

# PROPERTY SUMMARY



## OFFERING SUMMARY

<b>LEASE RATE:</b>	\$12.00 SF/yr (NNN)
<b>BUILDING SIZE:</b>	40,000 SF
<b>AVAILABLE SF:</b>	1,000 SF
<b>LOT SIZE:</b>	2.1 Acres
<b>YEAR BUILT:</b>	1973
<b>ZONING:</b>	CC-1 Holly Hill
<b>MARKET:</b>	Daytona Beach
<b>APN:</b>	424401220350

## PROPERTY OVERVIEW

Industrial / Office Spaces For Lease- 1,000 SF

Unit C - 1,000 SF With Small Office and Bathroom - 8'W X 7'H Roll Up Door  
 Unit F - 1,000 SF with two small offices and storage room + bathroom.  
 Rollup 8' 7" H

Security Gate and Cameras on Property  
 Zoning Good for Auto Dealers License  
 Roll Up Doors Ranging in Size - 7' - 9'  
 Holly Hill CC-1 Zoning  
 Concrete Construction - +11' Ceilings  
 NNNs are +/- \$2.82/SF

**CARL W. LENTZ IV, MBA, CCIM**

O: 386.566.3726  
 carl.lentz@svn.com  
 FL #BK3068067

**INDUSTRIAL PARK - FLEX SPACE FOR LEASE** | 525 Carswell Avenue Holly Hill, FL 32117

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction. All SVN offices are independently owned and operated.



## ADDITIONAL PHOTOS



**CARL W. LENTZ IV, MBA, CCIM**

O: 386.566.3726

carl.lentz@svn.com

FL #BK3068067

**INDUSTRIAL PARK - FLEX SPACE FOR LEASE** | 525 Carswell Avenue Holly Hill, FL 32117

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction. All SVN offices are independently owned and operated.

