



5336 ASHTON CT

SARASOTA, FLORIDA 34233

PROPERTY HIGHLIGHTS

- - Prime location in Sarasota, FL
- - Spacious and versatile floor plan
- - Modern and well-maintained building
- - Ample parking for tenants and visitors
- - High visibility and signage opportunities
- - Close proximity to major transportation routes
- - Surrounded by thriving businesses and amenities



DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	80	309	2,282
Total Population	229	868	5,589
Average HH Income	\$150,548	\$148,464	\$123,923

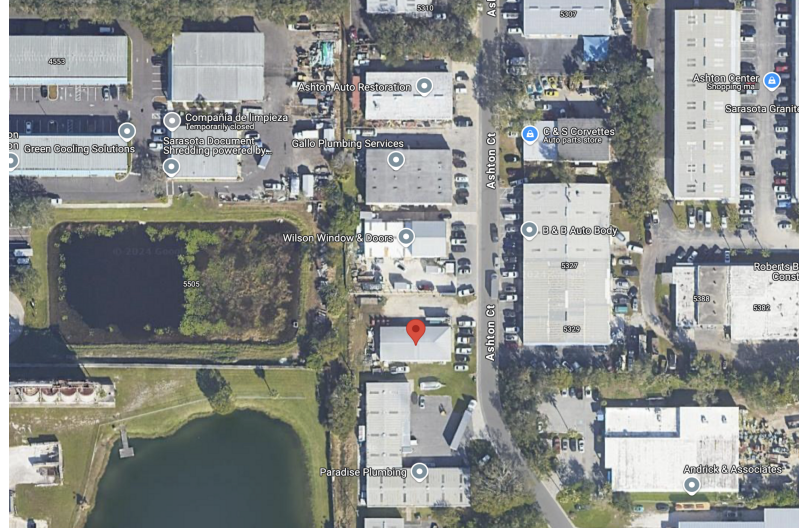
For More Information

ADAM SEIDEL

941 923 0535

adam@americanpropertygroup.com

SARASOTA, FL 34233



OFFERING SUMMARY

Lease Rate:	\$16.00 SF/yr (NNN)
Building Size:	3,280 SF
Available SF:	1,640 - 3,280 SF
Lot Size:	14,999 SF
Year Built:	1979
Zoning:	ILW

PROPERTY OVERVIEW

American Property Group of Sarasota Inc. presents 5336 Ashton Ct, Sarasota, FL.

Explore the potential of this office warehouse space, available for lease with flexible size options ranging from 1,640 SF to 3,280 SF. Each available unit features two overhead doors, dedicated office space, outdoor storage and a restroom, catering to diverse business needs in a strategic Sarasota location. Perfect for businesses seeking adaptable space in a prime Sarasota location, this property offers versatility for a variety of operational needs.

Visit us online at www.AmericanPropertyGroup.com to see all our listings or call (941) 923-0535 at your convenience.

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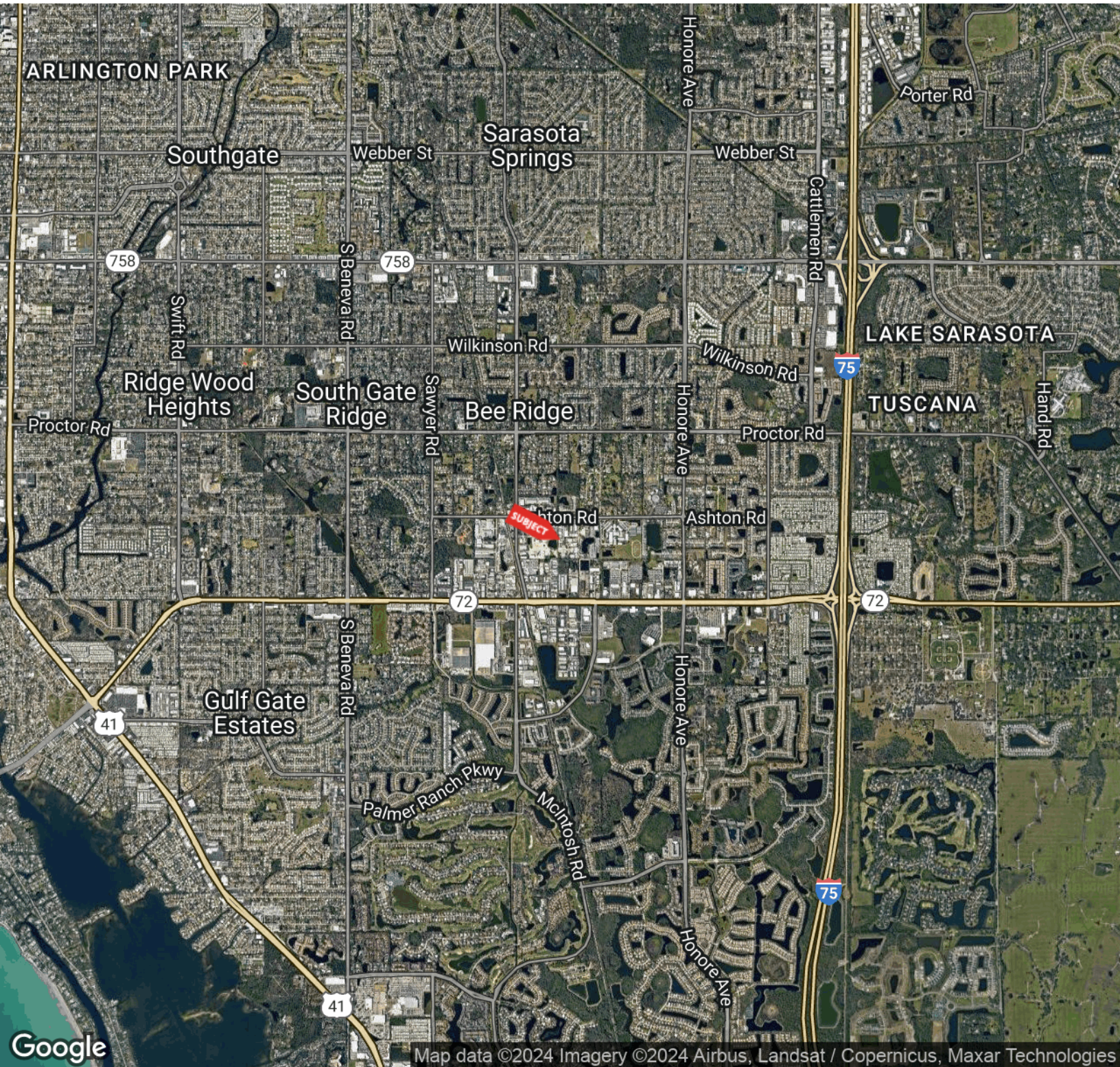
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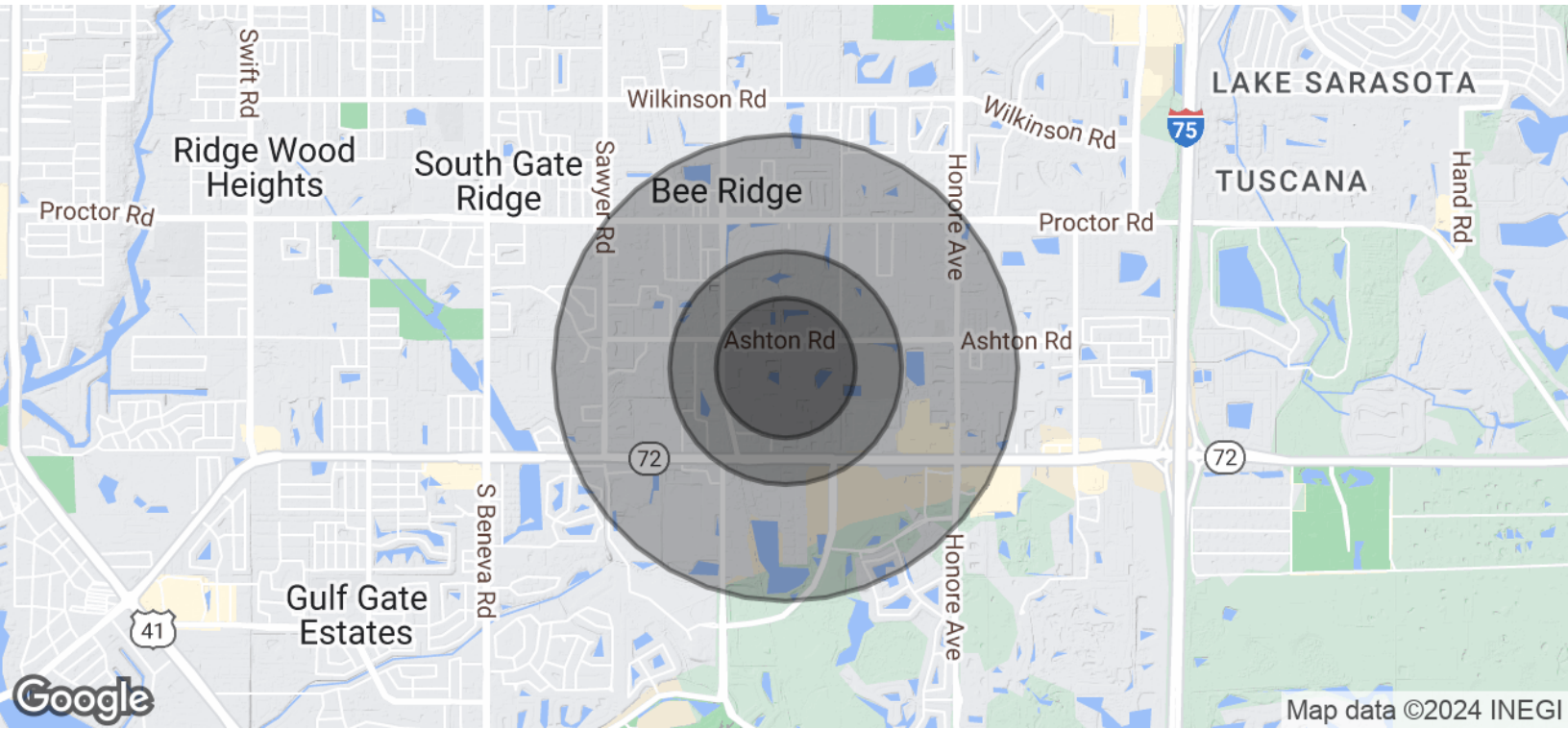
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	229	868	5,589
Average Age	44	44	48
Average Age (Male)	43	43	47
Average Age (Female)	44	45	49
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	80	309	2,282
# of Persons per HH	2.9	2.8	2.4
Average HH Income	\$150,548	\$148,464	\$123,923
Average House Value	\$539,721	\$537,296	\$490,232

Demographics data derived from AlphaMap

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