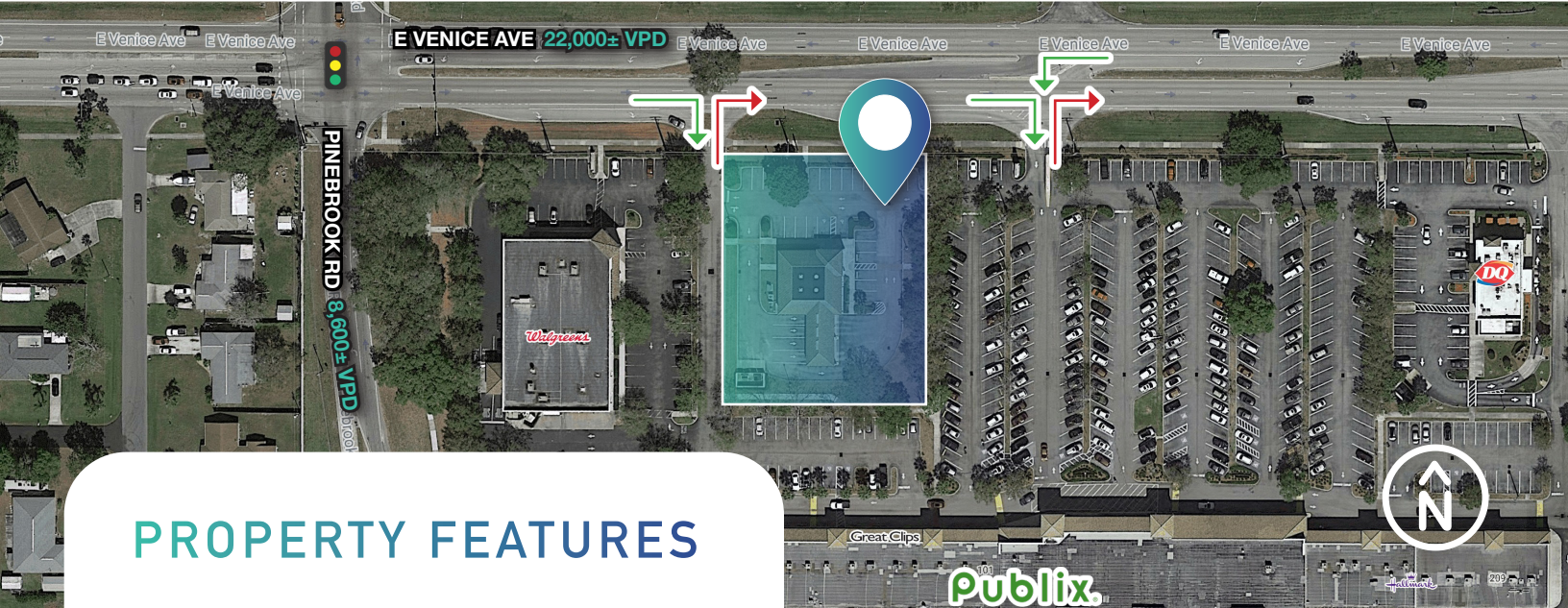




FREESTANDING BUILDING WITH DRIVE-THRU

FOR SUBLEASE · PUBLIX OUTPARCEL
1425 EAST VENICE AVE · VENICE, FL 34292



PROPERTY FEATURES

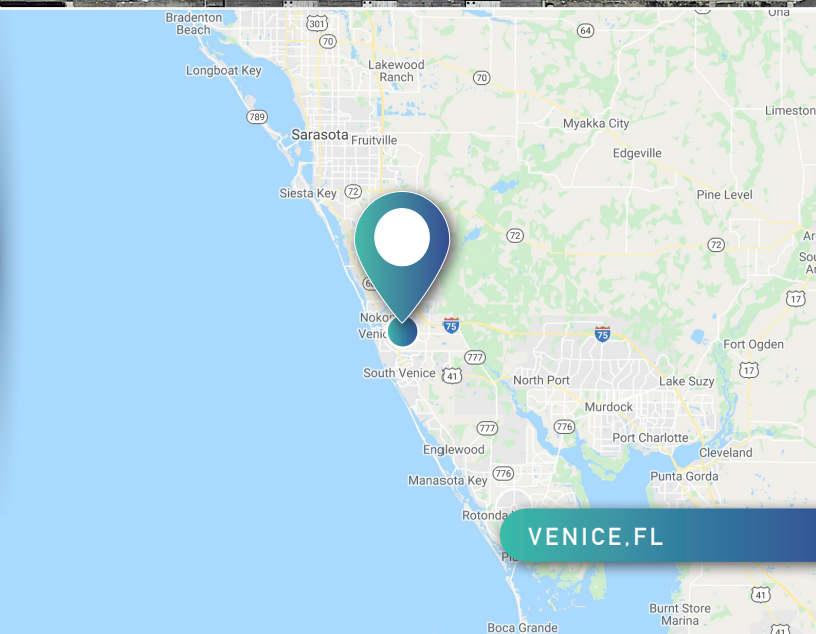
PRICE:
\$30/SF NNN

AVAILABLE:
3,045± SF plus 4 drive-thrus (Built in 2003)

LEASE EXPIRATION:
10/31/2025

ZONING:
CG (Sarasota County)

LOCATION:
The subject site is located on the south side of E Venice Ave, just east of Pinebrook Rd in Venice, FL.



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2021 DEMOGRAPHICS	1 MI RADIUS	3 MI RADIUS	5 MI RADIUS
EST. POPULATION:	7,704	48,140	90,153
EST. EMPLOYMENT DENSITY:	2,835	24,131	39,233
MEDIAN H.H. INCOME:	\$58,845	\$64,690	\$69,374



trinitycre.com

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This information is considered accurate, but not guaranteed.

