

# SARASOTA COMMONS OUTPARCEL

935 N BENEVA ROAD, SARASOTA, FL 34232



## PROPERTY INFORMATION

- BUILDING : 1,000 - 5,640 SF | LAND: 46,000 SF
- DRIVE THROUGH OPPORTUNITY
- POTENTIAL FOR OUTDOOR/PATIO SEATING
- SARASOTA COMMONS IS LOCATED IN THE HEART OF SARASOTA, LESS THAN 2 MILES FROM DOWNTOWN ON BENEVA AND FRUITVILLE RD.
- LESS THAN 1/2 A MILE FROM THE MEADOWS NEIGHBORHOOD CONTAINING OVER 3,400 RESIDENCES.

NICOLE CHRISTODOULOU

SENIOR LEASING ASSOCIATE

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COMMODORE REALTY, Inc.

30 WEST MASHTA DRIVE | SUITE 400

KEY BISCAIYNE, FL 33149

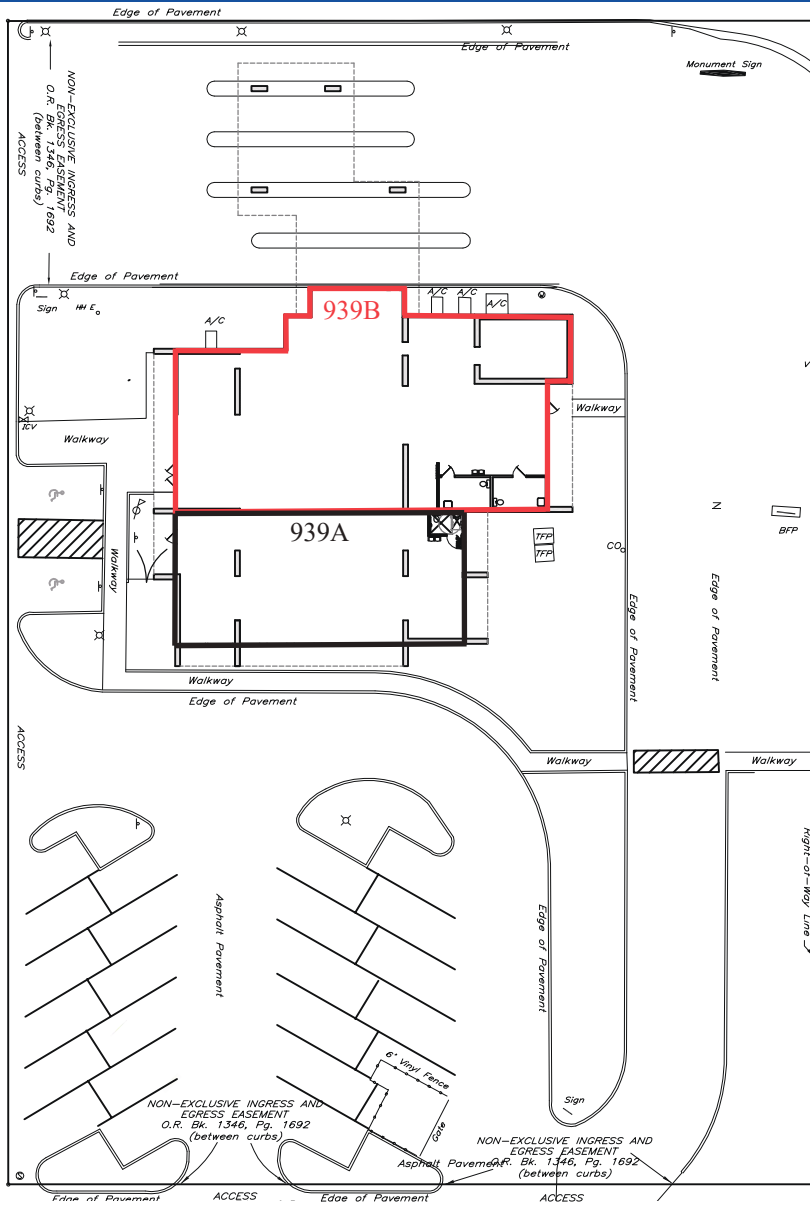
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# SARASOTA COMMONS SITE PLAN



# TENANTS

SUITE	TENANT	SQ. FT.
939A	SALUD VIP CARE	1,926
939B	AVAILABLE	1,090 - 3,715*
TOTAL SQUARE FOOTAGE		5,641

\*divisible

# OUTPARCEL



# PROPERTY INFORMATION

ADDRESS: 935 N BENEVA RD, SARASOTA, FL  
 BUILDING; 1,000 - 5,640 SF | LAND: 46,000 SF  
 PARKING SPACES: 24  
 DRIVE THROUGH AVAILABLE  
 DAILY TRAFFIC COUNT: 27,000 (BENEVA RD), 52,500 (FRUITVILLE RD)

# DEMOGRAPHICS

	1 MILE	3 MILES
POPULATION	12,548	89,158
MEDIAN AGE	46.0	48.2
AVERAGE HOUSEHOLD INCOME	\$43,556	\$53,926
TOTAL CONSUMER SPENDING	\$313.48 M	\$2.47 B

