

Franklin Field Business Center

Office
Condo Unit
For Sale

202 N Rhodes Ave #101, Sarasota, FL 34237



Property Description

Position your business in a centrally located Sarasota office condo offering a practical, move-in-ready layout and convenient access to downtown, Fruitville Road and I-75.

Located in Franklin Field Business Center, this 1,017± SF end unit includes three private offices, a spacious reception and waiting area, a kitchenette/break room, storage room, and private restroom. Windows along multiple sides of the suite bring natural light into the private offices and main work areas.

The interior features attractive wood-look flooring in the reception area and hallway, neutral finishes, updated cabinetry and a professional presentation suitable for a variety of office and professional-service users.

This office condominium gives an owner-user the opportunity to establish a permanent Sarasota location in a well-maintained professional setting.

OFFERING SUMMARY

Sale Price:	\$339,900
Building Size:	1,017 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,156	40,540	78,234
Total Population	14,158	89,688	173,081
Average HH Income	\$91,274	\$105,290	\$115,423



Loyd Robbins

Principal Broker
(941)-356-9659
loyd@rerobbins.com



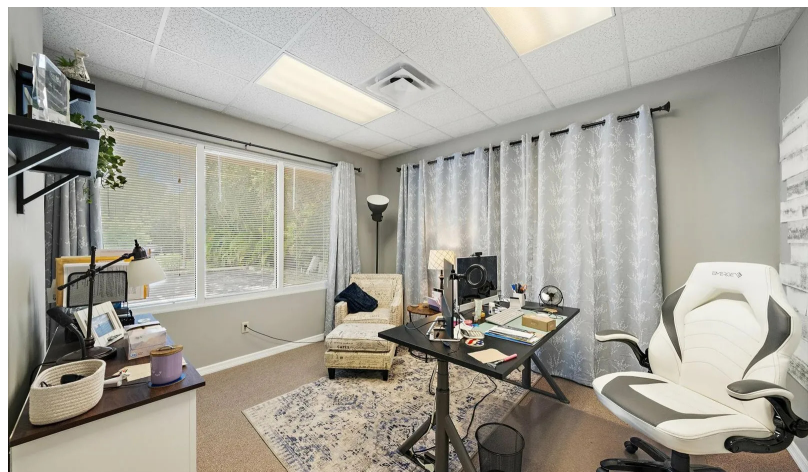
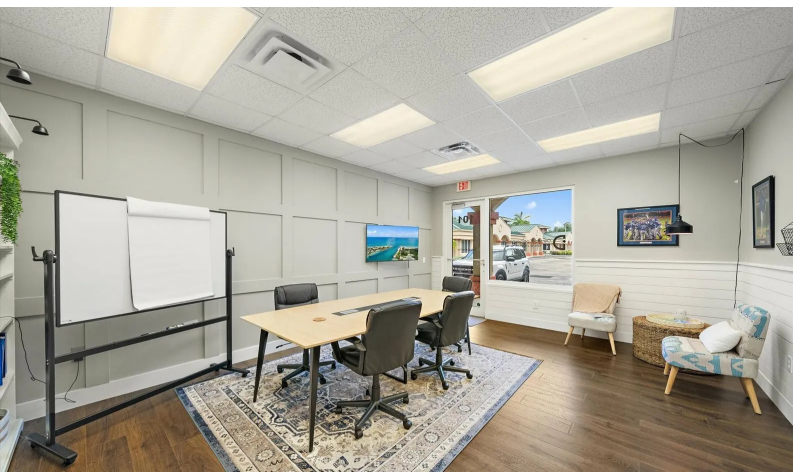
3580 S. Tuttle Ave
Sarasota FL 34239

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Move-In Ready

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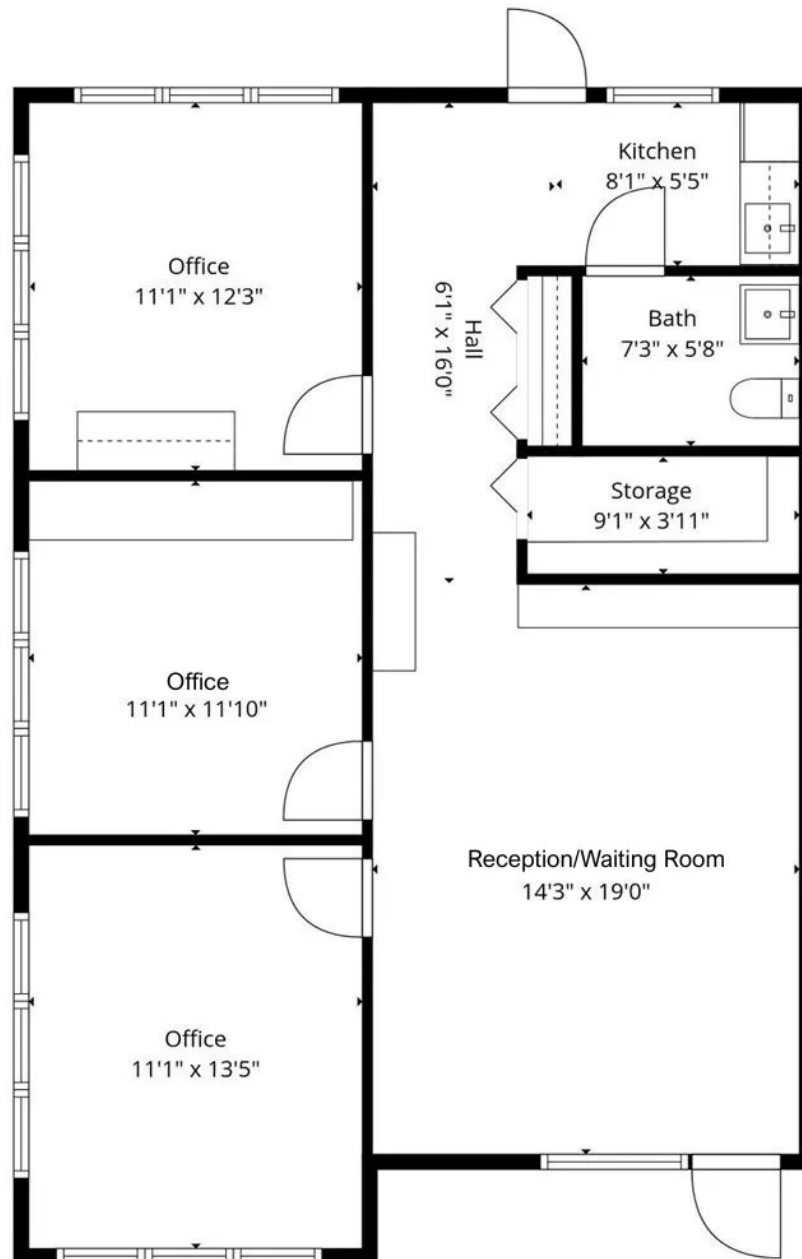


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Floor Plan

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Floor Plan Created By FI Media Solutions. Measurements Deemed Highly Reliable But Not Guaranteed.



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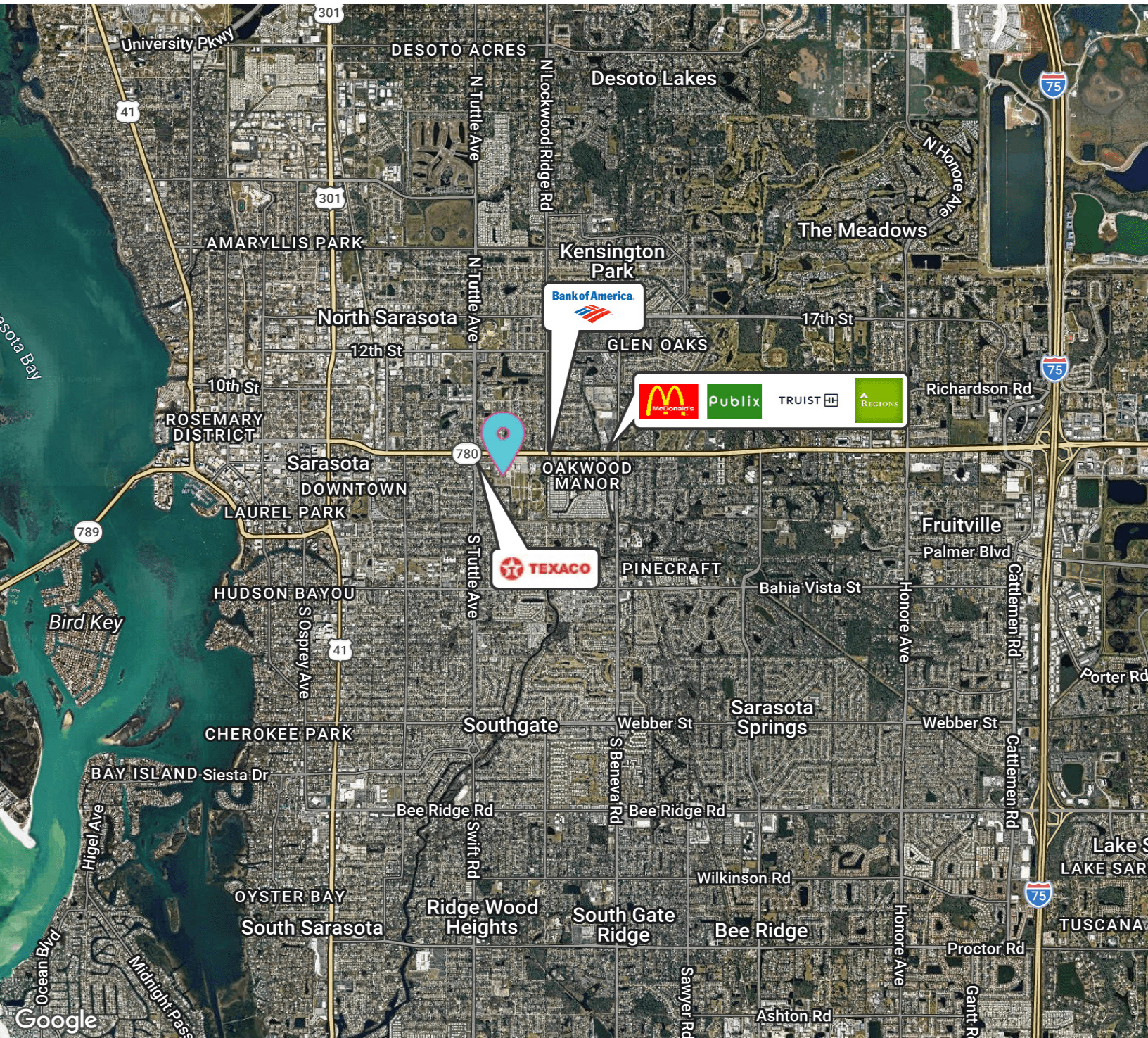
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Centrally Located

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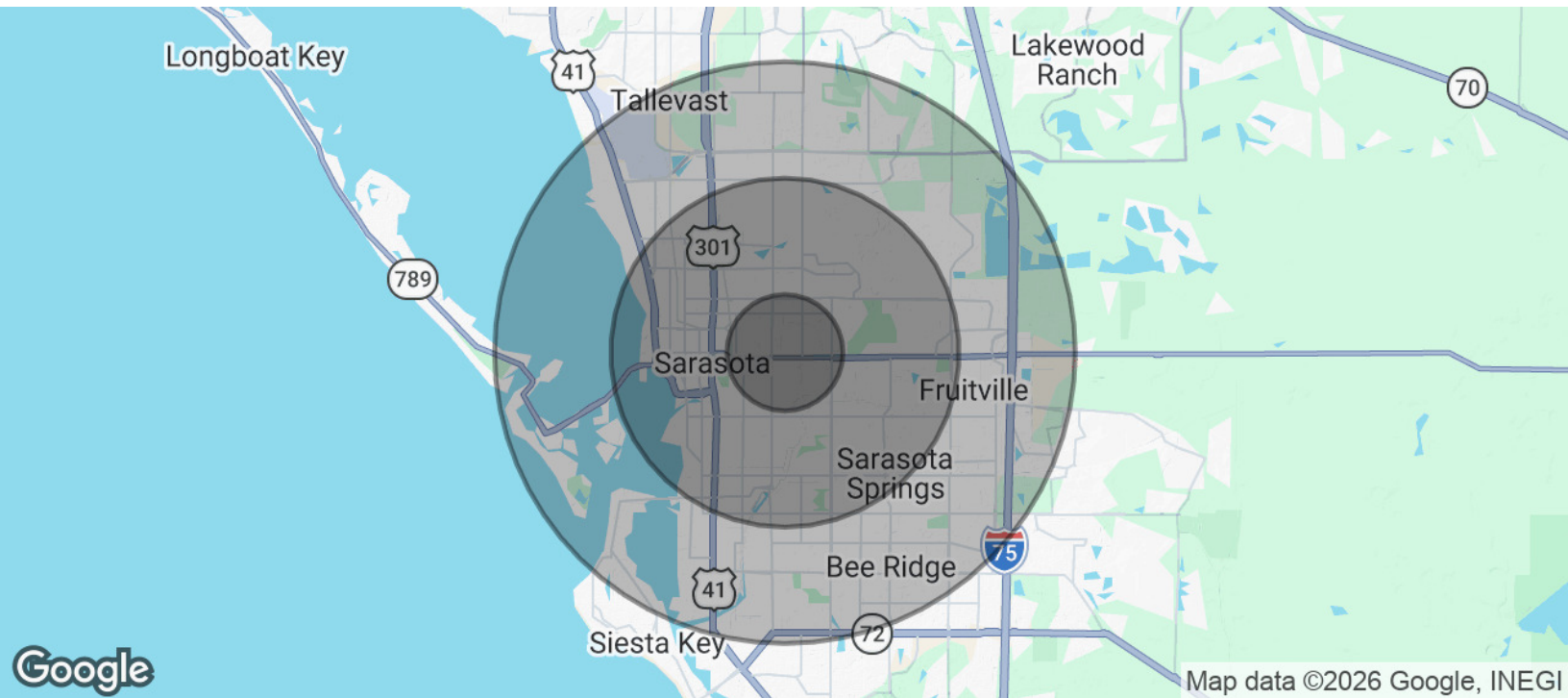


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Rapidly Growing Area

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	14,158	89,688	173,081
Average Age	41.1	49.4	50.2
Average Age (Male)	38.2	46.6	47.6
Average Age (Female)	44.8	51.0	52.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,156	40,540	78,234
# of Persons per HH	2.3	2.2	2.2
Average HH Income	\$91,274	\$105,290	\$115,423
Average House Value	\$256,707	\$454,583	\$523,239

2023 American Community Survey (ACS)



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