

South Tamiami Trail

OFFICE Building For Sale Or Lease



Address	7005 S Tamiami Trail, Sarasota, Florida, 34238
Parcel ID#	0109-01-0011
Land Size	14,617 sq ft +/-
Rentable Area	3,856 sq ft +/- total building
Zoning	CG (commercial general) Sarasota County offers a wide variety of permitted uses.
Year Built	1979 (per Sarasota Co)
Parking	17 parking spaces
Utilities	Central Water/Sewer is provided by Sarasota County utilities
Traffic Count	44,500 AADT
Taxes	\$9,803.74 tax year 2019
Price	\$965,000
Lease Rate	\$19.50/sq ft NNN

Harshman & Company, Inc. is the exclusive listing agent for the Owner

Harshman & Company, Inc.
COMMERCIAL REAL ESTATE BROKER

Contact:
John B. Harshman, Broker
Phone: 941-951-2002 Fax: 941-366-5818
1575 Main St., Sarasota, FL 34236
Email: jbh@harshmanrealestate.com
www.harshmanrealestate.com

Any information herewith is obtained from sources we consider reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, withdrawal from market, modification of mortgage commitment, terms and conditions or change in price without prior notice. The information supplied herein is for informational purposes only and shall not constitute a warranty of assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.