

For Lease

SABAL PALM BANK BUILDING

5101 Fruitville Rd, Sarasota, FL 34232



OFFERING SUMMARY

Lease Rate:	\$20.00 SF/yr (NNN)
Building Size:	22,430 SF
Available SF:	2,612 - 11,254 SF
Lot Size:	74,008 SF
Year Built:	2007
Renovated:	2009
Zoning:	CG/Commercial General

PROPERTY OVERVIEW

Newer multi story building on busy east west thoroughfare has the complete second level space of 11,254 SF and ground level space of 2,612 SF available immediately. Join Sabal Palm Bank and Keller Williams Realty in the attractive building and on the huge pylon sign on Fruitville Rd. Gorgeous foyer area leads to stairs or elevator and office space is fully built out.

PROPERTY HIGHLIGHTS

- Sabal Palm Bank building first and second floor
- Built-out space of 11,254 SF on second floor
- First floor space is 2,612 SF
- Available floor plan and virtual tour
- Conference rooms, offices, kitchen, bathrooms.

JOE C. HEMBREE, CCIM

941.951.1776

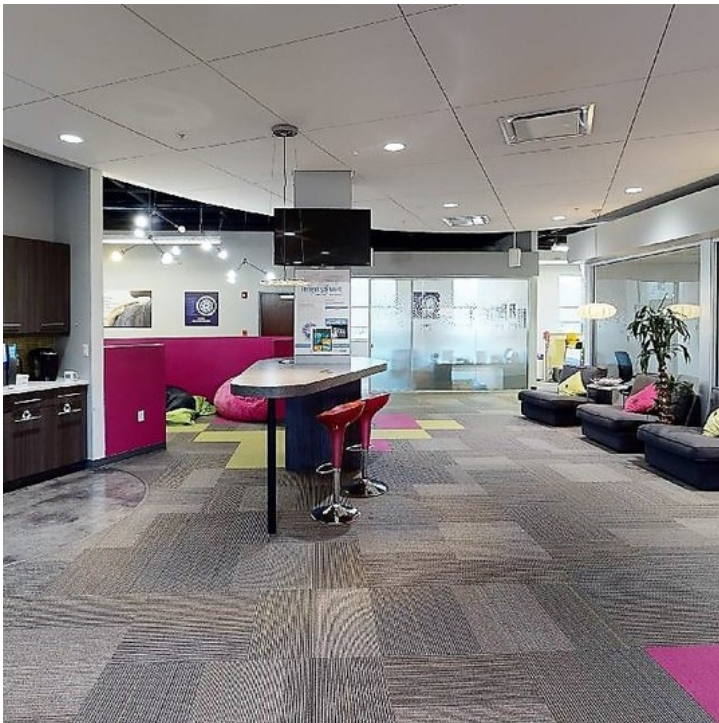
jchembree@hembreeco.com



For Lease

SABAL PALM BANK BUILDING

5101 Fruitville Rd, Sarasota, FL 34232



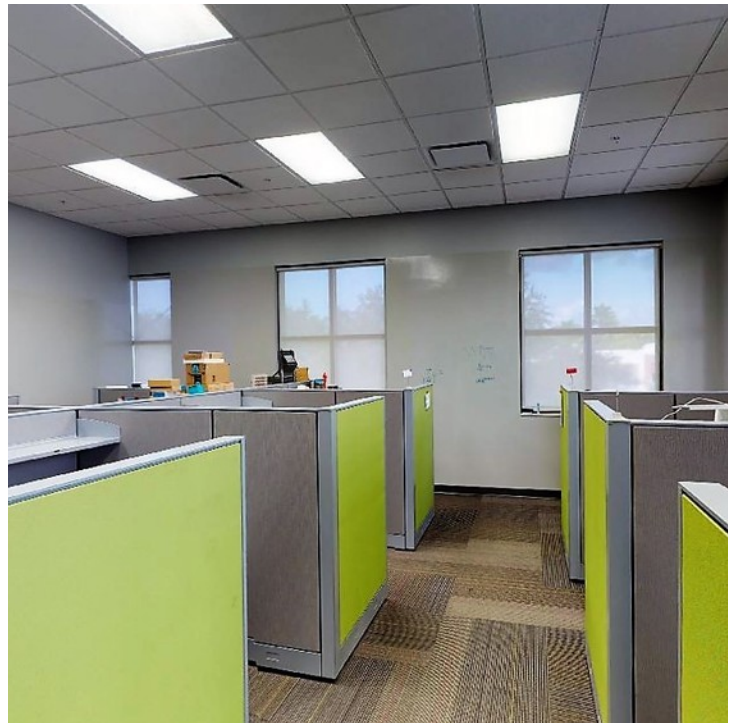
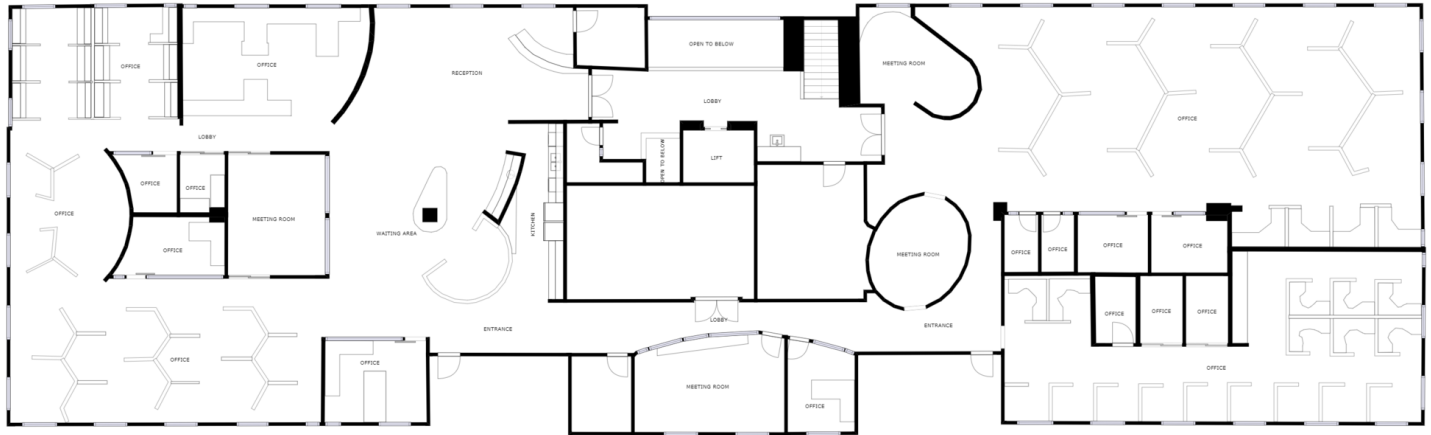
JOE C. HEMBREE, CCIM
941.951.1776
jchembree@hembreeco.com



For Lease

SABAL PALM BANK BUILDING

5101 Fruitville Rd, Sarasota, FL 34232



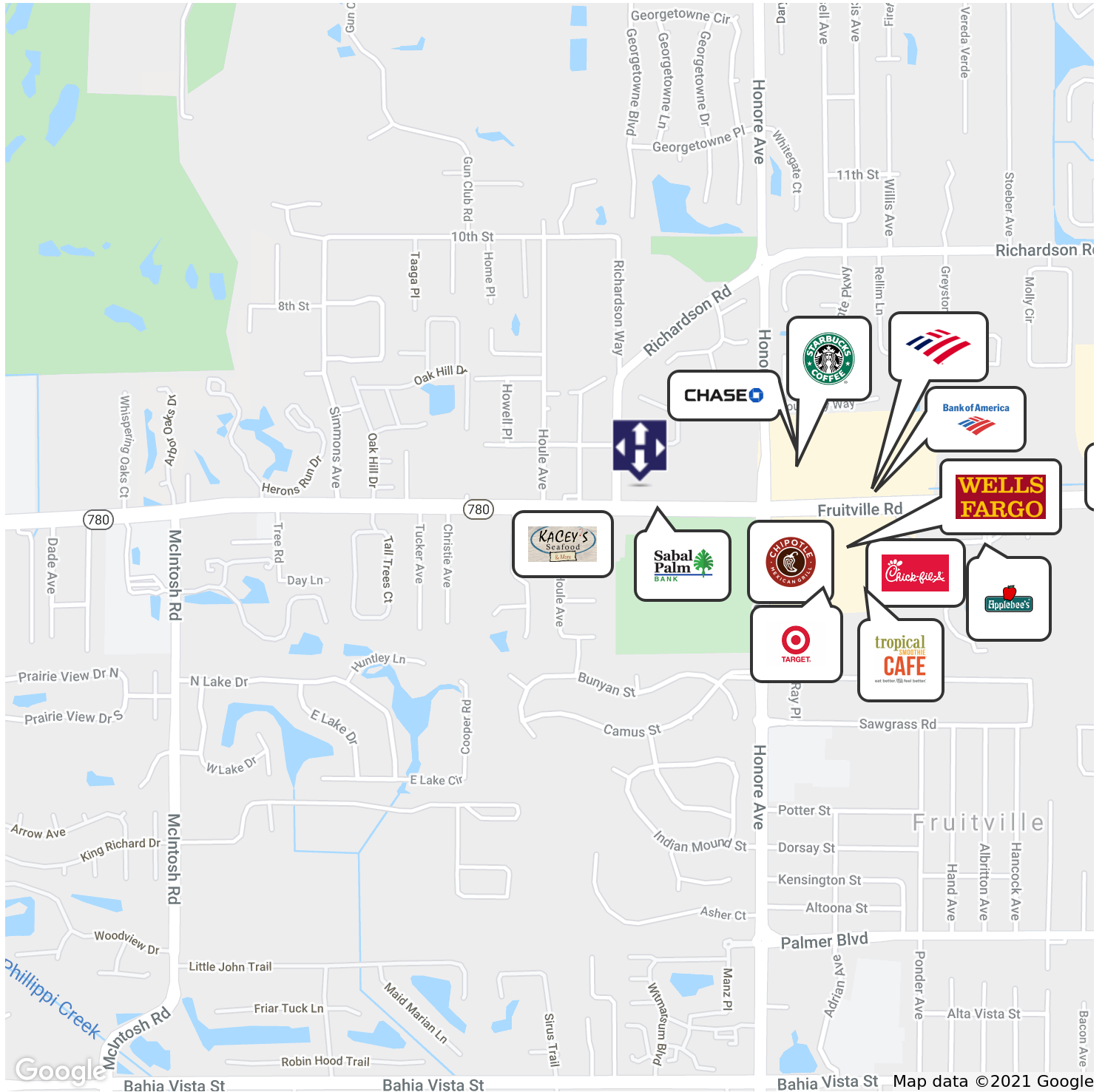
JOE C. HEMBREE, CCIM
941.951.1776
jchembree@hembreeco.com



For Lease

SABAL PALM BANK BUILDING

5101 Fruitville Rd, Sarasota, FL 34232



JOE C. HEMBREE, CCIM
941.951.1776
jchembree@hembreeco.com



For Lease

SABAL PALM BANK BUILDING

5101 Fruitville Rd, Sarasota, FL 34232



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,612 - 11,254 SF	Lease Rate:	\$20.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
200	Available	11,254 SF	NNN	\$20.00 SF/yr	Lease part or whole of the second floor. Available immediately.
101	Available	2,612 SF	NNN	\$20.00 SF/yr	Ground floor space available immediately.

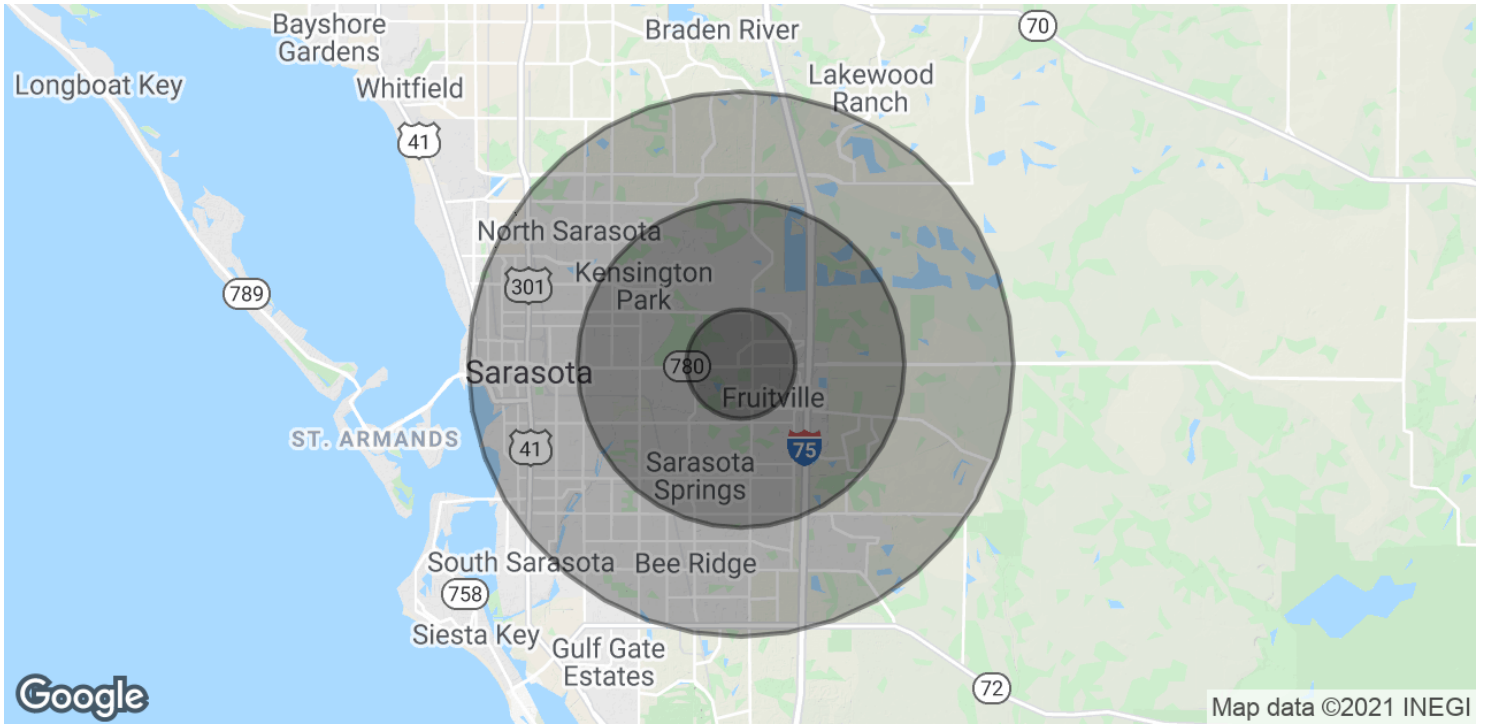
JOE C. HEMBREE, CCIM
941.951.1776
jchembree@hembreeco.com



For Lease

SABAL PALM BANK BUILDING

5101 Fruitville Rd, Sarasota, FL 34232



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,208	62,184	159,021
Average age	40.5	45.7	45.4
Average age (Male)	37.3	44.1	43.9
Average age (Female)	41.1	47.1	47.0

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,093	26,100	67,370
# of persons per HH	2.5	2.4	2.4
Average HH income	\$65,140	\$62,827	\$65,806
Average house value	\$258,831	\$234,139	\$288,000

* Demographic data derived from 2010 US Census

JOE C. HEMBREE, CCIM
941.951.1776
jchembree@hembreeco.com

