

Freestanding Office Building

4242 McIntosh Ln., Sarasota, FL 34232

Office
Building
For Sale



Property Description

Well-maintained office building featuring large windows for natural light. The layout includes multiple private offices, a spacious conference room, large breakroom, 500 SF air-conditioned workshop, and a welcoming reception area. Easy access to Bee Ridge Rd and I-75 for convenience. Ideal for professional businesses seeking a move-in ready space in a prime Sarasota location.

OFFERING SUMMARY

Sale Price:	\$575,000
Lot Size:	9,015 SF
Building Size:	3,175 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,773	41,131	83,248
Total Population	13,209	93,113	184,355
Average HH Income	\$91,808	\$99,878	\$107,124

Property Highlights



Loyd Robbins

Principal Broker
(941)-356-9659
loyd@rerobbins.com



3580 S. Tuttle Ave
Sarasota FL 34239
www.rerobbins.com

Spacious Interior

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Located 1 Block North of Heavily Traveled Bee Ridge Rd

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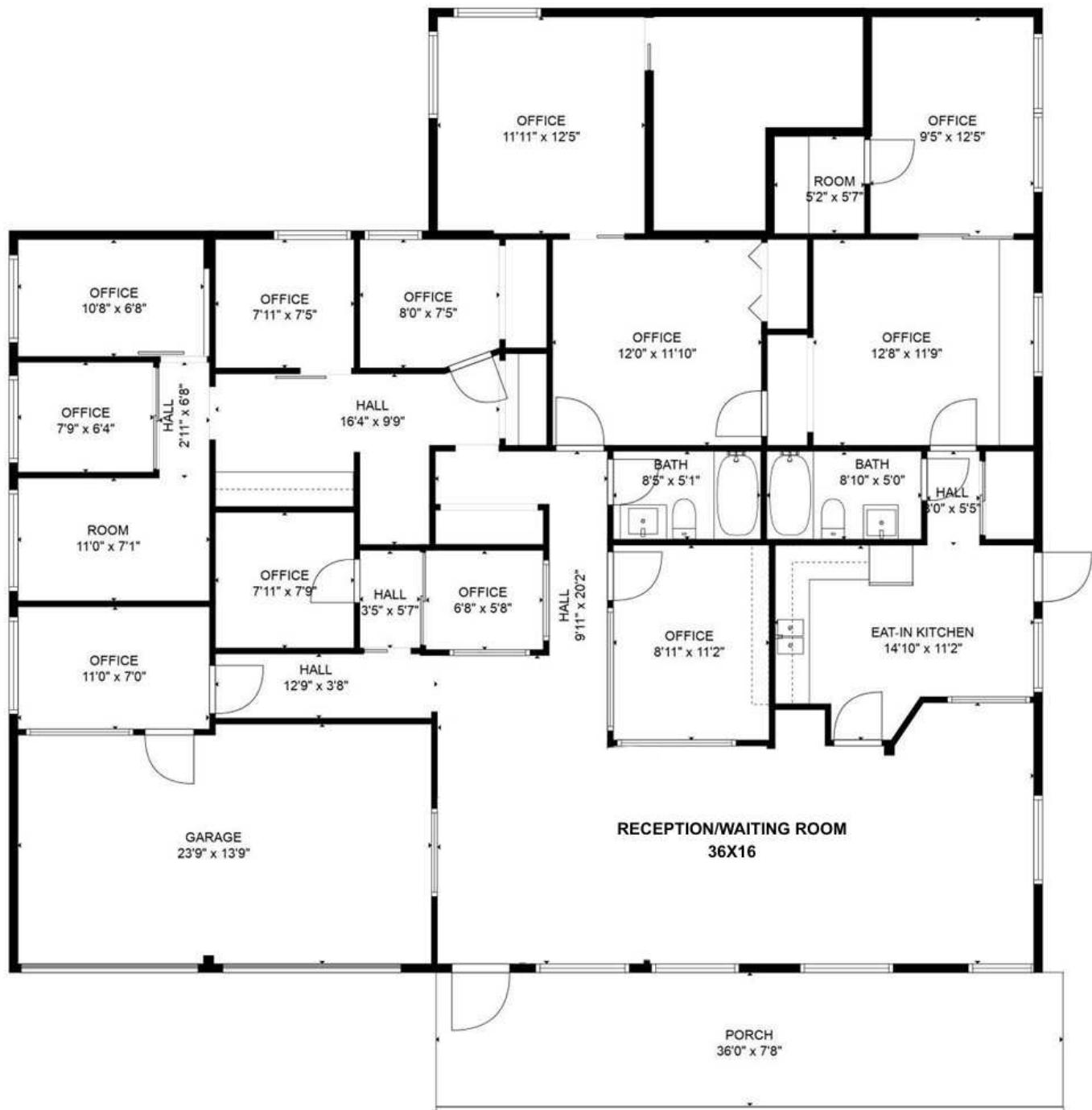
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Versatile Floor Plan

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Centrally Located

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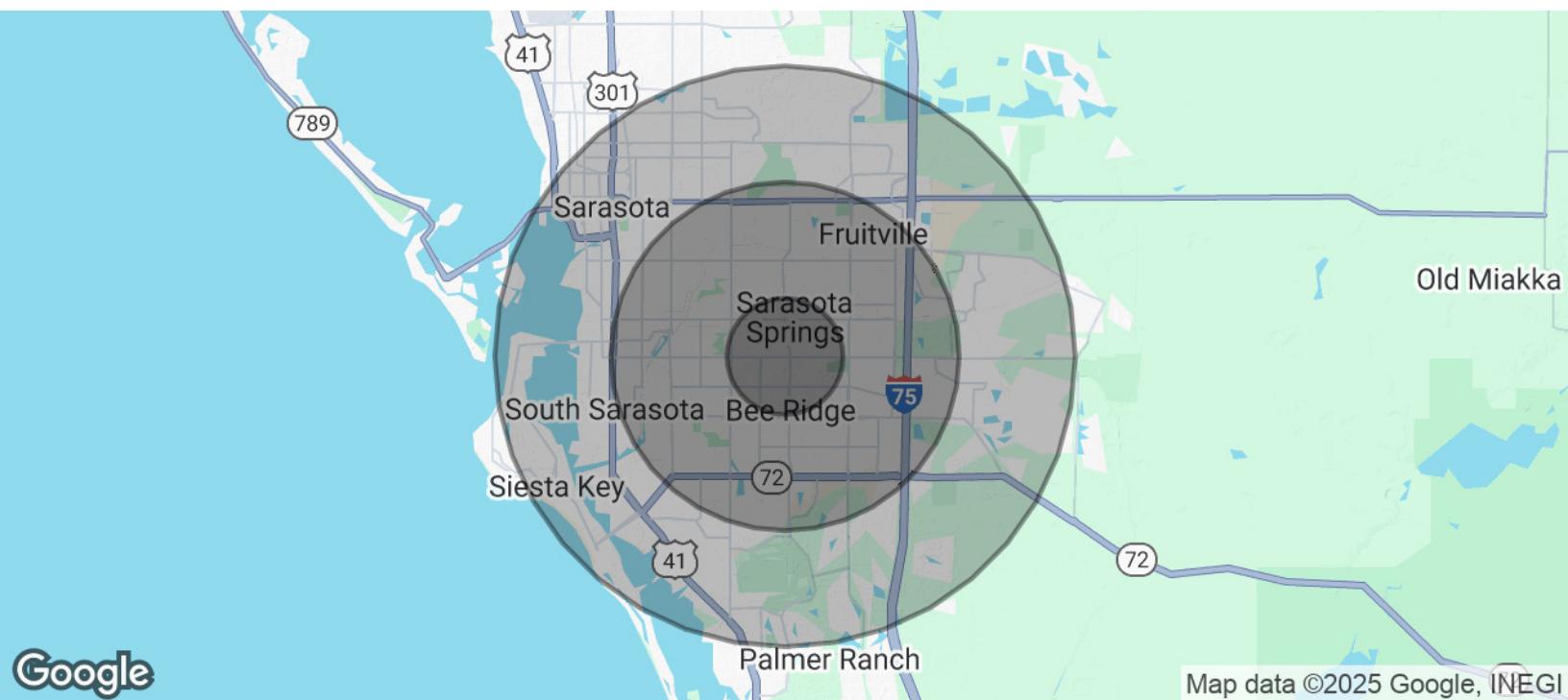


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Rapidly Growing Area

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,209	93,113	184,355
Average Age	48	49	50
Average Age (Male)	46	47	49
Average Age (Female)	49	50	52

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,773	41,131	83,248
# of Persons per HH	2.3	2.3	2.2
Average HH Income	\$91,808	\$99,878	\$107,124
Average House Value	\$353,388	\$424,730	\$493,320

Demographics data derived from AlphaMap



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