



420 S TAMIAMI TRAIL

OSPREY, FLORIDA 34229

PROPERTY HIGHLIGHTS

- 5 private offices + bullpen areas
- Conference room + kitchenette
- 2 in-suite restrooms
- Ample on-site parking
- Frontage on S Tamiami Trail (US-41)
- Quarterly Condo Dues: \$2,400

DEMOGRAPHICS 0.5 MILES 1 MILE 1.5 MILES

	0.5 MILES	1 MILE	1.5 MILES
Total Households	796	1,861	3,149
Total Population	1,069	2,958	5,428
Average HH Income	\$73,739	\$94,770	\$107,664



For More Information

ADAM SEIDEL

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OFFICE CONDO FOR SALE OR LEASE | US-41 FRONTAGE IN OSPREY



OFFERING SUMMARY

Sale Price:	\$749,000
Lease Rate:	\$16 SF/yr (NNN)
Building Size:	2,568 SF
Available SF:	2,568 SF
Year Built:	2006
Renovated:	2014
Zoning:	OPI

PROPERTY OVERVIEW

American Property Group of Sarasota, Inc. presents 420 S Tamiami Trail, Osprey, FL

Property Type: Professional Office Condo

Position your business along highly visible US-41 / Tamiami Trail in the heart of Osprey, ideally located between Sarasota and Venice. This professional office condo offers a clean, functional layout suited for medical, professional, or service-based users seeking strong accessibility and a central South Sarasota County location.

The space is designed to support both private offices and collaborative work areas, making it ideal for a wide range of business types. With close proximity to surrounding residential communities, retail centers, and major thoroughfares, this location supports both client convenience and long-term growth.

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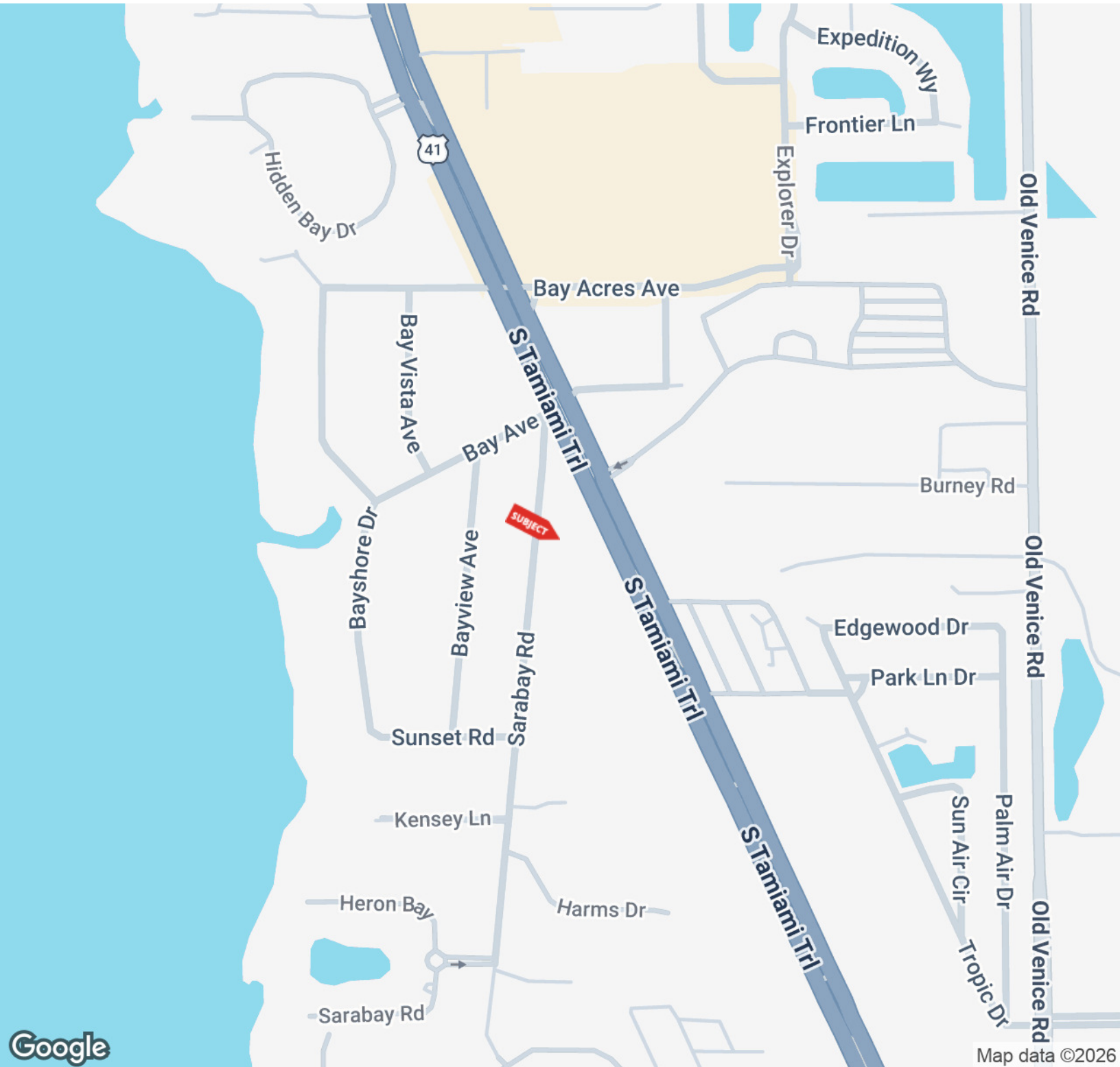
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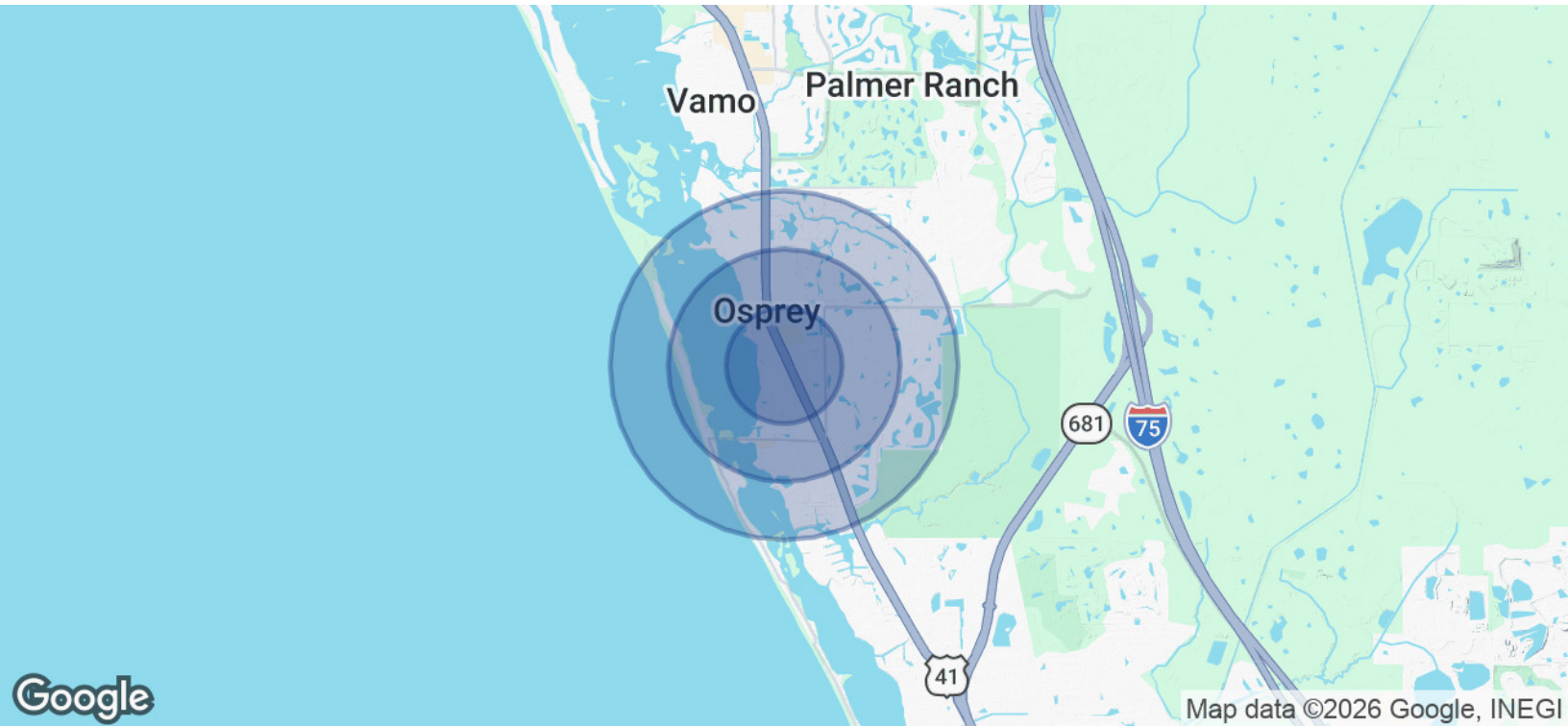
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POPULATION

	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,069	2,958	5,428
Average Age	60.9	58.7	58.1
Average Age (Male)	63.5	60.2	59.1
Average Age (Female)	58.5	57.2	56.9

HOUSEHOLDS & INCOME

	0.5 MILES	1 MILE	1.5 MILES
Total Households	796	1,861	3,149
# of Persons per HH	1.3	1.6	1.7
Average HH Income	\$73,739	\$94,770	\$107,664
Average House Value	\$360,112	\$556,453	\$644,685

2020 American Community Survey (ACS)

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