



### OFFERING SUMMARY

<b>LEASE RATE:</b>	\$13.00 - 18.00 SF/yr (NNN)
<b>NUMBER OF UNITS:</b>	33
<b>AVAILABLE SF:</b>	1,000 - 2,100 SF
<b>LOT SIZE:</b>	3.8 Acres
<b>BUILDING SIZE:</b>	39,600 SF

### PROPERTY DESCRIPTION

1,050-2,100 SF Office/Flex Space For Lease  
 Air Conditioned  
 Located in a Clean, Well-Kept Industrial Park  
 Plenty of Parking  
 East of the Beville Rd and Nova Rd Intersection in South Daytona  
 Landlord is willing to Convert Spaces to Add Warehouse Space.

\$6.68/SF Pass Through Expenses

### PROPERTY HIGHLIGHTS

- Available Units:
- 101C - 1,200 SF Front Retail Unit
- 102EF - 2,100 SF - Open Flex Space with Two 12 Foot Roll Up Doors and Two Entry Doors
- 103J - 1,050 SF - Hood/Grease Trap with Access to a 12 Foot Roll Up Door
- 102D - 1,050 SF Office/Warehouse with Access to a Roll Up Door
- 103H - 1,050 SF Office with Access to a 12 Foot Roll Up Door



Carl W. Lentz IV, MBA, CCIM

Managing Director

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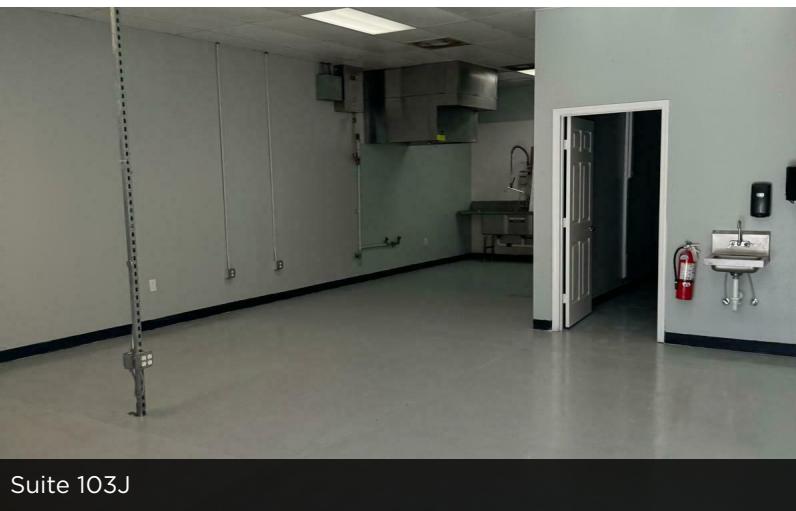
carl.lentz@svn.com

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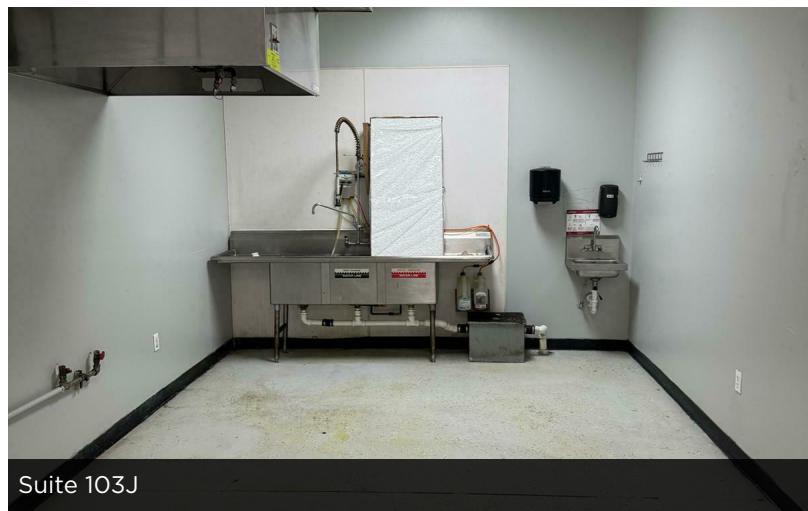
# Flex Spaces

933 Beville Road

South Daytona, FL 32119



Suite 103J



Suite 103J



Suite 103H



Suite 103H

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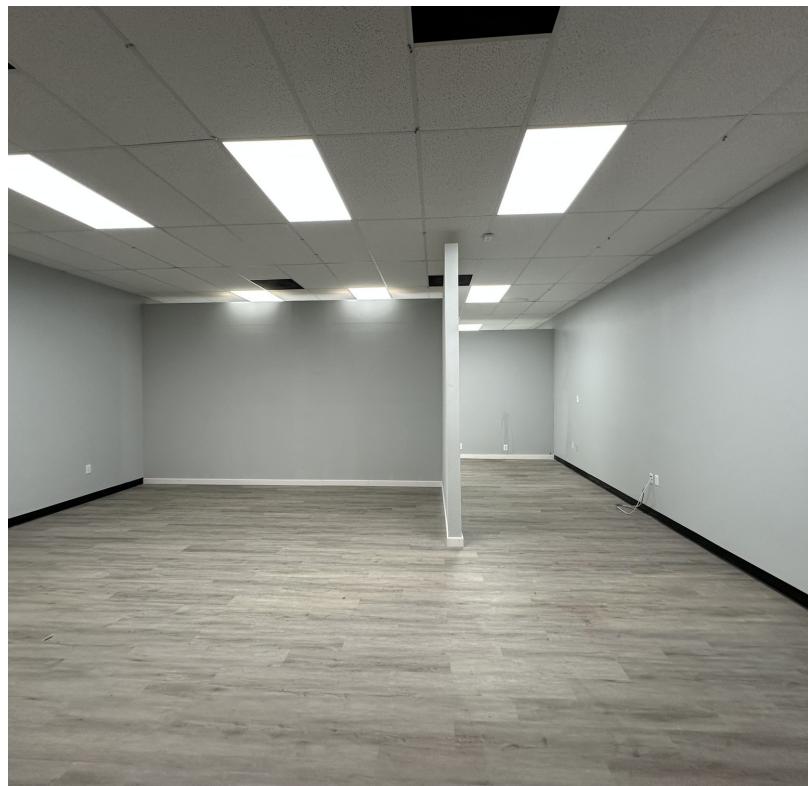
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# Front Retail Space

933 Beville Road, Suite 101C

South Daytona, FL 32119



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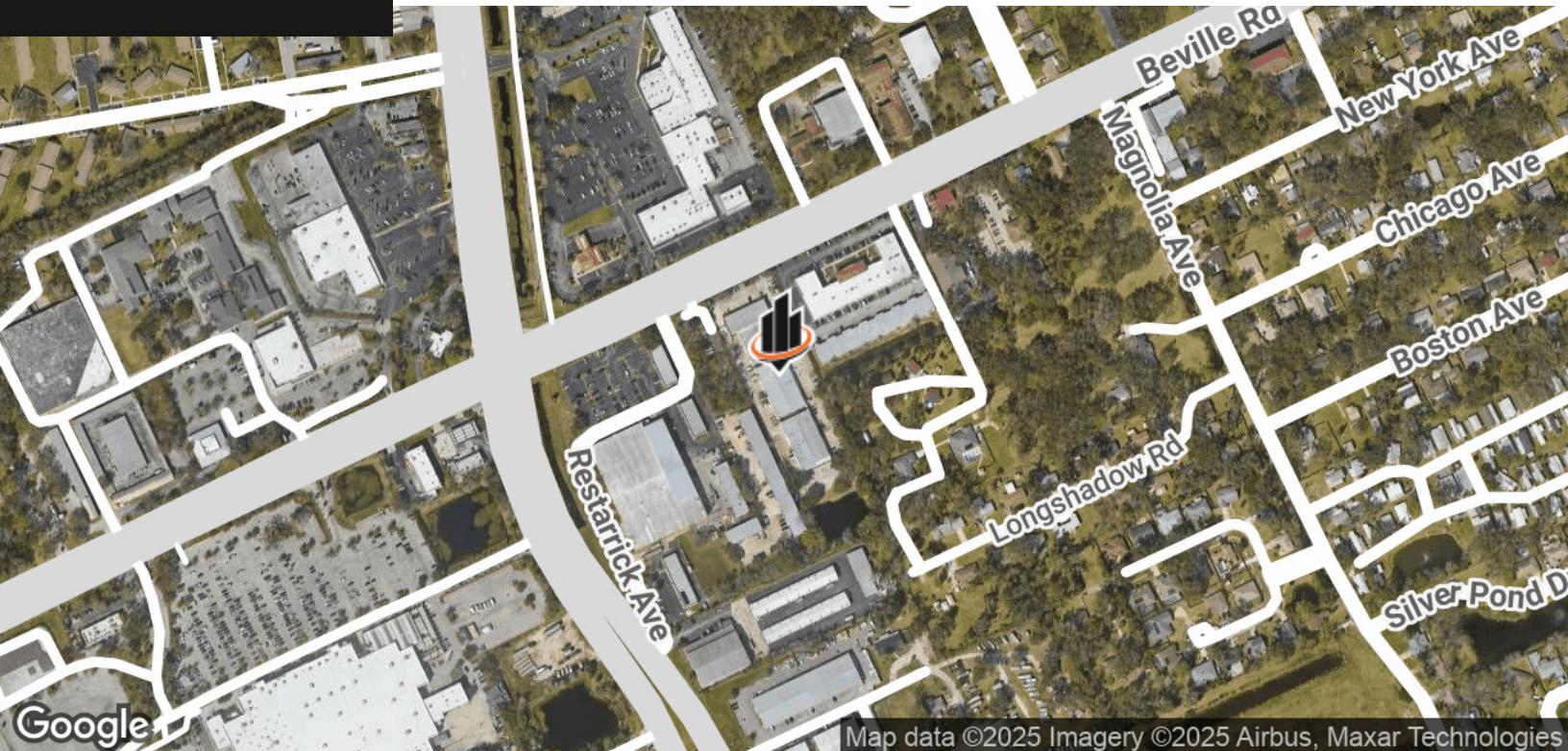


COMMERCIAL REAL ESTATE ADVISORS

For Lease

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