



McNulty Group
Incorporated

FOR SALE

5404 33rd St E, Bradenton, FL 34203

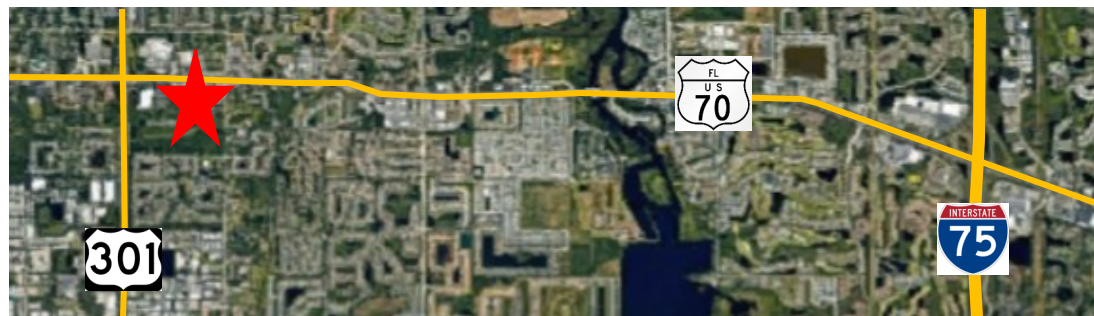


Building #1:	18,776 ± SF
Warehouse:	17,026 ± SF
Office:	1,750 ± SF
Mez. Office:	1,750 ± SF
Year Built:	1974
Clear Height:	16' - 19'
Doors:	(3) Dock 16' x 12'

Building #2:	4,980 ± SF
Warehouse:	4,630 ± SF
Office:	350 ± SF
Year Built:	1974
Clear Height:	16.5'-20'
Doors:	(4) Grade 14' x 14'
Tenant:	Deisel Mechanic \$4,100/ month gross

Total Land Size:	± 4.27 acres
Total Building Area:	34,316 ± SF

Building #3:	10,560 ± SF
Year Built:	2005
Clear Height:	21.5'-25'
Doors:	(4) Grade 14' x 14'
Tenant:	Boat Repair (2,500 SF) \$3,500/month



McNulty Group, Inc. is the agent of the Landlord or Seller of this property and will be paid by the Landlord or Seller. All information furnished with respect to the subject property has been obtained from sources deemed reliable. No representation as to accuracy thereof is made.

This offering is subject to errors, omissions, prior sales or withdrawal without notice.

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Sales Associate

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