

For Sale

CLARK STATION

5130 Station Way, Sarasota, FL 34233



OFFERING SUMMARY

Asking Price:	\$710,000
Asking PSF:	\$240
Available SF:	2,952 SF
Lot Size:	4.17 Acres
Zoning:	OPI

PROPERTY OVERVIEW

Located just minutes from Interstate-75 this desirable office space offers 9 enclosed offices, a conference room, a break room, a reception area, and restrooms. Ideal space for a professional service company looking to have quick access to Sarasota-Bradenton as well as Venice. Please contact the agent for more information about this listing.

JOE C. HEMBREE, CCIM

941.951.1776

jchembree@hembreeco.com

JOEY SAVINSKY

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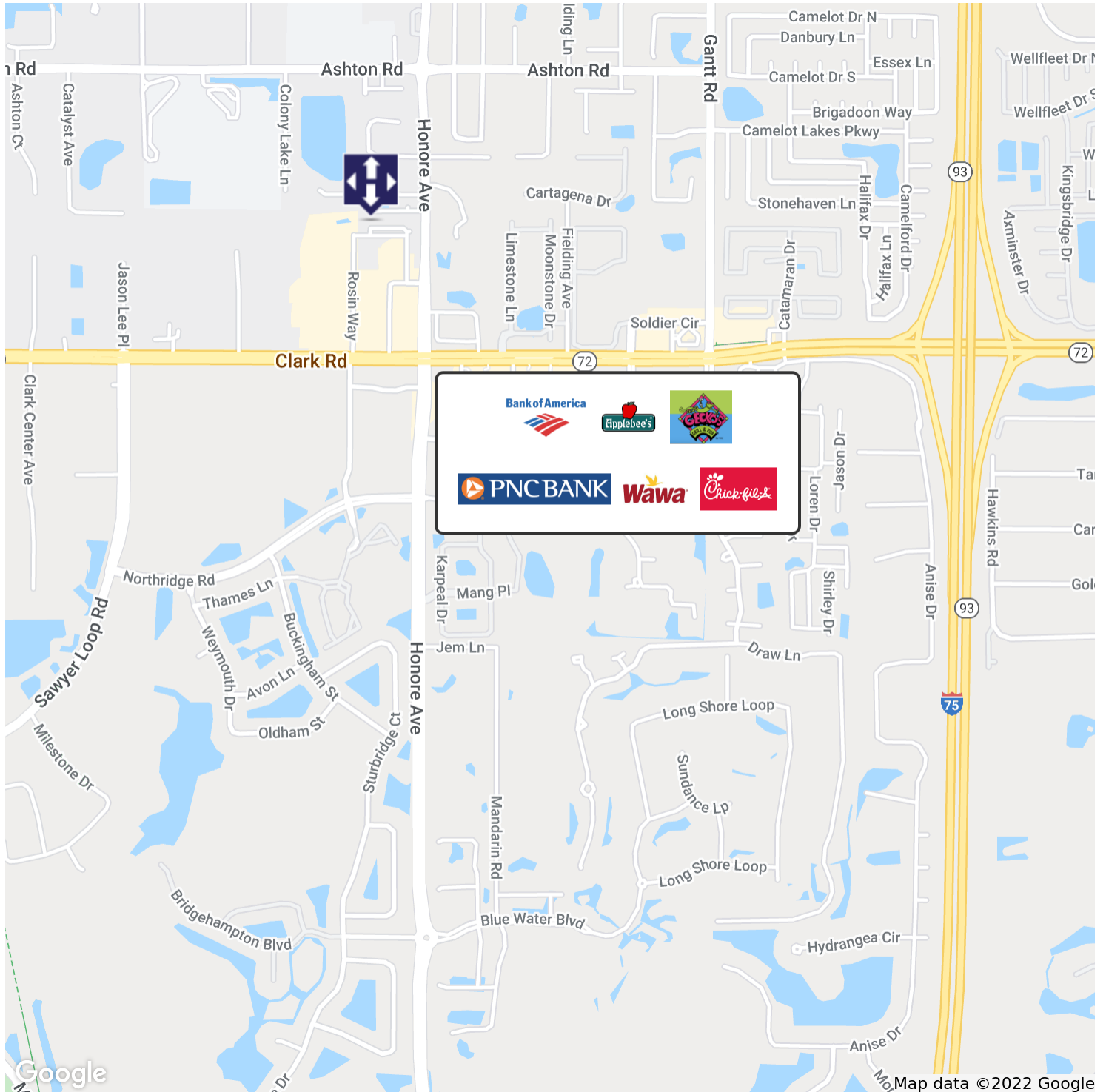
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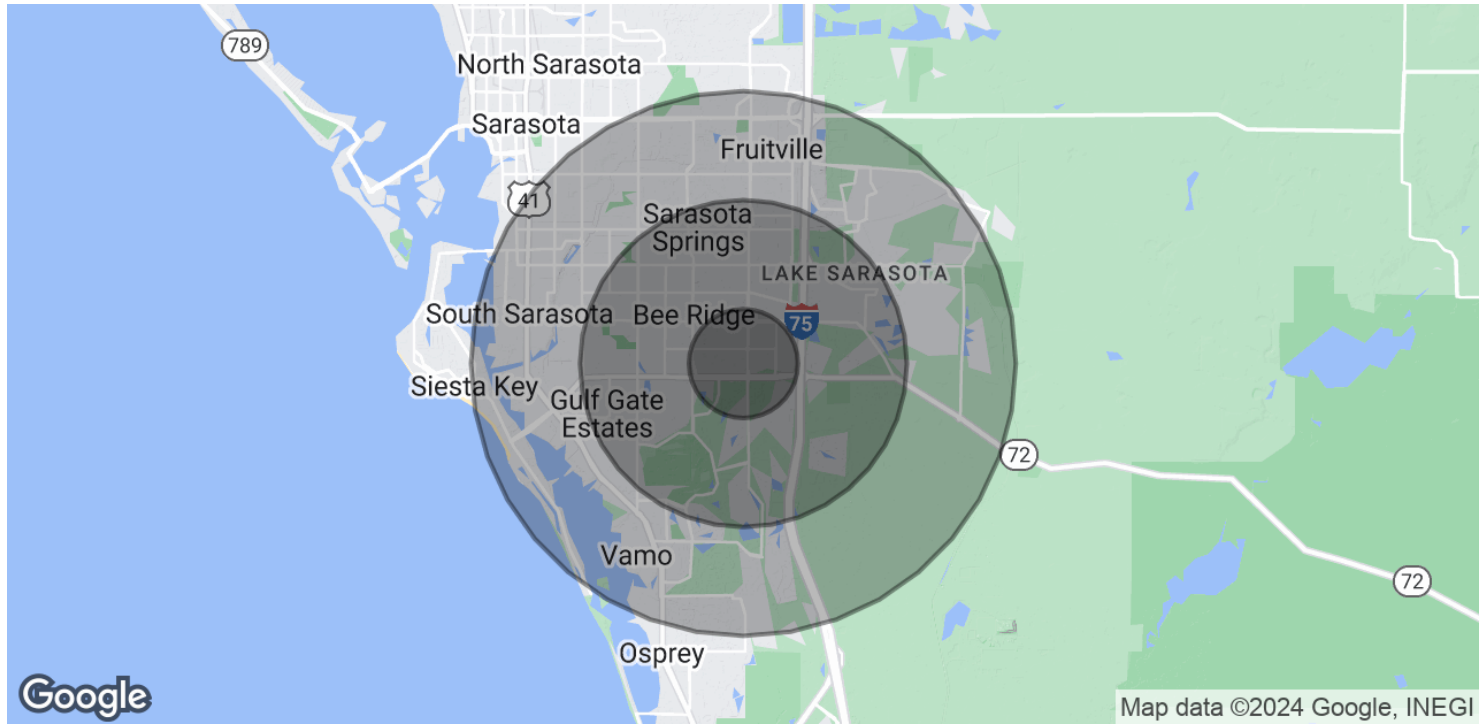
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,721	57,512	133,770
Average age	54.5	49.3	50.0
Average age (Male)	52.2	47.7	48.4
Average age (Female)	55.8	50.8	51.2

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,176	25,127	59,314
# of persons per HH	2.1	2.3	2.3
Average HH income	\$76,842	\$74,940	\$73,425
Average house value	\$301,725	\$282,658	\$300,669

* Demographic data derived from 2020 ACS - US Census

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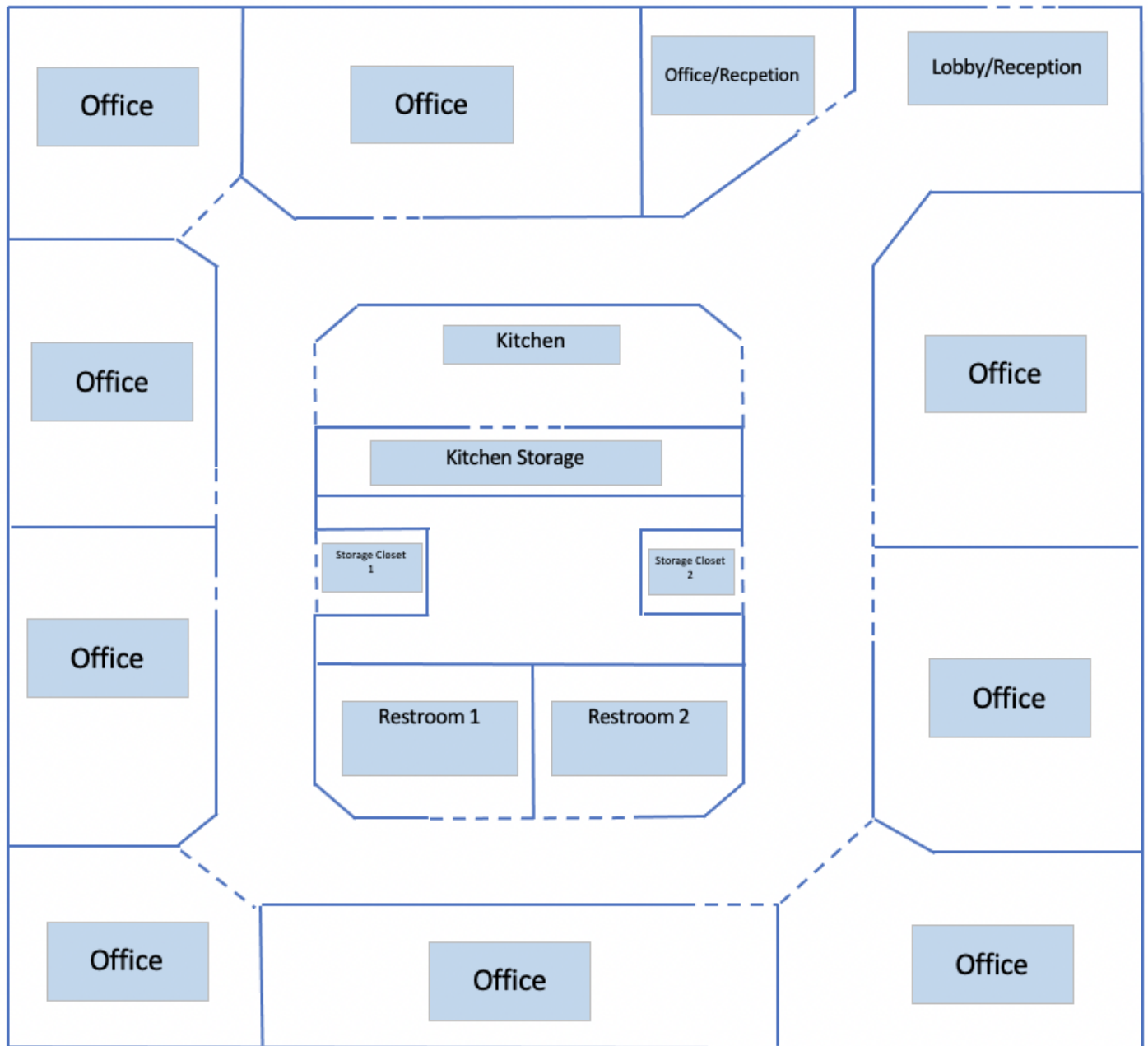


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Entrance



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