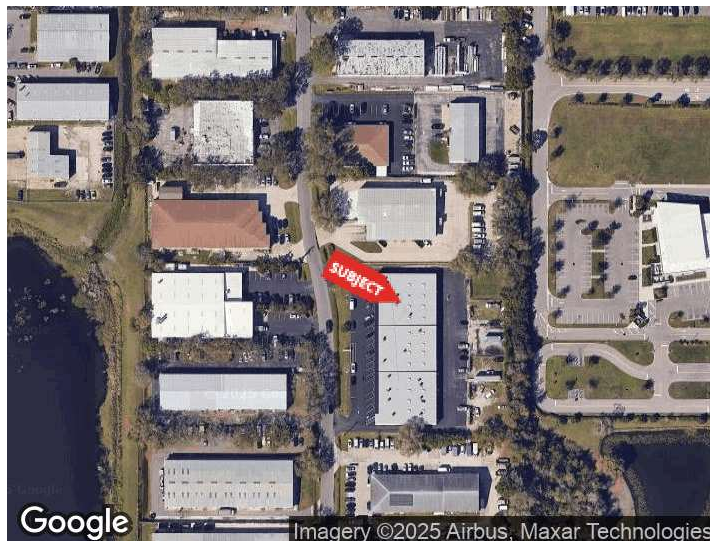




## CLARK CENTER

6111-6121 CLARK CENTER AVE  
SARASOTA, FLORIDA 34238

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,510	35,690	78,784
Total Population	4,604	66,214	137,856
Average HH Income	\$89,947	\$73,115	\$75,831



For More Information

**BRIAN SEIDEL**

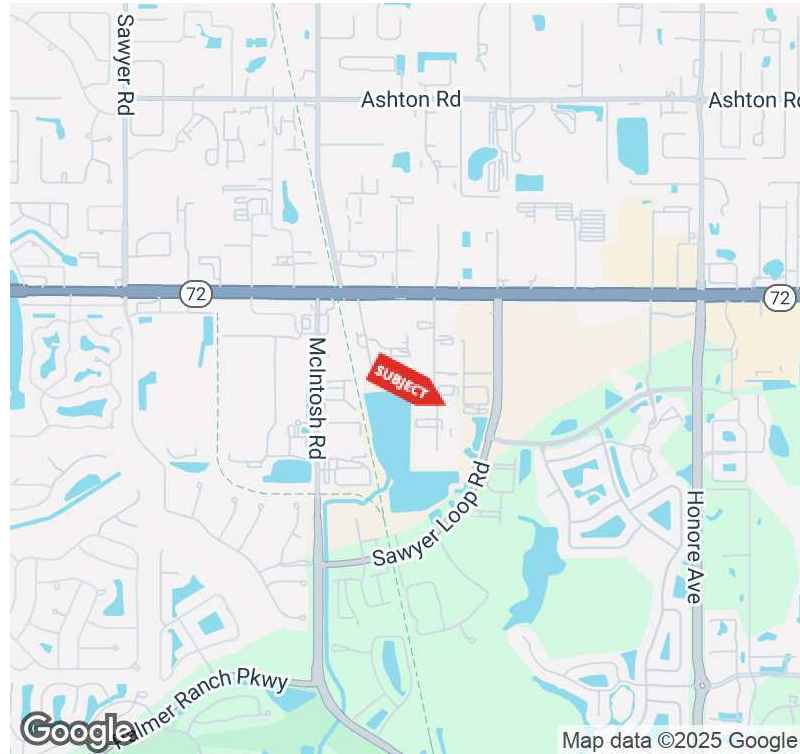
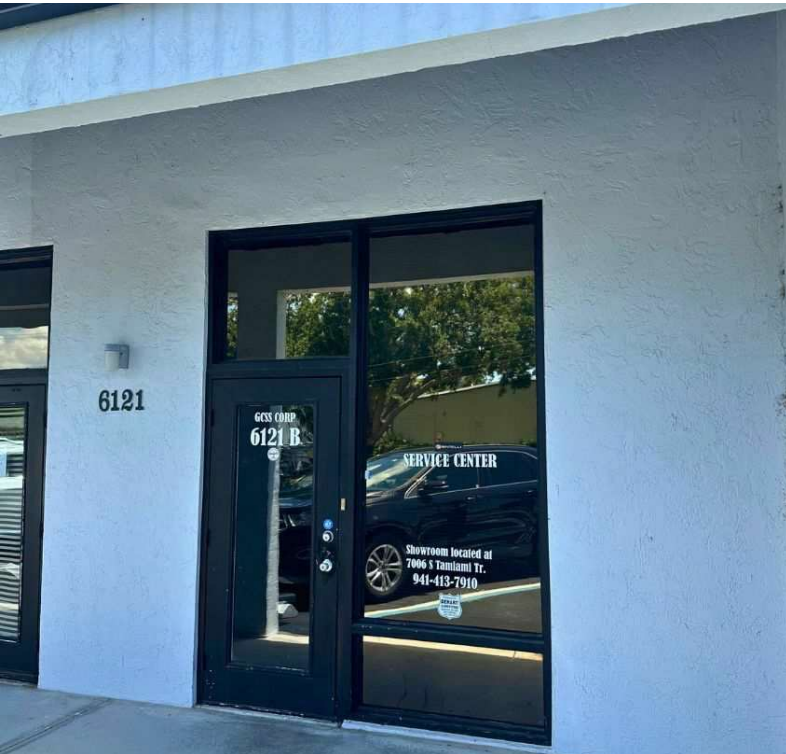
CCIM - Broker Associate

941 544 2970

brian@americanpropertygroup.com

6111-6121 Clark Center Ave

## 2,850 SF FLEX UNIT FOR LEASE ON CLARK CENTER AVE



### OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Building Size:	26,204 SF
Available SF:	2,850 SF
Lot Size:	94,496 SF
Number of Units:	12
Zoning:	PID

### PROPERTY OVERVIEW

American Property Group of Sarasota, Inc. presents 6111-6121 Clark Center Ave, Sarasota, FL

Property Type: Multi-Unit Flex Warehouse

Size: Units ranging from 2,000 to 3,000 SF (when available)

Zoning: PID (Planned Industrial Development)

Discover 6121 B Clark Center, a 2,850 SF flex space perfectly positioned just minutes from I-75, providing excellent access to the greater Sarasota area and Palmer Ranch. This versatile unit is ideal for a variety of business operations, including storage, distribution, office use, or light manufacturing.

Visit us online at [www.AmericanPropertyGroup.com](http://www.AmericanPropertyGroup.com) to explore all our listings.

### BRIAN SEIDEL

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[brian@americanpropertygroup.com](mailto:brian@americanpropertygroup.com)

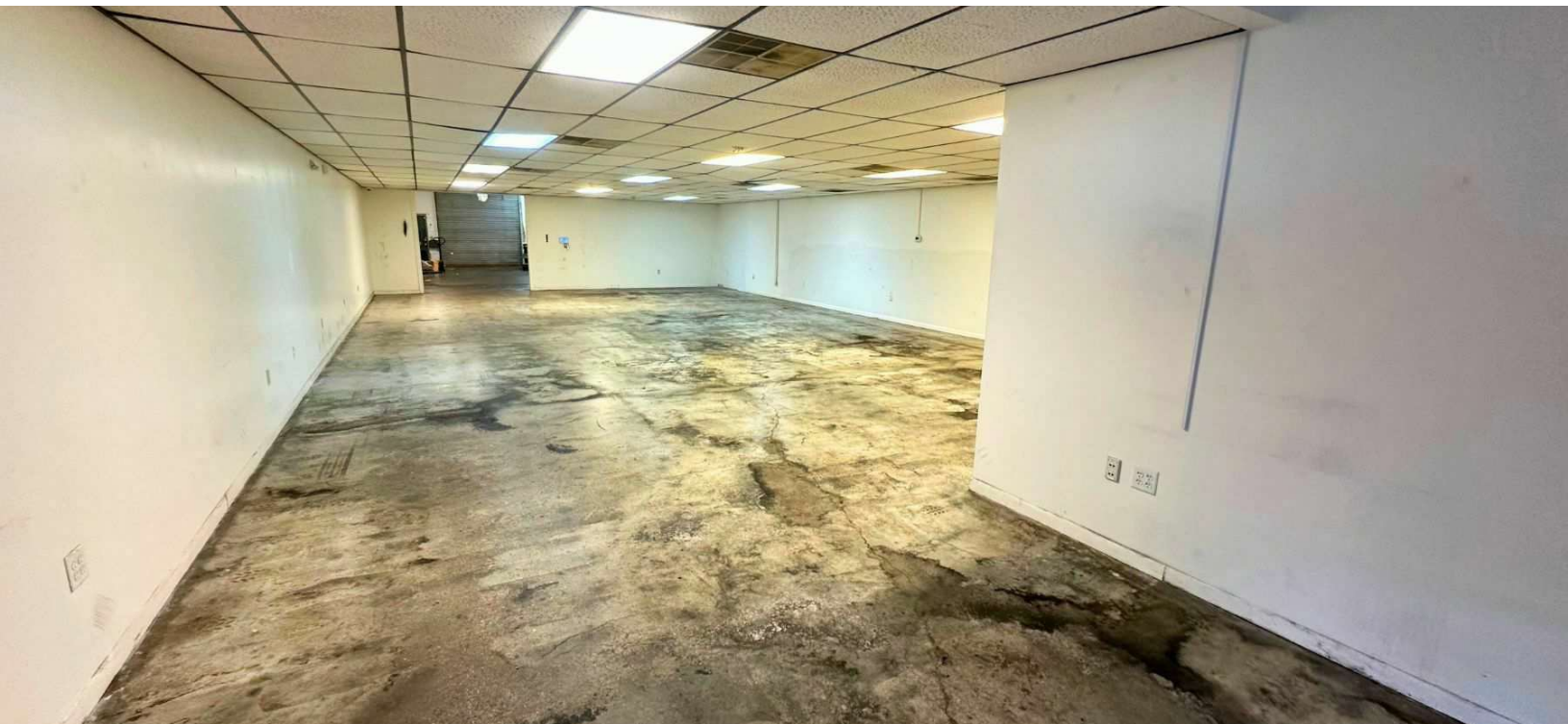
**AMERICAN  
PROPERTY GROUP**  
OF SARASOTA, INC.



6111-6121 Clark Center Ave

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## 2,850 SF FLEX UNIT FOR LEASE ON CLARK CENTER AVE



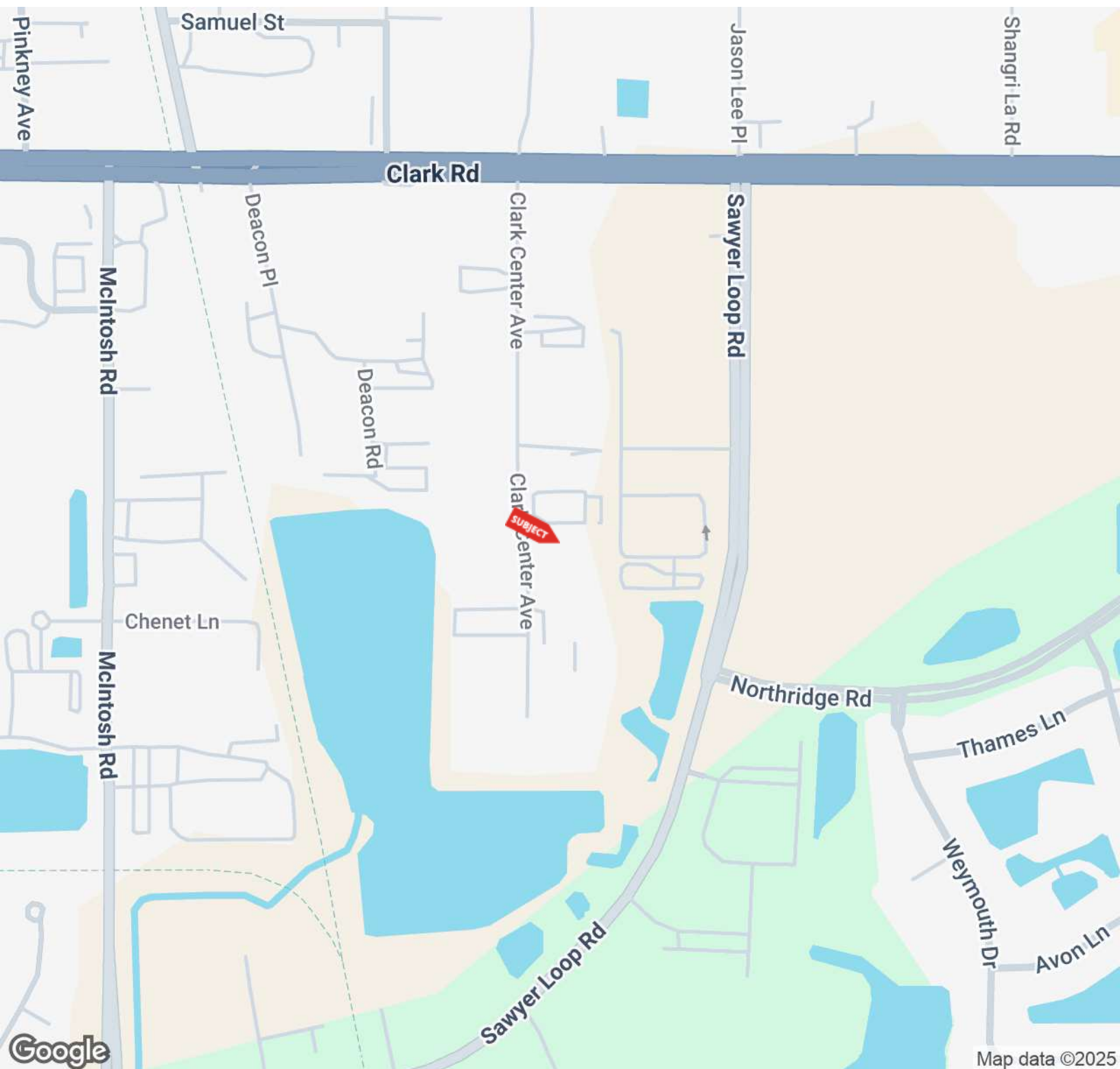
### BRIAN SEIDEL

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PROPERTY GROUP**  
OF SARASOTA, INC.

6111-6121 Clark Center Ave

## 2,850 SF FLEX UNIT FOR LEASE ON CLARK CENTER AVE



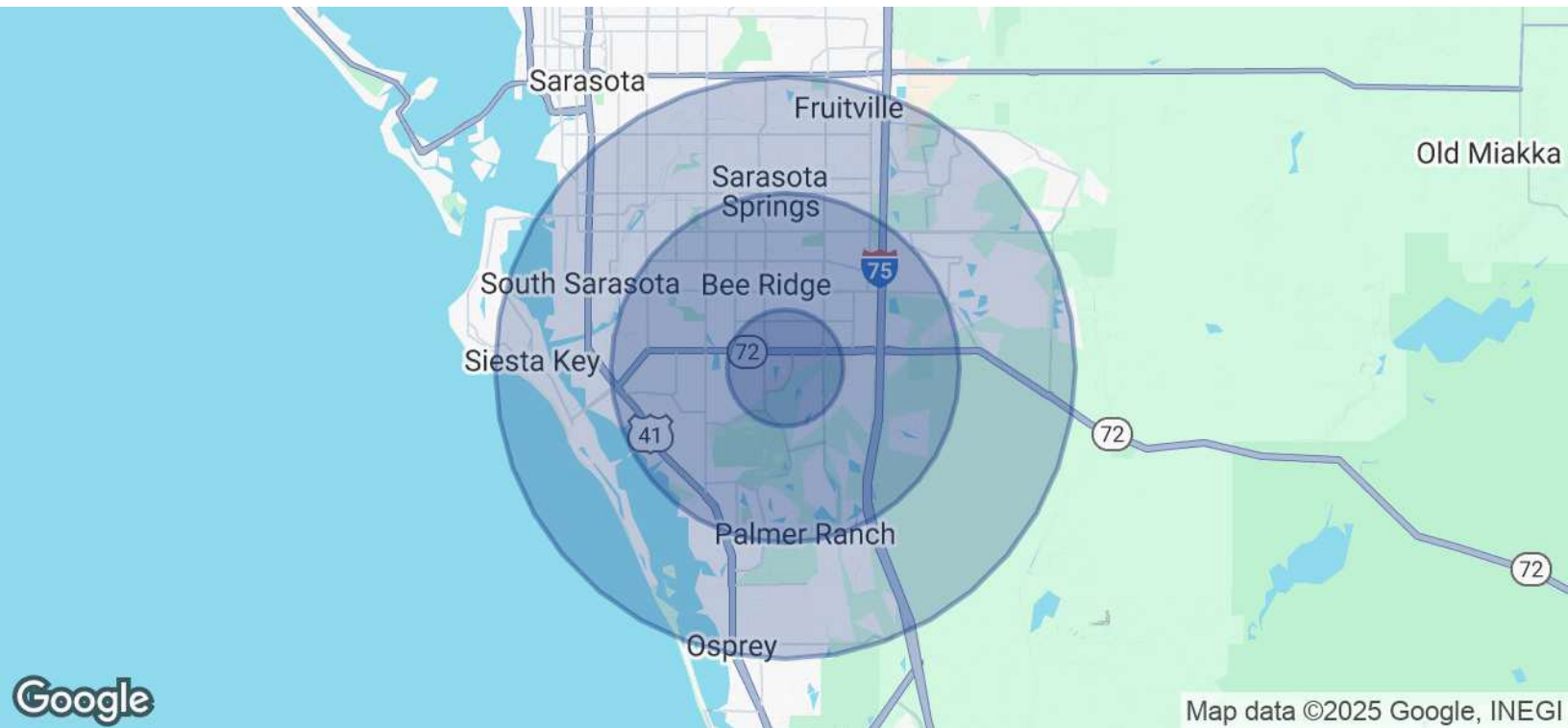
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6111-6121 Clark Center Ave

# 2,850 SF FLEX UNIT FOR LEASE ON CLARK CENTER AVE



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,604	66,214	137,856
Average Age	59.1	52.7	52.3
Average Age (Male)	58.0	49.7	50.2
Average Age (Female)	59.6	54.3	53.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,510	35,690	78,784
# of Persons per HH	1.8	1.9	1.7
Average HH Income	\$89,947	\$73,115	\$75,831
Average House Value	\$337,296	\$281,697	\$333,666

2020 American Community Survey (ACS)

**BRIAN SEIDEL**  
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## 2,850 SF FLEX UNIT FOR LEASE ON CLARK CENTER AVE



It turns out, you don't have Area Analytics enabled!

(be sure to toggle "**Display area analytics on this listing?**" to "**ON**" in the [Area Analytics Tab](#))

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