

South Tamiami Trail

July Available
For Lease
Excellent
Retail Building
Available



Address 4625 S Tamiami Trail, Sarasota, FL 34231
Unit Sizes 7,632 RSF building May divide in 1,528 sq ft bays
Zoning CG - Commercial, General
Parking 20+ parking spaces in private lot
Price \$21 per sq ft NNN
Term 3 years minimum
Uses Home Furnishing, Appliances, Electronics or Office
Traffic Count 45,000 AADT
Annual Increase 3.5% or CPI whichever is greater
Security Deposit Two months rent

Estimated Rent & Expenses

\$13,356.00	Per month base rent
\$ 3,816.00	CAM (Estimated)
\$17,172.00	Total monthly rent w/o sales tax

Tenant pays separately: electric, janitorial, water/sewer/trash/recycling, HVAC maintenance/repair, landscape maintenance & light bulb replacement.

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



Contact:

John B. Harshman, Broker
Phone: 941-951-2002 Fax: 941-366-5818
1800 2nd St., Suite 957, Sarasota, FL 34236
Email: jbh@harshmanrealestate.com
www.harshmanrealestate.com

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TOTAL - 7,632 sq ft interior

