



Summary

Suite: 300
Available SF: 600 SF
Lease Rate: \$38/SF + NNN (\$12/SF)

Property Highlights

- Quick, easy stair access to private entrance on the second floor
- 24/7 Access and HVAC
- Excellent visibility on busy corner of town
- Plenty of parking and signage available
- Near annual community events
- Landlord is updating building exterior and parking lot

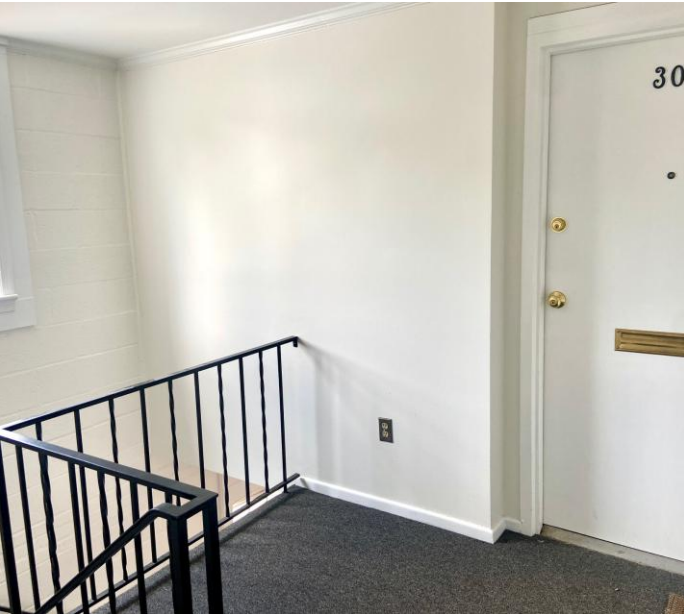


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Photos

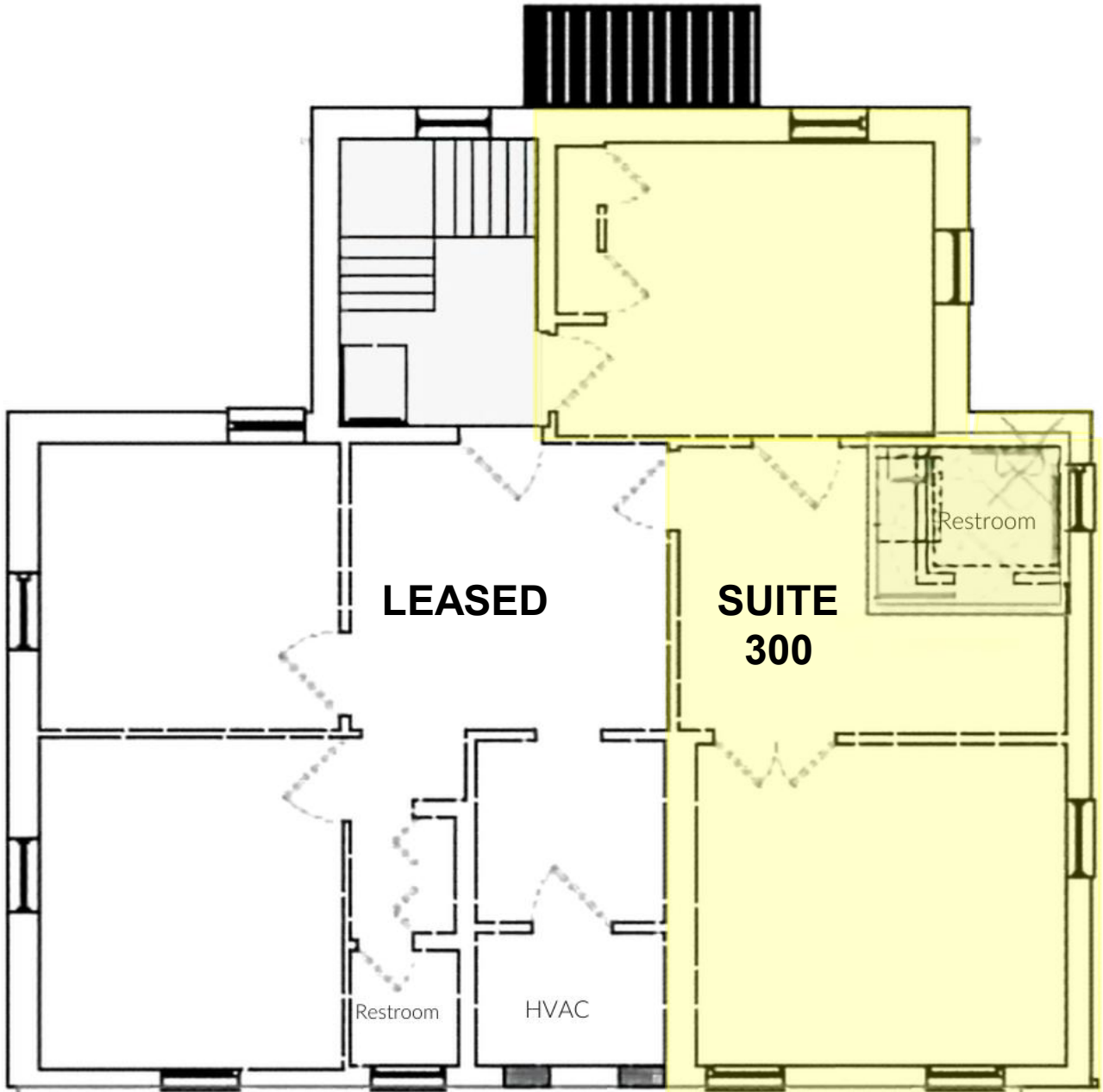


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Floor Plan



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Demographics & Map

KEY FACTS

2 miles

48,177

Population



Average Household Size

41.9

Median Age

\$215,489

Median Household Income

ANNUAL HOUSEHOLD SPENDING

2 miles



\$5,385

Apparel & Services



\$500

Computers & Hardware



\$9,373

Eating Out



\$15,661

Groceries



\$16,075

Health Care

INCOME

2 miles



\$215,489

Median Household Income



\$94,577

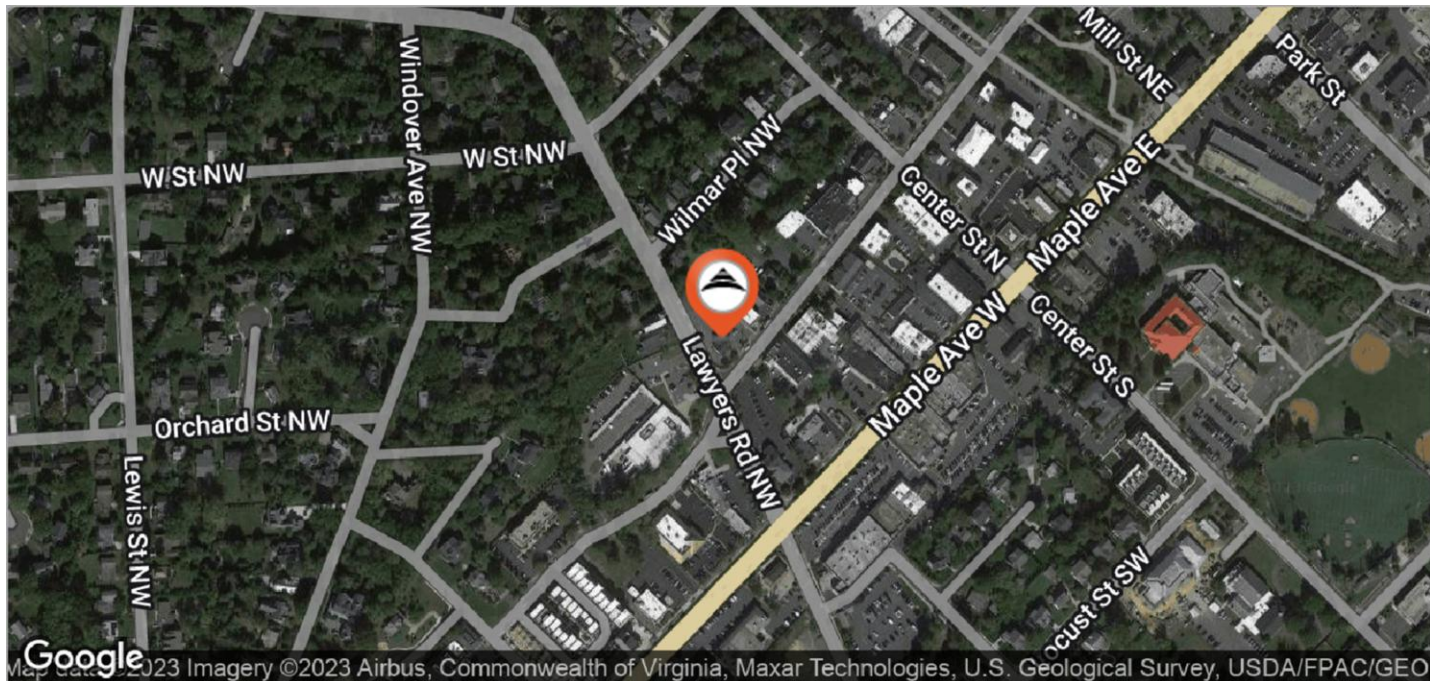
Per Capita Income



\$1,445,649

Median Net Worth

Variables	2 miles	5 miles	10 miles
2025 Total Population	48,177	277,015	1,191,390
2025 Total Households	16,722	104,067	441,901
2025 Average Household Size	2.87	2.64	2.66
2025 Median Household Income	\$215,489	\$165,028	\$156,126
2025 Median Age	41.9	39.4	38.7



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