

AMERICAN PROPERTY GROUP

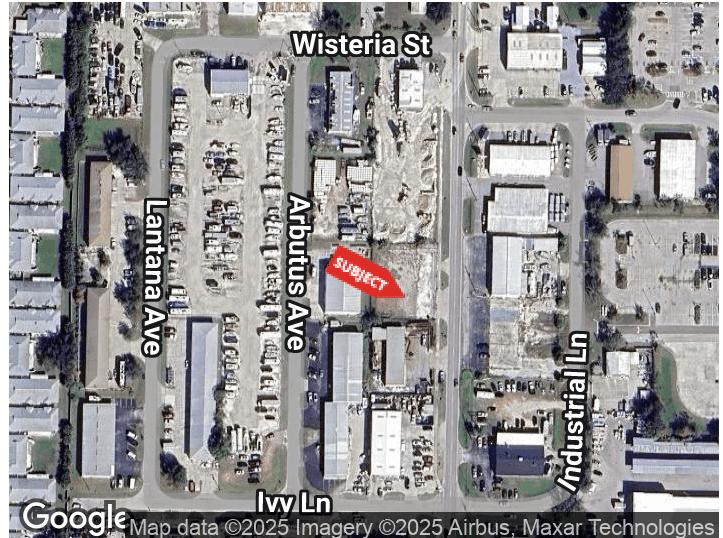
OF SARASOTA, INC.



FENCED LOT FOR LEASE

6469 SAN CASA DR
ENGLEWOOD, FLORIDA 34224

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	224	815	2,554
Total Population	396	1,424	4,812
Average HH Income	\$61,323	\$60,412	\$64,152



For More Information

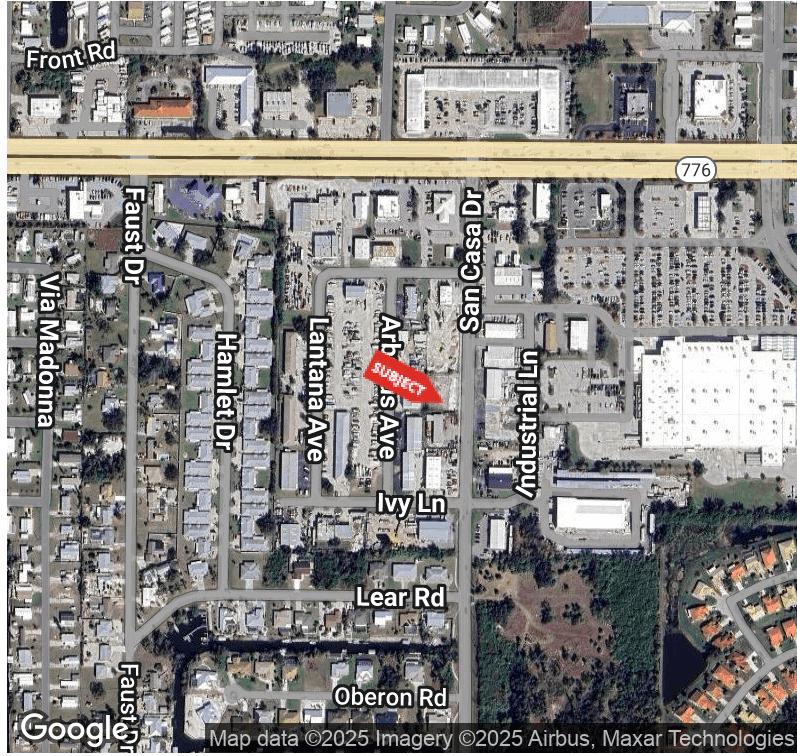
BRIAN SEIDEL

CCIM - Broker Associate

941 544 2970

brian@americanpropertygroup.com

FENCED LOT FOR LEASE



OFFERING SUMMARY

Lease Rate: \$2,500.00 per month (NNN)

Available SF: 14,125 SF

Zoning: IG

PROPERTY OVERVIEW

American Property Group of Sarasota, Inc. presents 6469 San Casa Drive, Englewood, FL

Property Type: Fenced Yard / Land for Lease

Available Size: ±14,125 SF

This fenced yard for lease offers an ideal setup for contractors, storage users, or businesses needing secure outdoor space in Englewood, Florida. Conveniently located along San Casa Drive, the property provides easy access to S McCall Road (SR 776) and is just minutes from Downtown Englewood and major thoroughfares.

The ±14,125 SF lot is fully fenced and ready for use, providing flexibility for a variety of commercial or industrial applications.

PROPERTY HIGHLIGHTS

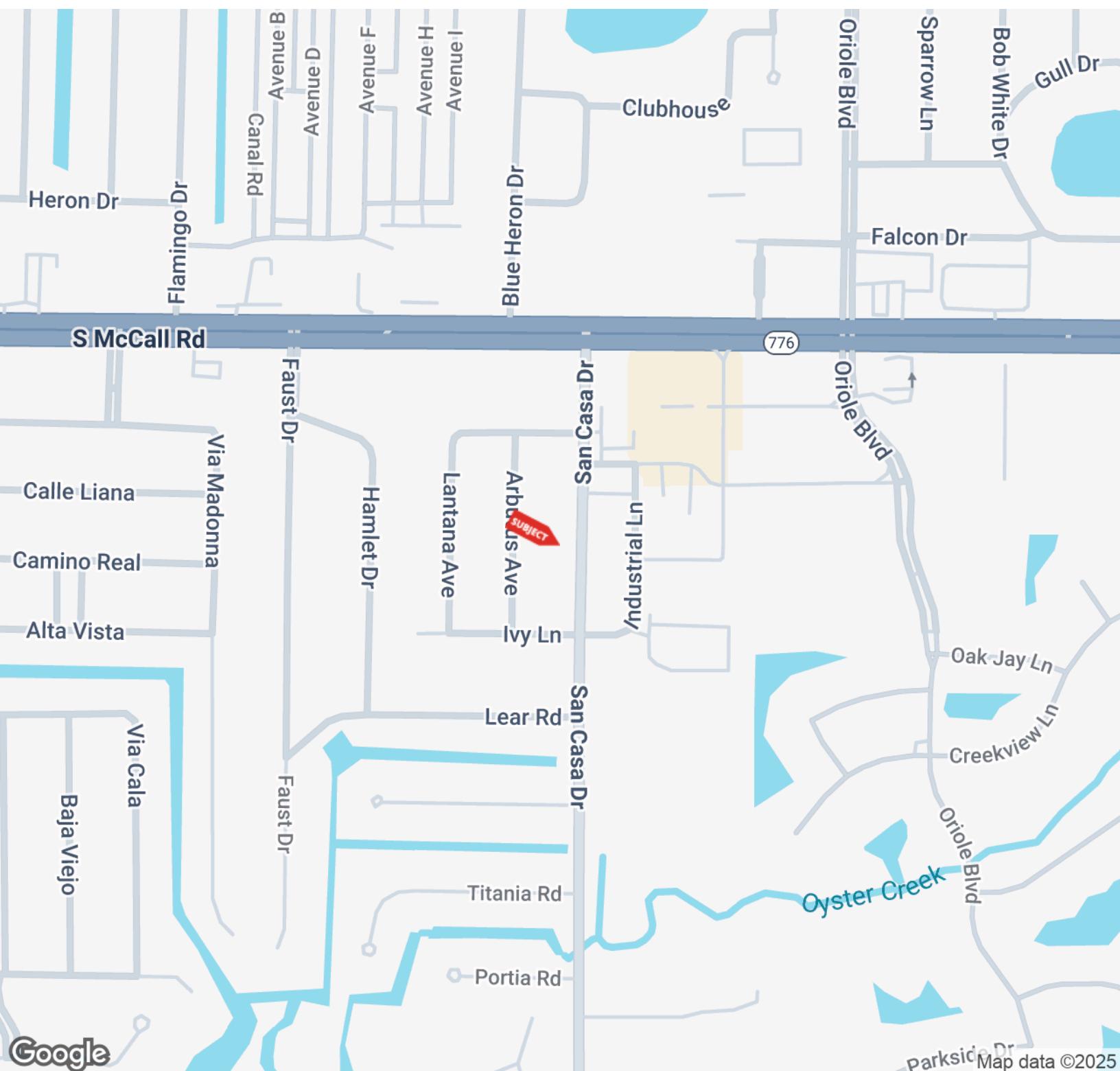
- ±14,125 SF fenced yard
- Ideal for storage, equipment, or contractor use
- Easy access to SR 776 / S McCall Road
- Convenient Englewood location

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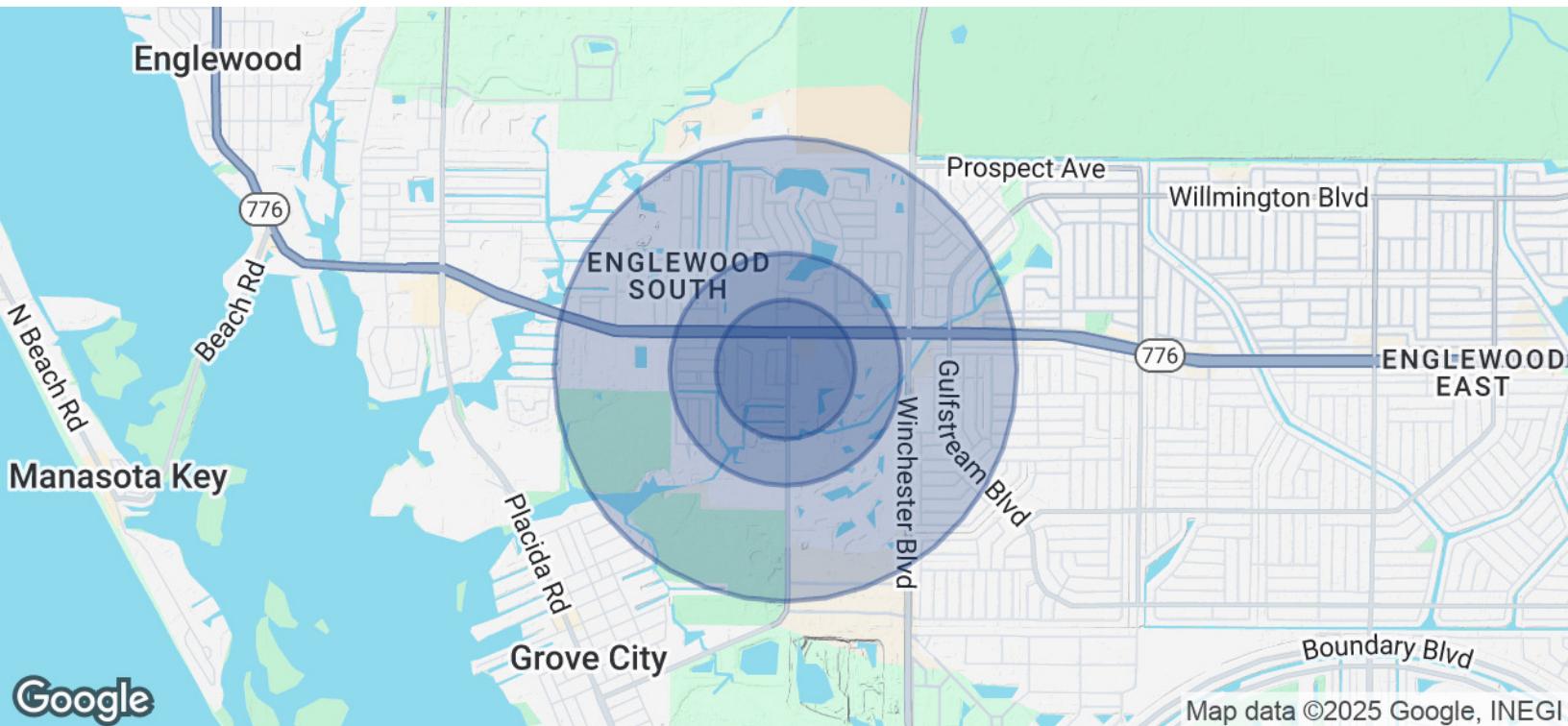
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	396	1,424	4,812
Average Age	64	67	65
Average Age (Male)	64	67	64
Average Age (Female)	65	67	65

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	224	815	2,554
# of Persons per HH	1.8	1.7	1.9
Average HH Income	\$61,323	\$60,412	\$64,152
Average House Value	\$261,496	\$236,536	\$254,398

Demographics data derived from AlphaMap

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