



**STANDALONE
RESTAURANT**

66 TAMIAMI TRAIL
OSPREY, FLORIDA 34229

PROPERTY HIGHLIGHTS

- 2,880 SF building
- Half-acre lot
- Ample parking
- Turnkey, second-generation restaurant build-out
- Located in a high-traffic area in Osprey
- Currently a pizza restaurant setup



DEMOGRAPHICS 0.3 MILES 0.5 MILES 1 MILE

Total Households	250	583	1,539
Total Population	460	1,088	2,934
Average HH Income	\$123,186	\$127,296	\$133,714

For More Information

ADAM SEIDEL
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OSPREY, FL 34229



OFFERING SUMMARY

Sale Price:	\$2,000,000
Building Size:	2,880 SF
Lot Size:	20,800 SF
Number of Units:	1
Year Built:	1977
Zoning:	CG

PROPERTY OVERVIEW

American Property Group of Sarasota, Inc. presents 66 N Tamiami Trail, Osprey, FL

Property Type: Stand-Alone Restaurant

Property Size: 2,880 SF on a .477+/- acre lot

Located in the heart of Osprey, this stand-alone ready to operate restaurant is now available for sale. Indoor and outdoor patio, hood with cooking equipment in place & grease trap. Offering a turnkey, second-generation restaurant setup, the property is currently built out as a pizza restaurant but would easily suit any cuisine. Situated on a spacious half-acre lot with ample parking, this property is ideal for a restaurant operator looking for a prime location with room for expansion. Located just North of Osprey Walmart right on busy US41. Large pylon signage as well as building signage will be seen by the 50,000+/- cars/day. Nearby Casey Key, Mad Moes, Evies at Spanish Point, and other local establishments.

Please do not disturb the tenants or employees.

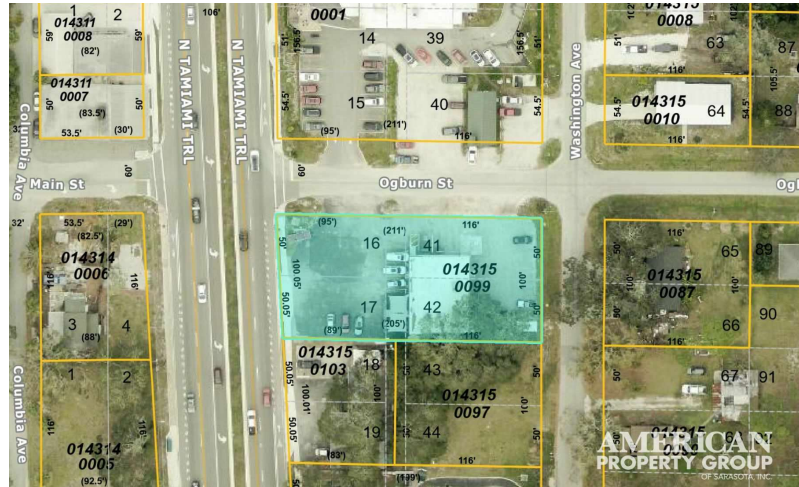
Visit us online at AmericanPropertyGroup.com to see all our listings or call (941) 923-0535 at your convenience.

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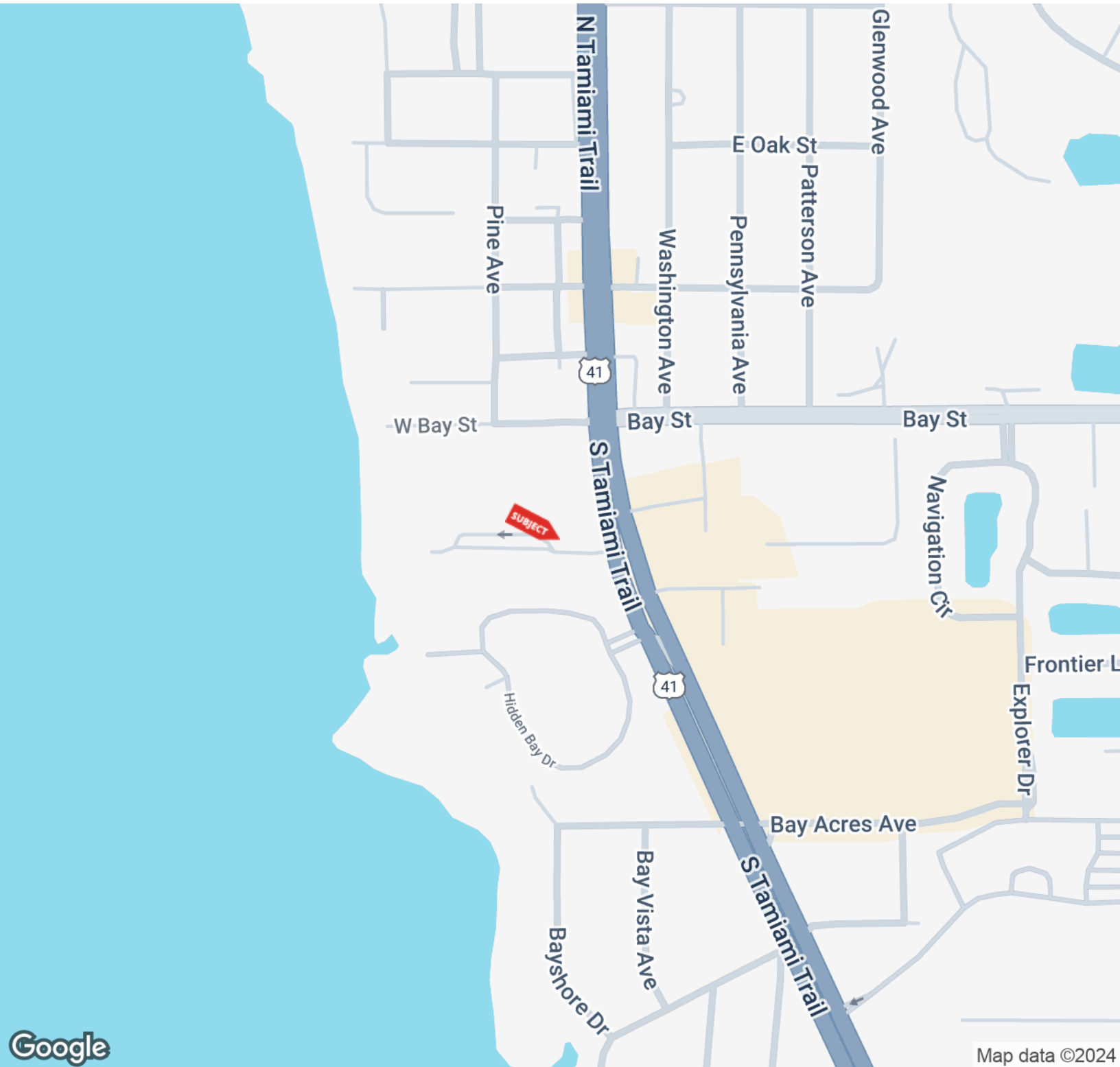
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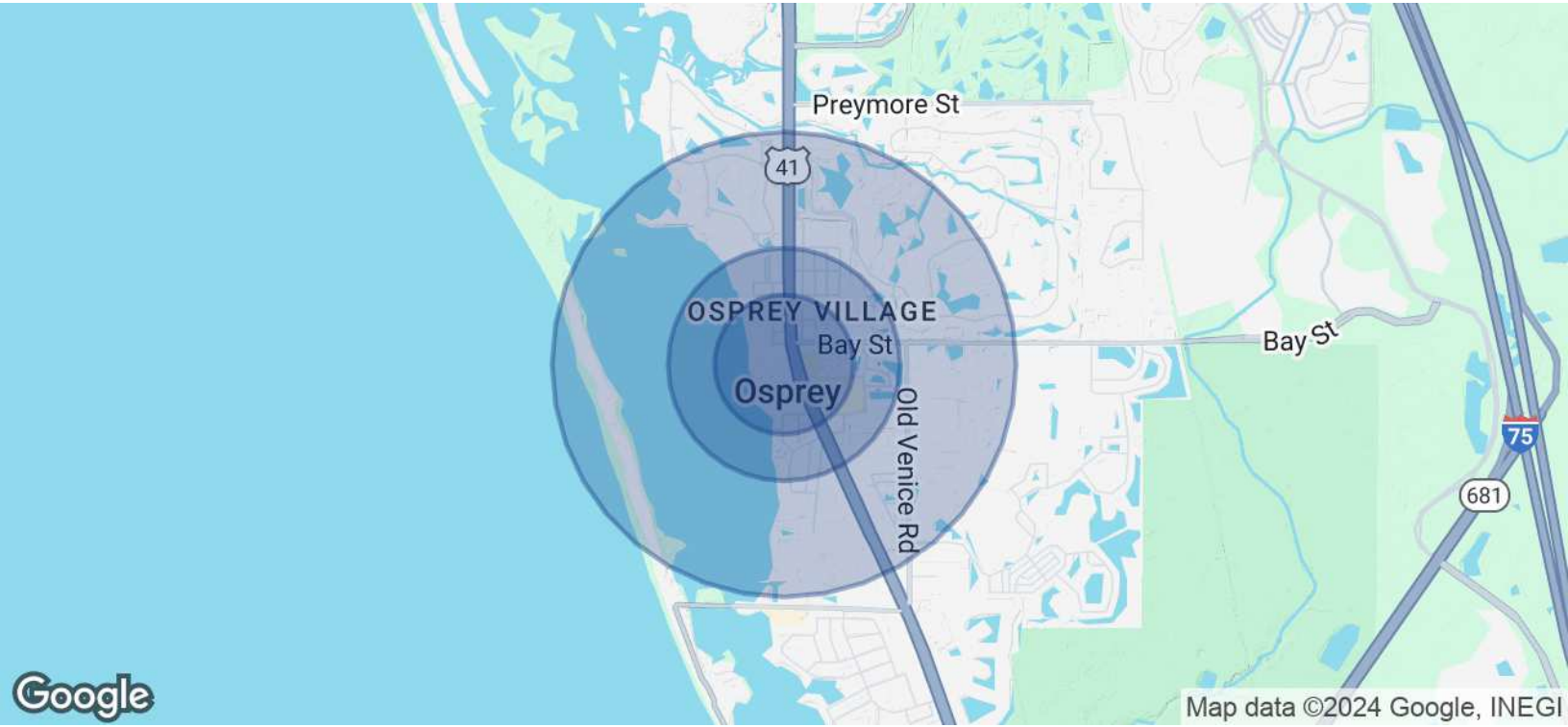
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POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	460	1,088	2,934
Average Age	63	62	62
Average Age (Male)	63	62	62
Average Age (Female)	63	62	61

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	250	583	1,539
# of Persons per HH	1.8	1.9	1.9
Average HH Income	\$123,186	\$127,296	\$133,714
Average House Value	\$778,276	\$825,564	\$839,668

Demographics data derived from AlphaMap

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