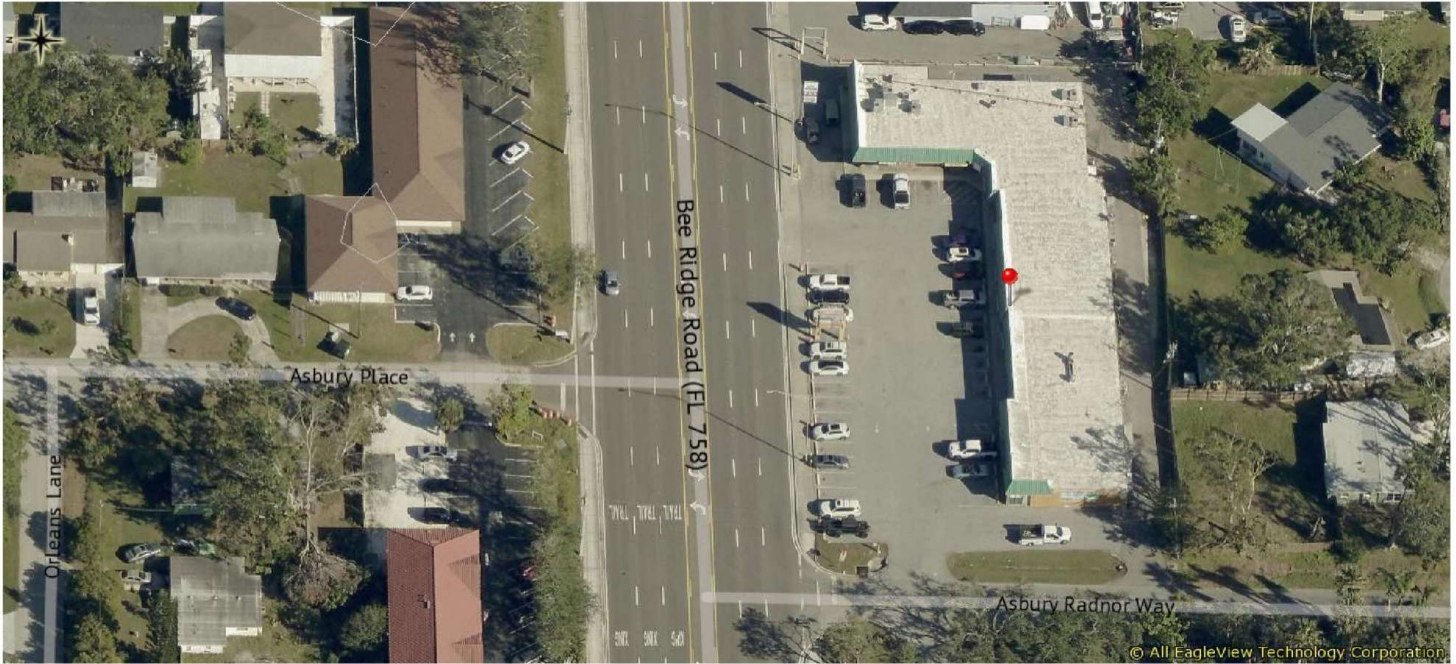


For Lease

# BEE RIDGE PLAZA

4100 Bee Ridge Rd, Sarasota, FL 34233



## OFFERING SUMMARY

Lease Rate:	\$20.00 SF/yr (NNN)
Building Size:	12,770 SF
Available SF:	1,550 SF
Lot Size:	42,915 SF
Year Built:	1959
Zoning:	CG

## PROPERTY OVERVIEW

Great retail opportunity on the highly trafficked Bee Ridge Road! This unit is 1,550sf and features a wide open showroom. This space is in the corner of the plaza and boasts tall windows with lots of natural light! With competitive lease rates you don't want to miss this opportunity!

## PROPERTY HIGHLIGHTS

- High Traffic Area
- Corner Space
- Easy Access

JOE C. HEMBREE, CCIM

941.951.1776

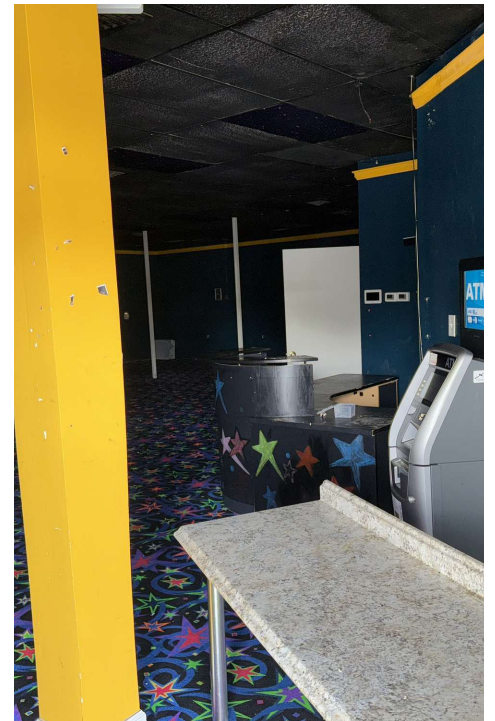
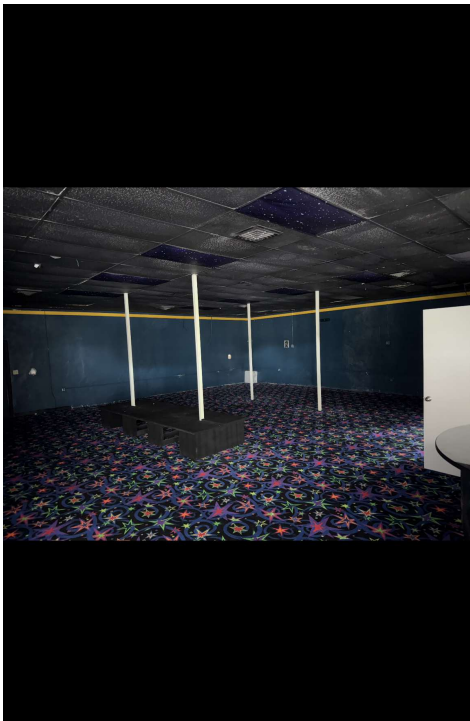
jchembree@hembreeco.com



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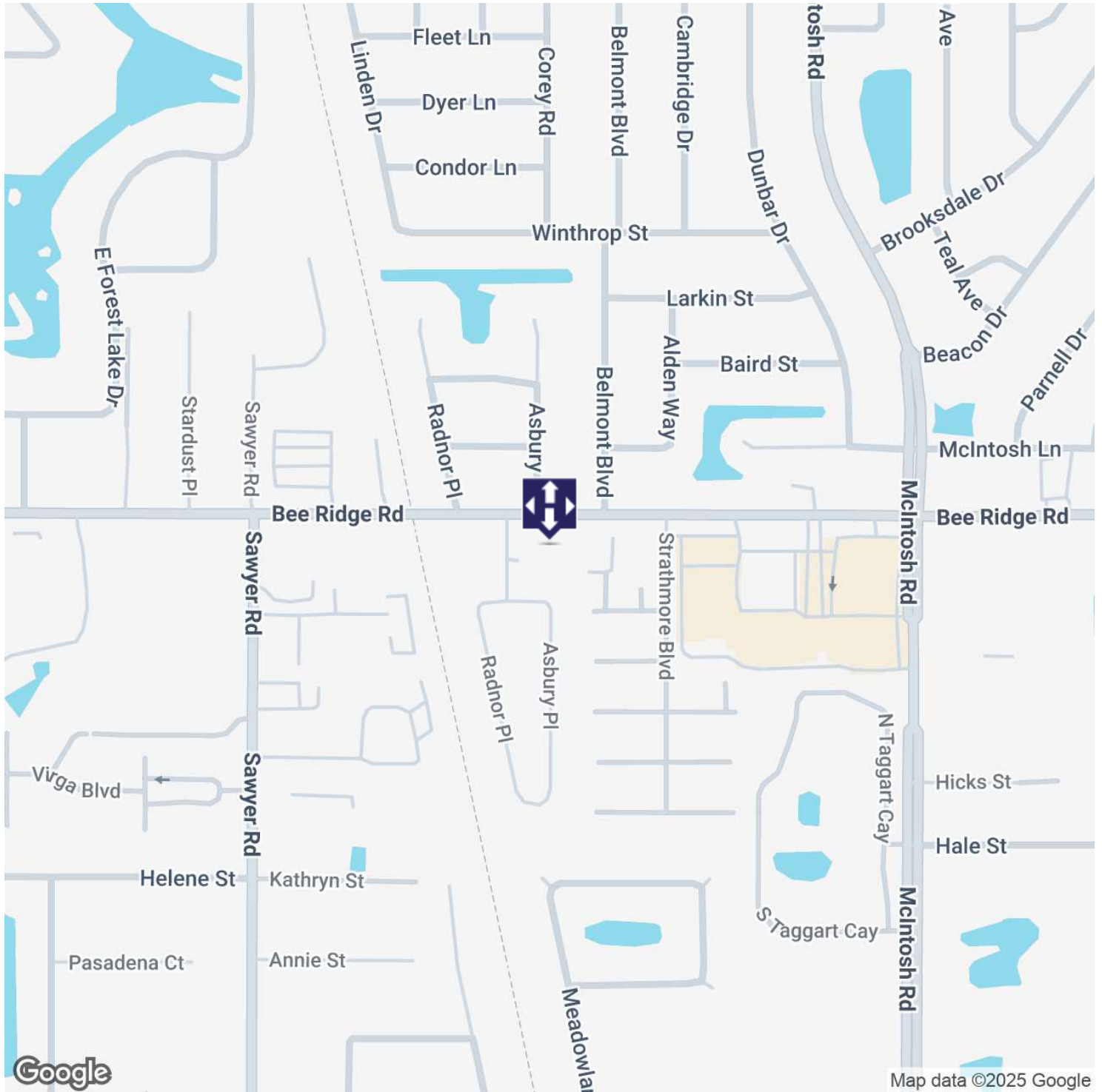
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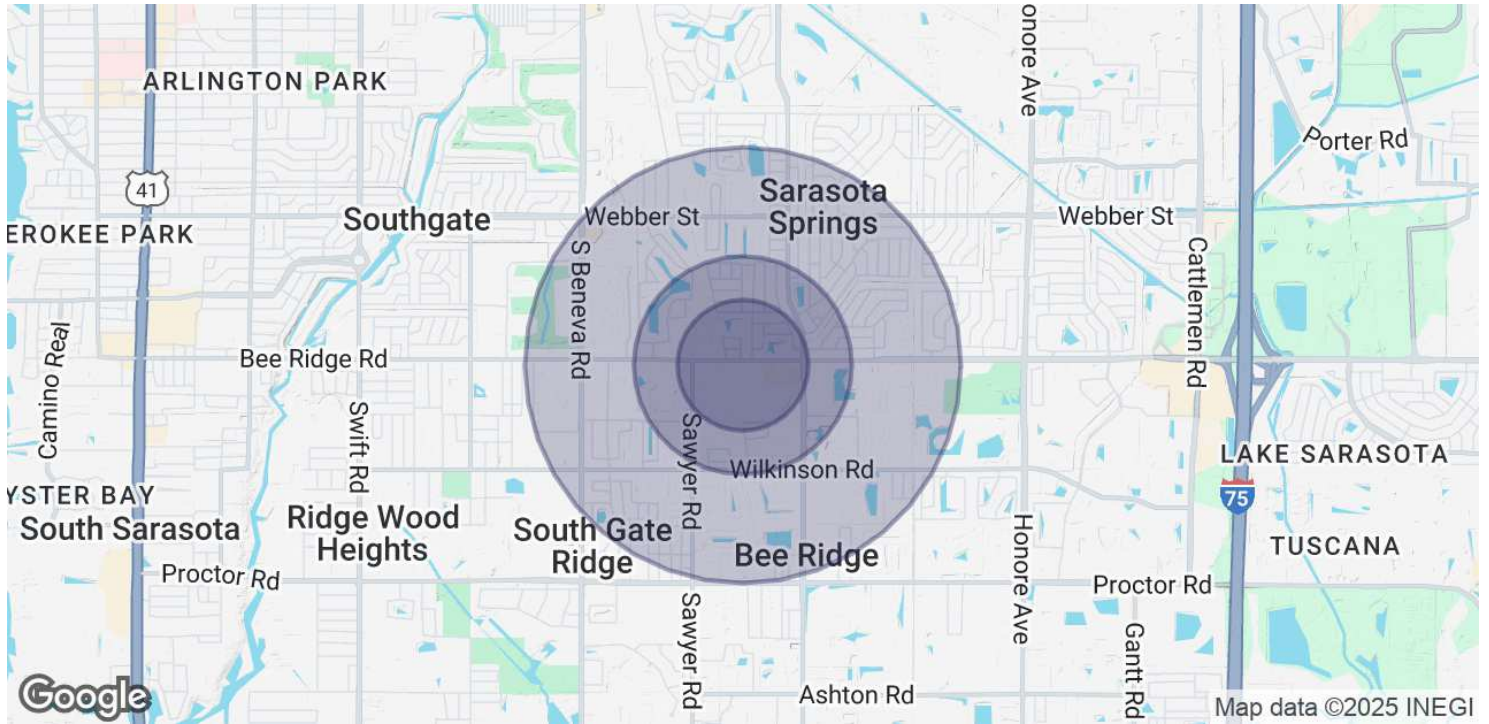
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,024	2,923	12,927
Average Age	46	47	48
Average Age (Male)	45	45	47
Average Age (Female)	48	48	49

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	461	1,295	5,765
# of Persons per HH	2.2	2.3	2.2
Average HH Income	\$95,763	\$92,831	\$90,892
Average House Value	\$346,850	\$356,173	\$359,741

Demographics data derived from AlphaMap

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