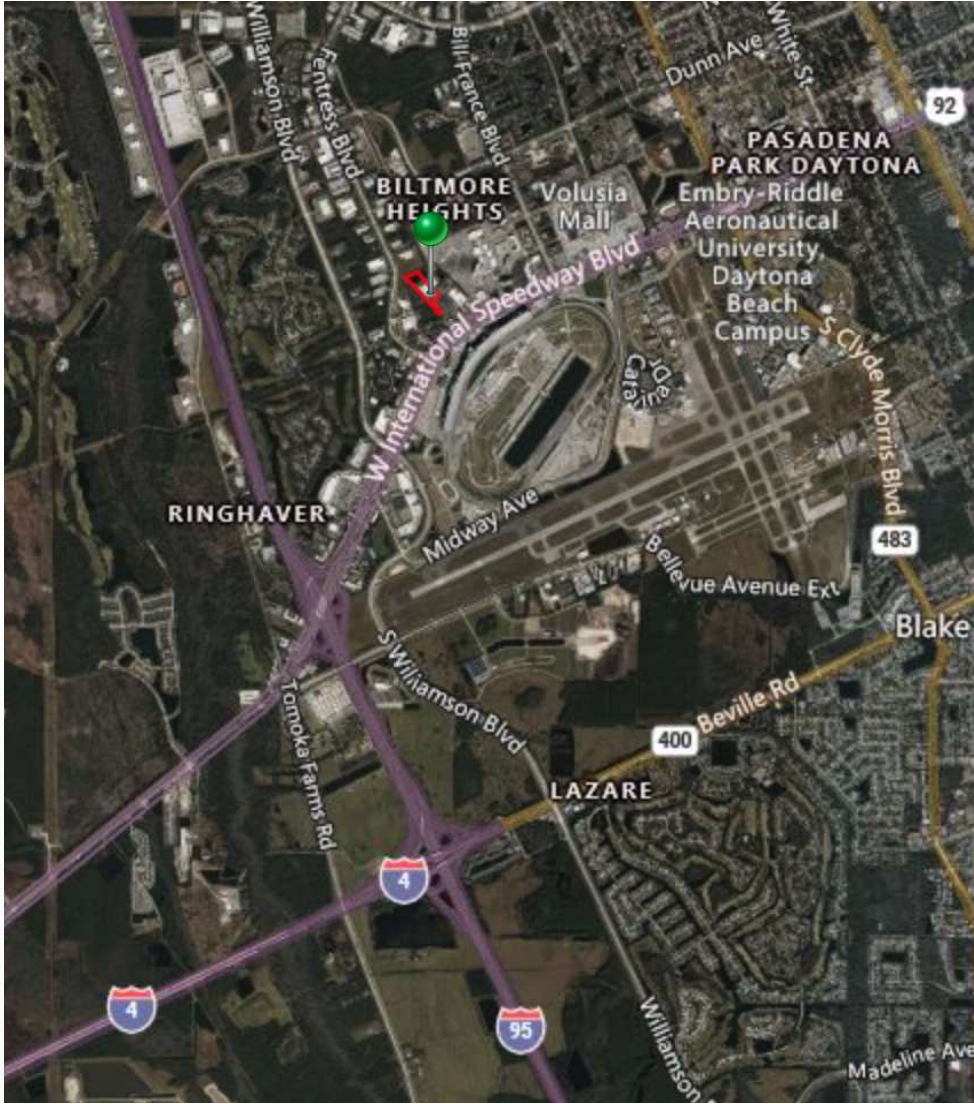
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ADDITIONAL PHOTOS



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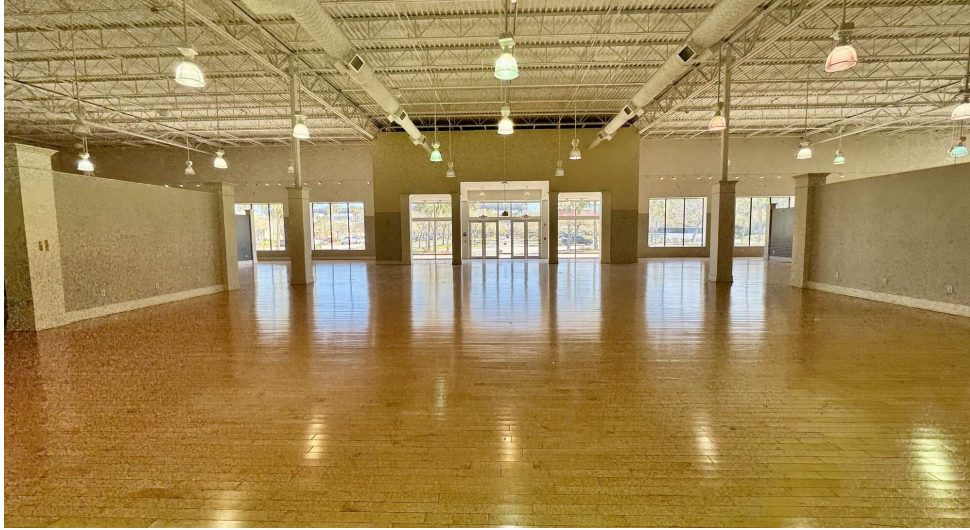
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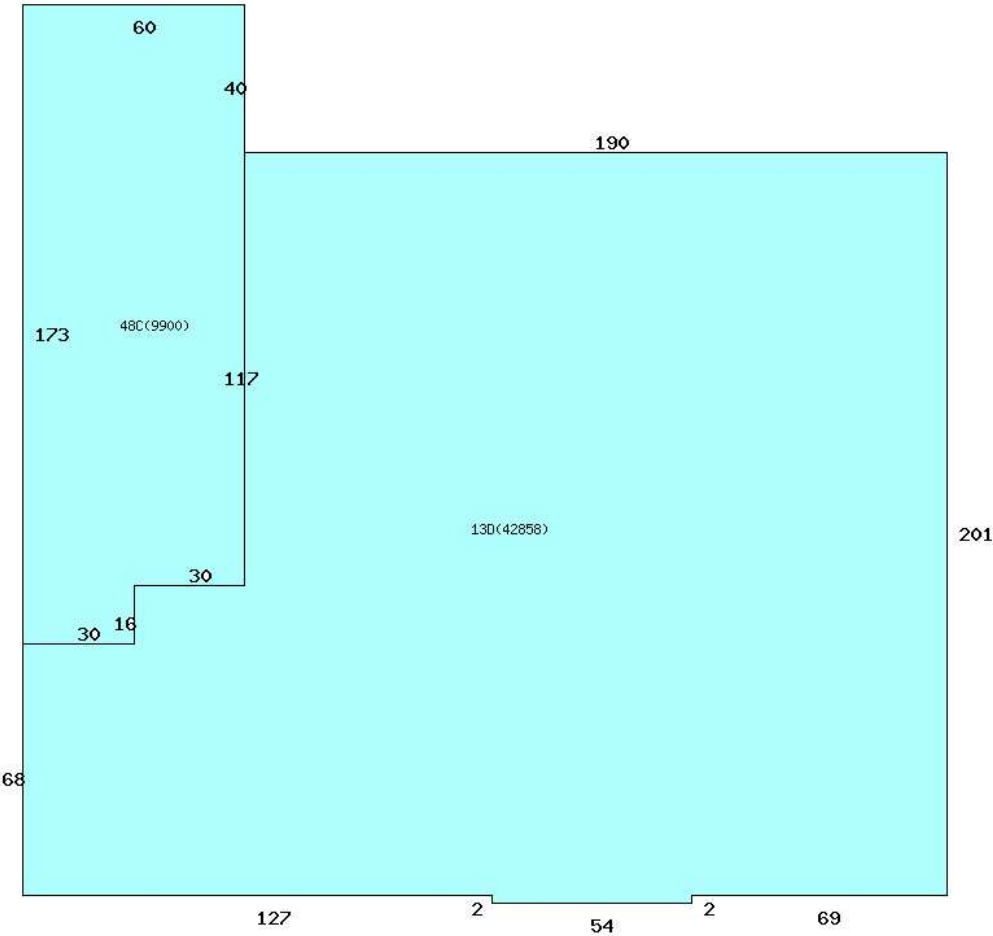
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FLOOR PLANS



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RETAILER MAP



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