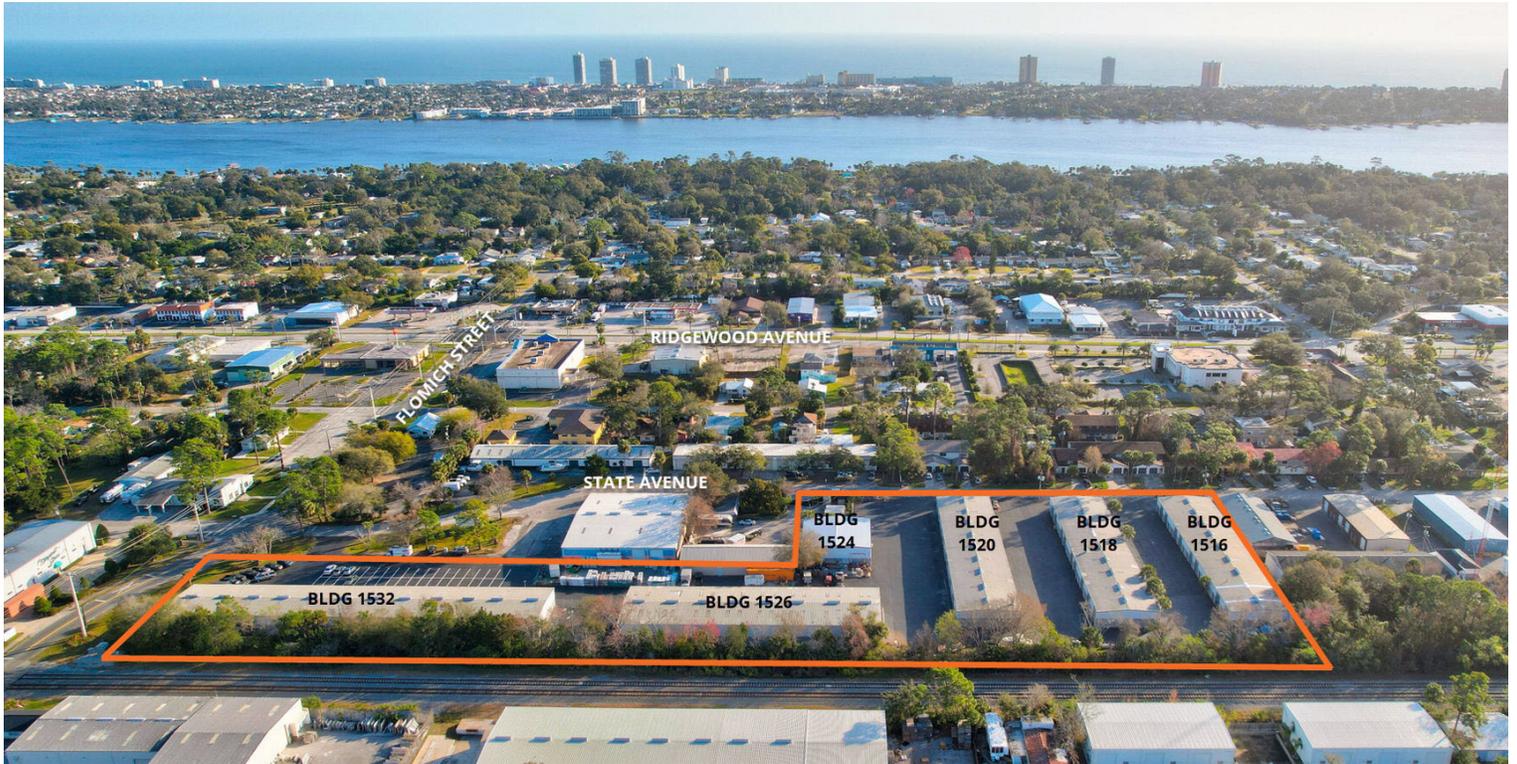


# DAYTONA COMMERCE CENTER | WAREHOUSE SPACES FOR LEASE



## PROPERTY DESCRIPTION

Warehouse Spaces For Lease in Daytona Commerce Center. Discover versatile 1,200 - 4,500 SF warehouse spaces available For Lease. Fully air conditioned units available.

Each unit is being newly refitted to include a private bathroom, open warehouse space with grade-level access, and an overhead door for seamless operations. The spaces will be white-boxed, featuring freshly painted floors and walls, providing a clean, move-in-ready environment for a variety of business needs.

This prime location offers excellent connectivity to the Daytona Beach metro area and surrounding commercial hubs.

Ideal for small businesses, contractors, or storage, these flexible spaces are designed to support your operations. Estimated CAM, Real Estate Taxes, and Insurance \$4.50 per SF.

Secure your space today! Contact us for leasing details.

## LOCATION DESCRIPTION

Located in the heart of Holly Hill, FL with prime accessibility near Ridgewood Avenue (US 1) and LPGA Blvd. Positioned just 4.3 miles from I-95, it provides excellent connectivity to key commercial hubs, retail centers, and the region's growing business and tourism markets.

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

Managing Director

O: 386.566.3726 | C: 386.566.3726

carl.lentz@svn.com

## OFFERING SUMMARY

**LEASE RATE:** \$13.00 NNN

**AVAILABLE SF:** 1,200 - 4,500 SF

**YEAR BUILT:** 1981, 1983, 1984

**ZONING:** CC-1, Commercial Corridor District

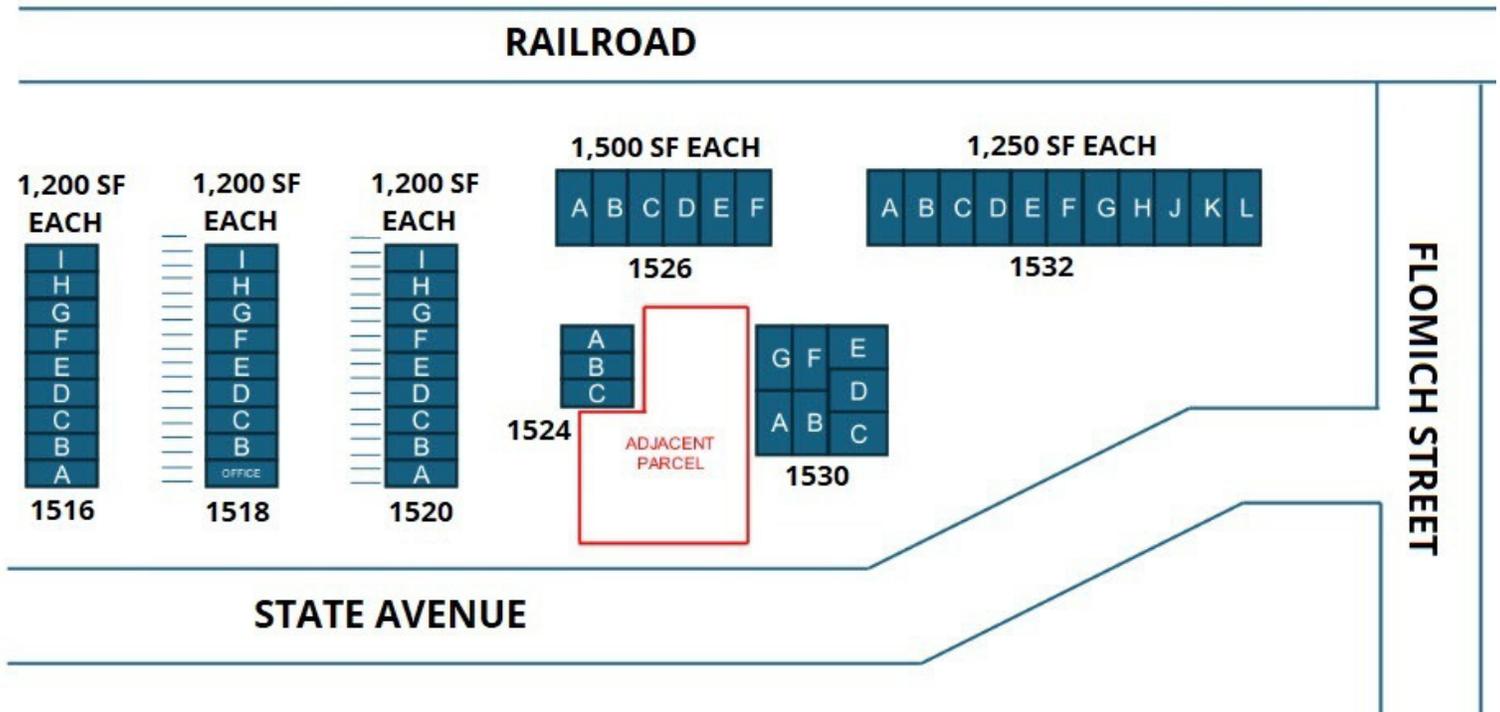
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
<b>TOTAL HOUSEHOLDS</b>	3,819	29,347	53,029
<b>TOTAL POPULATION</b>	8,368	66,111	120,251
<b>AVERAGE HH INCOME</b>	\$61,778	\$63,532	\$67,988

## LOCATION ADDRESS

1516-1532 State Avenue  
Holly Hill, FL 32117

# SITE PLAN

## DAYTONA COMMERCE CENTER 1516-1532 STATE AVENUE, HOLLY HILL, FL 32117



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

Managing Director

O: 386.566.3726 | C: 386.566.3726

carl.lentz@svn.com

DAYTONA COMMERCE CENTER | WAREHOUSE SPACES FOR LEASE | 1516-1532 State Avenue Holy 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.

# LEASE SPACES

## LEASE INFORMATION

<b>LEASE TYPE:</b>	NNN	<b>LEASE TERM:</b>	Negotiable
<b>TOTAL SPACE:</b>	1,200 - 4,500 SF	<b>LEASE RATE:</b>	\$13.00 SF/yr

## AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
1516 A	Available	1,200 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1516 B & C	Available	2,400 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1516 E	Available	1,200 - 2,400 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1516 F	Available	1,200 - 2,400 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1516 H	Available	1,200 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1518 E	Available	1,200 SF	NNN	\$13.00 SF/yr	12' Bay Door
1518 H	Available	1,200 SF	NNN	\$13.00 SF/yr	12' Bay Door
1518 I	Available	1,200 SF	NNN	\$13.00 SF/yr	12' Bay Door
1520 A, B, & C	Available	3,600 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1520 I	Available	1,200 SF	NNN	\$13.00 SF/yr	12' Bay Doors
1526 B	Available	1,500 SF	NNN	\$13.00 SF/yr	14' Bay Doors
1526 F, G, & H	Available	4,500 SF	NNN	\$13.00 SF/yr	14' Bay Doors
1532 A	Available	1,250 SF	NNN	\$13.00 SF/yr	14' Bay Doors
1532 E, F, & G	Available	3,750 SF	NNN	\$13.00 SF/yr	14' Bay Doors
1532 H, I, & J	Available	3,750 SF	NNN	\$13.00 SF/yr	14' Bay Doors
1532 K	Available	1,250 - 2,500 SF	NNN	\$13.00 SF/yr	14' Bay Doors
1532 L	Available	1,250 - 2,500 SF	NNN	\$13.00 SF/yr	14' Bay Doors

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

Managing Director

O: 386.566.3726 | C: 386.566.3726

carl.lentz@svn.com

DAYTONA COMMERCE CENTER | WAREHOUSE SPACES FOR LEASE | 1516-1532 State Avenue Holy 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



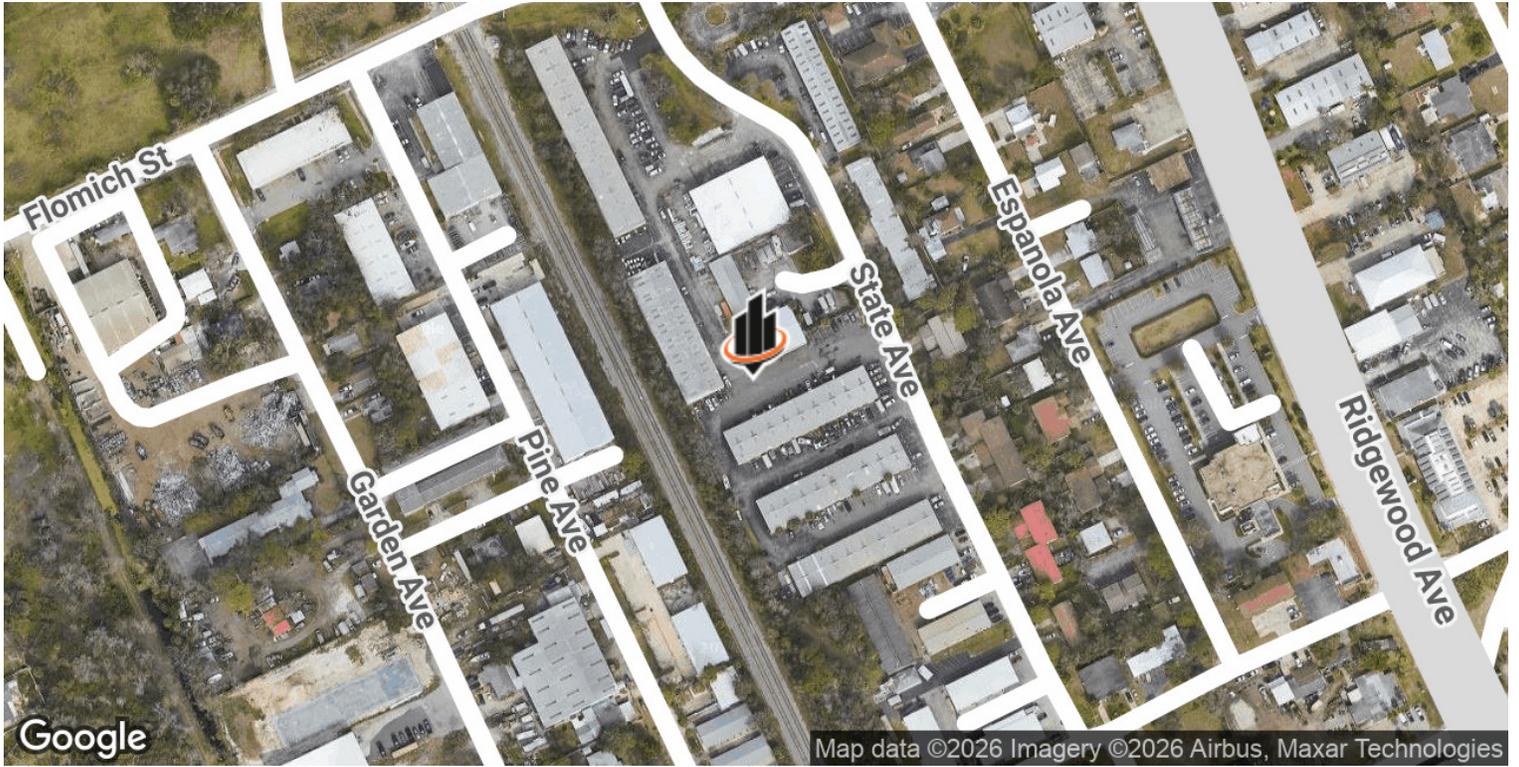
**CARL W. LENTZ IV, MBA, CCIM**  
Managing Director  
O: 386.566.3726 | C: 386.566.3726  
carl.lentz@svn.com

**DAYTONA COMMERCE CENTER | WAREHOUSE SPACES FOR LEASE** | 1516-1532 State Avenue Holy 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.



# LOCATION MAPS



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

Managing Director

O: 386.566.3726 | C: 386.566.3726

carl.lentz@svn.com

**DAYTONA COMMERCE CENTER | WAREHOUSE SPACES FOR LEASE** | 1516-1532 State Avenue Holy 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.