

**FOR LEASE**  
**\$14.00 SF/YR (GROSS)**



## Property Highlights

- Unit 102 Available. 1,950Sqft
- Anthony Industrial Park in North-Central Ocala
- M1 zoned flex warehouse
- Well-kept front corner property
- 18' eave height with 14'x14' at grade roll-up door.
- Signage on NE 8th Road/Jacksonville Rd.

| Demographics      | 1 Mile   | 3 Miles  | 5 Miles  |
|-------------------|----------|----------|----------|
| Total Households  | 2,066    | 15,250   | 31,430   |
| Total Population  | 5,075    | 38,175   | 80,792   |
| Average HH Income | \$37,833 | \$46,583 | \$53,956 |



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## Available Spaces

| Suite     | Tenant                  | Size (SF) | Lease Type | Lease Rate    | Description   |
|-----------|-------------------------|-----------|------------|---------------|---|
| ■ 101     | Orkin Pest Control      | 1,950 SF  | Gross      | Negotiable    | -   |
| ■ 102     | Available               | 1,950 SF  | Gross      | \$14.00 SF/yr | 1950sf with 1 at grade 14' x 14' truck doors, 12' x 18' office, a bathroom, and flex warehouse bay with exhaust fan. Rate is \$14/sf gross rent x 1950sf = \$2,275.00/mo. plus Sales Tax. |
| ■ 103-104 | BlueTriton Brands, Inc. | 3,900 SF  | Gross      | Negotiable    | -   |

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