

Office Property
FOR LEASE



3120 SOUTHRIDE LN

Bonifay, FL 32425

FLETCHER DILMORE
850.326.1463
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PREMIER COMMERCIAL GROUP
4708 Capital Circle NW, Tallahassee, FL 32303
850.933.5899 | teampcg.com



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PROPERTY DESCRIPTION

Welcome to this exceptional 5,000 square foot commercial property in Bonifay, Florida, boasting prime visibility and accessibility just south of I-10 on Hwy 79. Ideal for retail or office use, the versatile space offers ample room for customization to suit your business needs. With a prominent storefront and generous parking facilities, your business will enjoy maximum exposure and convenience for both customers and employees. Located within what will become a bustling commercial district with a new Busy Bee Travel Center coming soon and surrounded by a diverse mix of proposed businesses and residential communities, this property offers a strategic advantage for any venture. Contact us today to schedule a tour.

PROPERTY HIGHLIGHTS

- Directly off I-10 and Hwy 79
- Ample Parking
- Great Visibility
- New Construction

OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Available SF:	1,250 - 5,000 SF
Lot Size:	35,992 SF
Building Size:	5,000 SF

DEMOGRAPHICS	2 MILES	5 MILES	10 MILES
Total Households	430	2,578	7,930
Total Population	1,781	7,074	18,898
Average HH Income	\$37,899	\$37,226	\$40,598

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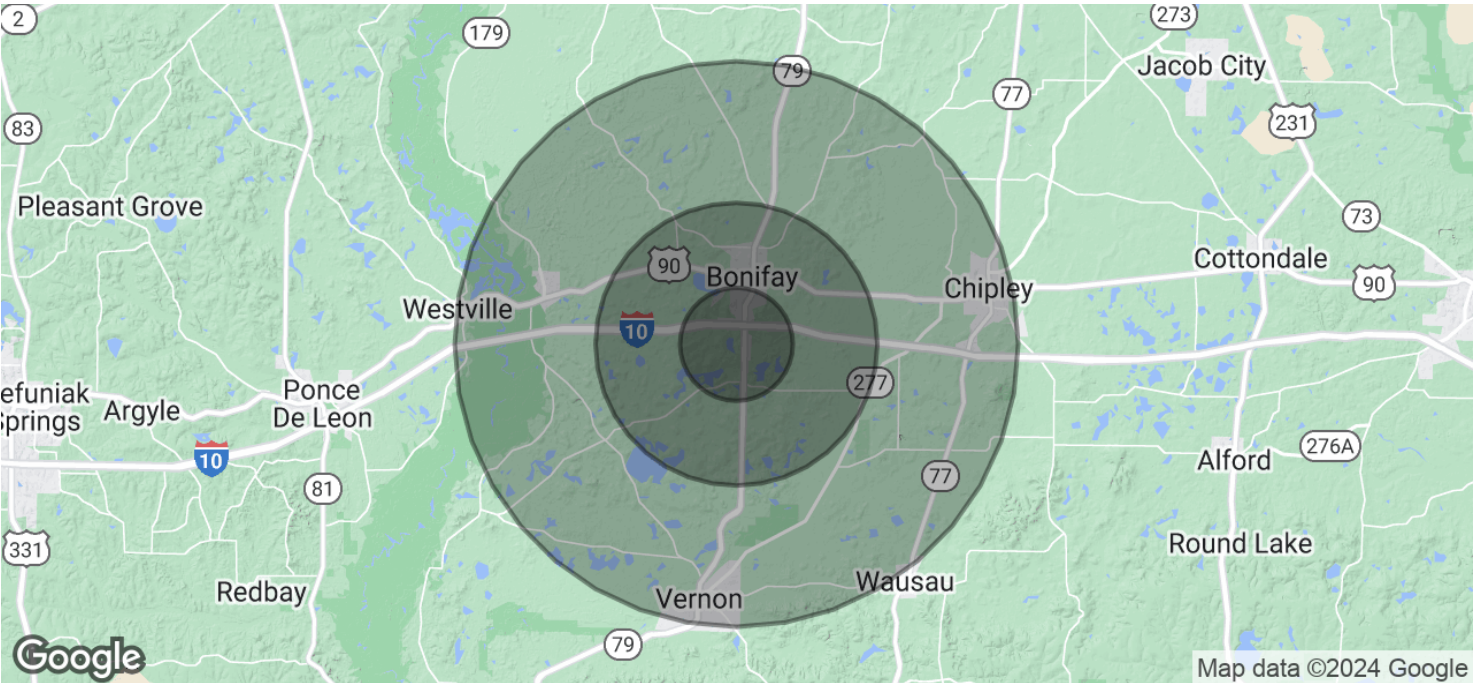
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POPULATION	2 MILES	5 MILES	10 MILES
Total Population	1,781	7,074	18,898
Average Age	35.1	37.9	39.9
Average Age (Male)	34.1	35.8	37.5
Average Age (Female)	57.1	49.5	46.1

HOUSEHOLDS & INCOME	2 MILES	5 MILES	10 MILES
Total Households	430	2,578	7,930
# of Persons per HH	4.1	2.7	2.4
Average HH Income	\$37,899	\$37,226	\$40,598
Average House Value	\$106,033	\$111,680	\$128,687

* Demographic data derived from 2020 ACS - US Census

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