

Brand New Industrial Property

Industrial
Property
For Sale

6730 28th Street Cir E, Sarasota, FL 34243



Property Description

Brand new 7,200 SF Industrial building in Manatee County. The building is divided into (2) 3,600 SF units. Each featuring a storefront entry leading into a reception area, office and private restrooms. The warehouse areas includes a large overhead door for convenient deliveries and shipping operations. With an 18-foot eave height, vaulting to 22 feet at the peak, the space offers ample vertical clearance for storage, equipment, or racking systems.

Prime Location: Situated just off Highway 301 and Whitfield Avenue, this property provides easy access to both Sarasota and Manatee counties, making it an ideal choice for businesses looking to maximize their regional reach.

OFFERING SUMMARY

Sale Price:	\$2,100,000
Number of Units:	2
Lot Size:	26,977 SF
Building Size:	7,200 SF
Zoning:	HM - Heavy Manufacturing
Parking Spaces:	10

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	868	29,747	86,827
Total Population	2,040	69,514	204,525
Average HH Income	\$87,800	\$85,255	\$80,121



Loyd Robbins

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



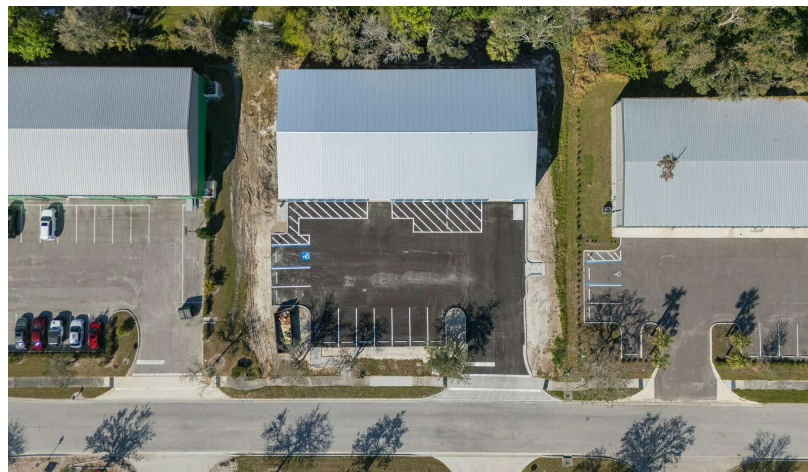
3580 S. Tuttle Ave
Sarasota FL 34239

www.rerobbins.com

Owner User or Investor Opportunity

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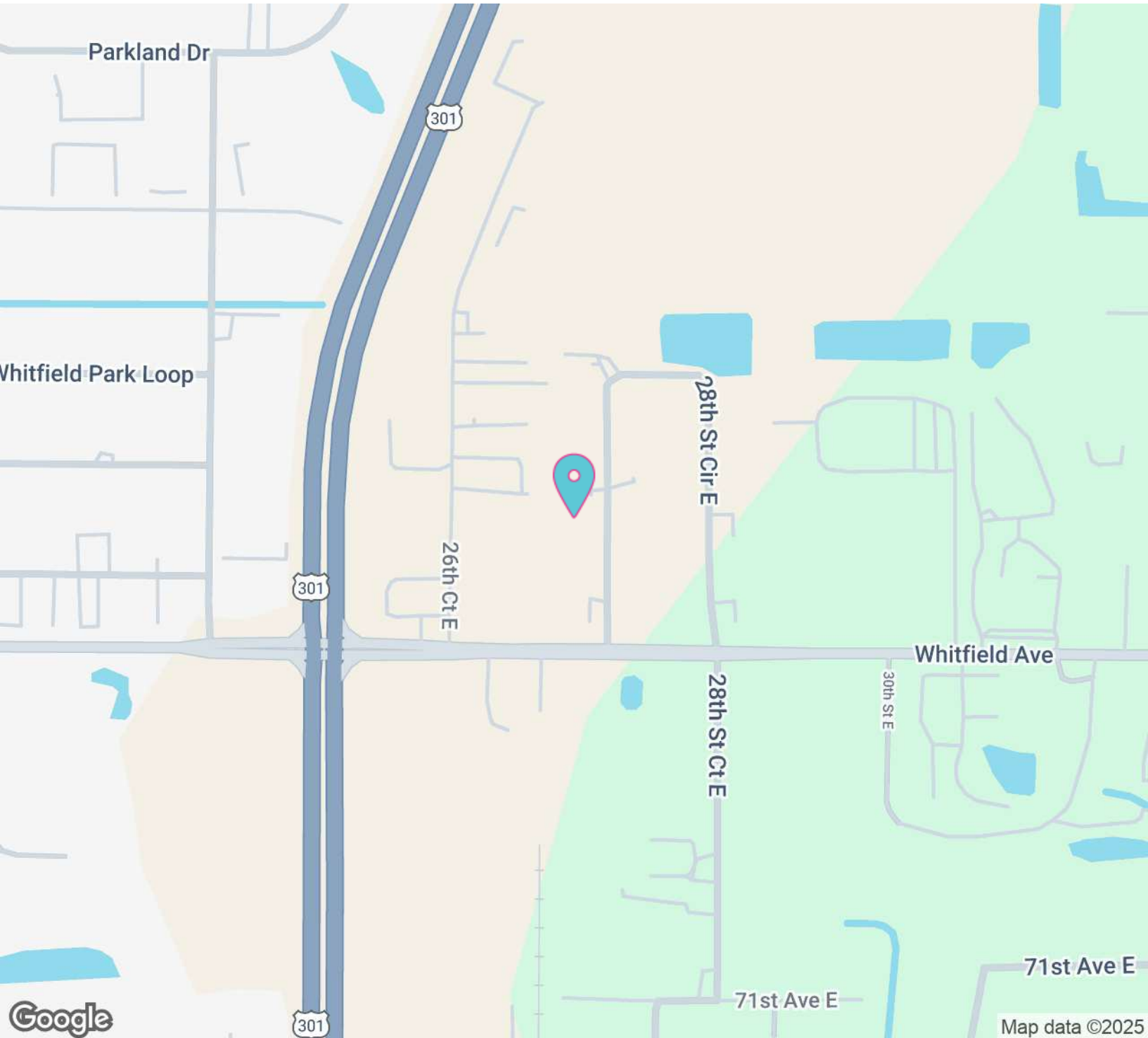
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Conveniently Located

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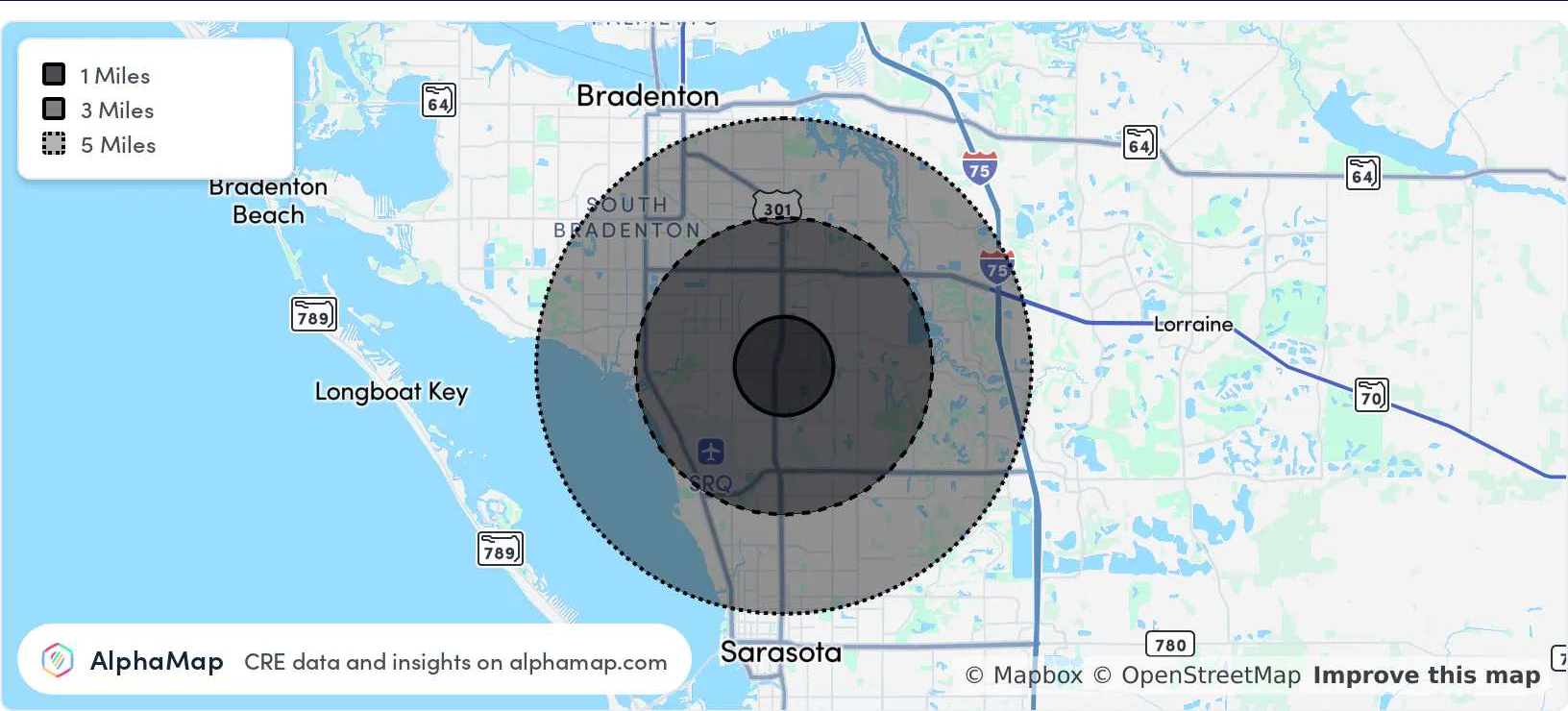
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Rapidly Growing Area

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AlphaMap CRE data and insights on [alphamap.com](https://www.alphamap.com)

© Mapbox © OpenStreetMap [Improve this map](#)

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,040	69,514	204,525
Average Age	49	47	46
Average Age (Male)	48	47	45
Average Age (Female)	49	48	47
HOUSEHOLD & INCOME	1 MILE	3 MILES	5 MILES
Total Households	868	29,747	86,827
Persons per HH	2.4	2.3	2.4
Average HH Income	\$87,800	\$85,255	\$80,121
Average House Value	\$371,133	\$314,758	\$307,860
Per Capita Income	\$36,583	\$37,067	\$33,383

Map and demographics data derived from AlphaMap



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