



# SAN MARTIN VILLAGE

10688 Gandy Boulevard North, St. Petersburg, FL 33702

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# Property Summary



## PROPERTY DESCRIPTION

San Martin Village presents a unique opportunity with the choice of one unit spanning 1,306 sqft or the option to combine two units for a generous total of 2,614 sqft. These versatile layouts are ideal for a diverse range of businesses, offering flexibility and adaptability. With its prime location in a vibrant, high-traffic area with exceptional visibility on Gandy Blvd, San Martin Village is strategically positioned to propel your business forward in a dynamic commercial environment. Perfect for a variety of businesses, including restaurants, San Martin Village offers the ideal space to bring your culinary vision to life and establish a thriving presence.

SPACES	LEASE RATE	SPACE SIZE
10688 Gandy Blvd N St. Petersburg, FL 33702	\$30.00 SF/yr	1,306 - 2,614 SF
10690 Gandy Blvd N St. Petersburg, FL 33702	\$30.00 SF/yr	2,614 SF

## PROPERTY HIGHLIGHTS

- One unit of 1,306 sqft or Two combined units totaling 2,614 sqft
- Flexible layouts perfect for a variety of businesses
- Located on Gandy Blvd with high traffic and excellent visibility
- Modern amenities for comfort and productivity
- Situated in a vibrant commercial area ideal for business growth
- Over 56,000 cars daily for maximum exposure

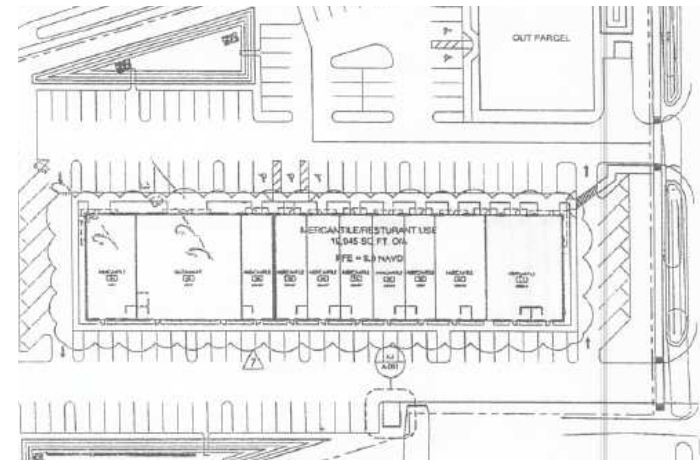
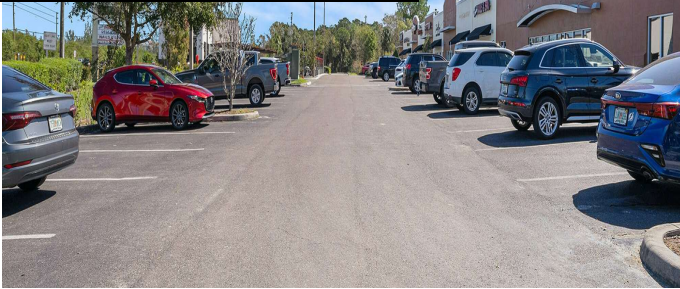
## OFFERING SUMMARY

Lease Rate:	\$30.00 SF/yr (NNN)
Number of Units:	11
Available SF:	1,306 - 2,614 SF
Lot Size:	2.81 Acres
Building Size:	23,440 SF

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Additional Photos



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Retailer Map

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# Demographics Map & Report

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	735	2,689	8,940
Average Age	38	37	39
Average Age (Male)	38	38	39
Average Age (Female)	38	38	40
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	412	1,505	4,994
# of Persons per HH	1.8	1.8	1.8
Average HH Income	\$86,976	\$87,819	\$83,322
Average House Value	\$419,243	\$401,485	\$295,441

Demographics data derived from AlphaMap

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