

# LEASE

## RETAIL SPACE AVAILABLE

5251 South Tamiami Trail Sarasota, FL 34231



### OFFERING SUMMARY

Lease Rate:	\$25.00 SF/yr (NNN)
Building Size:	25,000 SF
Available SF:	9,200 SF
Year Built:	1974

### PROPERTY OVERVIEW

Unveil the potential of this prime property on Tamiami Trail. This exceptional location offers a spacious layout, modern design, and abundant natural light, creating an inviting space for businesses. The property boasts ample parking for customers and easy access from the main thoroughfare, ensuring high visibility and convenience. With a versatile floor plan and customizable features, it's perfectly suited for a range of retail or commercial endeavors.

### PROPERTY HIGHLIGHTS

- Spacious layout with abundant natural light.
- Plenty of parking for staff and customers.
- High visibility from the main road with prominent, lighted signage.
- Versatile floor plan for various business needs.
- Easy access and convenient location.
- Ideal for retail or commercial endeavors.
- CAM: \$8.00 PSF.

**Stacy Rosenberg**  
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**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY

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## PROPERTY DESCRIPTION

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## LOCATION DESCRIPTION

The property is conveniently located between Clark Road and Bee Ridge Road along the main thoroughfare of Tamiami Trail, making it a part of one of the most attractive retail corridors of Sarasota County. With its close proximity to the barrier islands of Siesta Key and Lido Beach, as well as being just a short distance from Sarasota Memorial Hospital, this location offers both convenience and accessibility to a wide range of amenities and attractions, making it an appealing choice for retailers.

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