

FLEX SPACE FOR SUBLEASE

Miramar Beach, FL 32550

PRESENTED BY:

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Executive Summary

80 SOUTH GERONIMO STREET, UNIT 1 | MIRAMAR BEACH, FL 32550



OFFERING SUMMARY

Available SF: 2,600 SF Flex space sublease available in Miramar Beach, FL.

Lease Rate: \$18 SF/yr (NNN)

Year Built: 2000

Building Size: 2,600

Zoning: Light Industrial

PROPERTY OVERVIEW

PROPERTY HIGHLIGHTS

- Warehouse/ flex space sublease
- NNN/ Sales Tax: \$4.50 PSF
- Modern industrial/flex space
- 15' high ceilings
- Convenient grade level overhead door
- Proximity to major transportation routes
- Ample parking for employees and visitors
- Secure and well-maintained premises

Property Details

80 SOUTH GERONIMO STREET, UNIT 1 | MIRAMAR BEACH, FL 32550



Lease Rate	\$18 SF/YR
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LOCATION INFORMATION

Street Address	80 South Geronimo Street, Unit 1
City, State, Zip	Miramar Beach, FL 32550
County	Walton

BUILDING INFORMATION

Building Size	2,600 SF
Ceiling Height	16 ft
Office Space	682 SF
Number of Floors	1
Average Floor Size	2,600 SF
Year Built	2000
Construction Status	Existing
Warehouse %	74.0%

PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Flex Space
Zoning	Light Industrial

PARKING & TRANSPORTATION

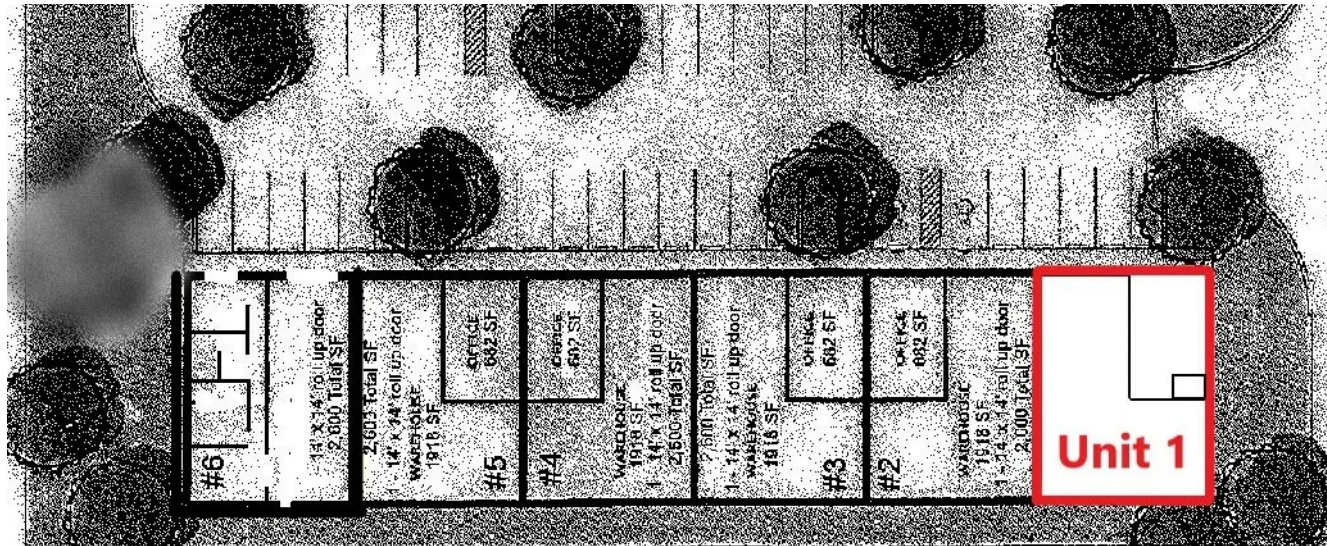
Parking Ratio	1.53
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UTILITIES & AMENITIES

HVAC	Central HVAC in office area.
Restrooms	1 ADA Restroom

Lease Spaces

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,600 SF	Lease Rate:	\$18 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
■ 80 South Geronimo Street	Available	2,600 SF	NNN	\$18.00 SF/yr	-

Retailer Map

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