

# SALE

## VENICE COMMERCIAL SITE AVAILABLE FOR SALE

841 E Venice Ave, Venice, FL 34285



SALE PRICE

\$789,000

[CLICK TO VIEW VIDEO](#)

**Mousa Wakileh**  
(941) 960-9336

**Stacy Rosenberg**  
(727) 488-4814

©2023 Coldwell Banker. All Rights Reserved. Coldwell Banker Commercial® and the Coldwell Banker Commercial logos are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker® System is comprised of company owned offices which are owned by a subsidiary of Anywhere Advisors LLC and franchised offices which are independently owned and operated. The Coldwell Banker System fully supports the principles of the Equal Opportunity Act.



**COLDWELL BANKER**  
**COMMERCIAL**  
**REALTY**

# SALE

## VENICE COMMERCIAL SITE AVAILABLE FOR SALE

841 E Venice Ave, Venice, FL 34285



### PROPERTY HIGHLIGHTS

- This site offers 215 feet of frontage on one of the city's main thoroughfares in the heart of Venice, FL
- Ideal location just one block from US-41 and a few miles from I-75
- Close proximity to Venice Island
- Zoned CG surrounded by residential, office and retail
- Public utilities available



**Mousa Wakileh**  
(941) 960-9336

**Stacy Rosenberg**  
(727) 488-4814



**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY

# SALE

## VENICE COMMERCIAL SITE AVAILABLE FOR SALE

841 E Venice Ave, Venice, FL 34285



**Mousa Wakileh**  
(941) 960-9336

**Stacy Rosenberg**  
(727) 488-4814



**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY

# SALE

## VENICE COMMERCIAL SITE AVAILABLE FOR SALE

841 E Venice Ave, Venice, FL 34285



**Mousa Wakileh**  
(941) 960-9336

**Stacy Rosenberg**  
(727) 488-4814



**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY

# SALE

## VENICE COMMERCIAL SITE AVAILABLE FOR SALE

841 E Venice Ave, Venice, FL 34285



### MOUSA WAKILEH

Commercial Real Estate Advisor, Certified International Property Specialist

mousa.wakileh@cbrealty.com

Direct: (941) 960-9336

### PROFESSIONAL BACKGROUND

Commercial Real Estate Professional specializing in Investment properties in Southwest Florida.

My background is in engineering and management which I have done on three continents. With this experience, I was able to gain knowledge to assist key decision makers at both large and small private firms in assessing their long-term strategies in various Acquisitions, Dispositions and Development Opportunities.

Affiliating with Coldwell Banker Commercial has provided me with great research and marketing tools to assist my customers both globally and locally.

I am active with the Board of Directors at Florida Realtors, RASM Global Business Council, CREW Tampa Bay and a Certified International Property Specialist.

Please contact if you are looking for creative solutions and guidance in Commercial real estate.

#### Coldwell Banker Commercial Realty

11215 E State Road 70 Ste 105  
Lakewood Ranch, FL 34202  
941.739.6777

**Mousa Wakileh**  
(941) 960-9336

**Stacy Rosenberg**  
(727) 488-4814



**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY

# SALE

## VENICE COMMERCIAL SITE AVAILABLE FOR SALE

841 E Venice Ave, Venice, FL 34285



### STACY ROSENBERG

Commercial Real Estate Specialist

stacy.rosenberg@cbrealty.com

Direct: (727) 488-4814

### PROFESSIONAL BACKGROUND

Stacy Rosenberg has been in the commercial real estate industry for over a decade. She has extensive experience in sales and leasing within office, retail, industrial, and land sectors. Stacy specializes in office and retail in the Greater Tampa Bay area. Her previous career was in health care fundraising, which has greatly benefited her business dealings with clients in the medical marketplace.

Stacy is a native to the West Coast of Florida and grew up in St. Petersburg. She graduated from the University of South Florida and has been living in Lakewood Ranch with her family for the past twenty years. Stacy volunteers for not-for-profit organizations within the community, is a PTO member of several Manatee County schools, is a member of Temple Emanuel in Sarasota, and is a 2022 graduate of Leadership Manatee through the Manatee County Chamber of Commerce. Outside of work, she's usually cheering from the sidelines, spending time with family and friends, planning her next trip, or getting lost in a good book.

#### Coldwell Banker Commercial Realty

11215 E State Road 70 Ste 105  
Lakewood Ranch, FL 34202  
941.739.6777

**Mousa Wakileh**  
(941) 960-9336

**Stacy Rosenberg**  
(727) 488-4814



**COLDWELL BANKER**  
**COMMERCIAL**  
REALTY