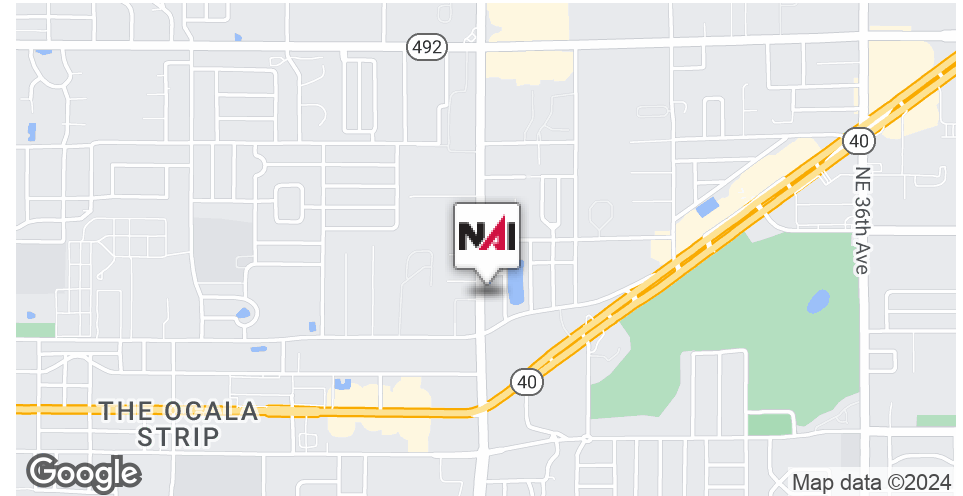


FOR LEASE
NEGOTIABLE



Property Highlights

- NEW LOW PRICE
- 570sf office renovated in 2021
- AADT 13,300 cars per day (FDOT 2022)
- Zoned RO, 4 parking spaces
- Signage on NE 25th Avenue
- 1 open work area, 1 restroom
- The landlord has a use restriction for massage and related services through 6/30/27

Randy Buss, CCIM, SIOR
Managing Partner
352.482.0777 x7214
randy@naiheritage.com

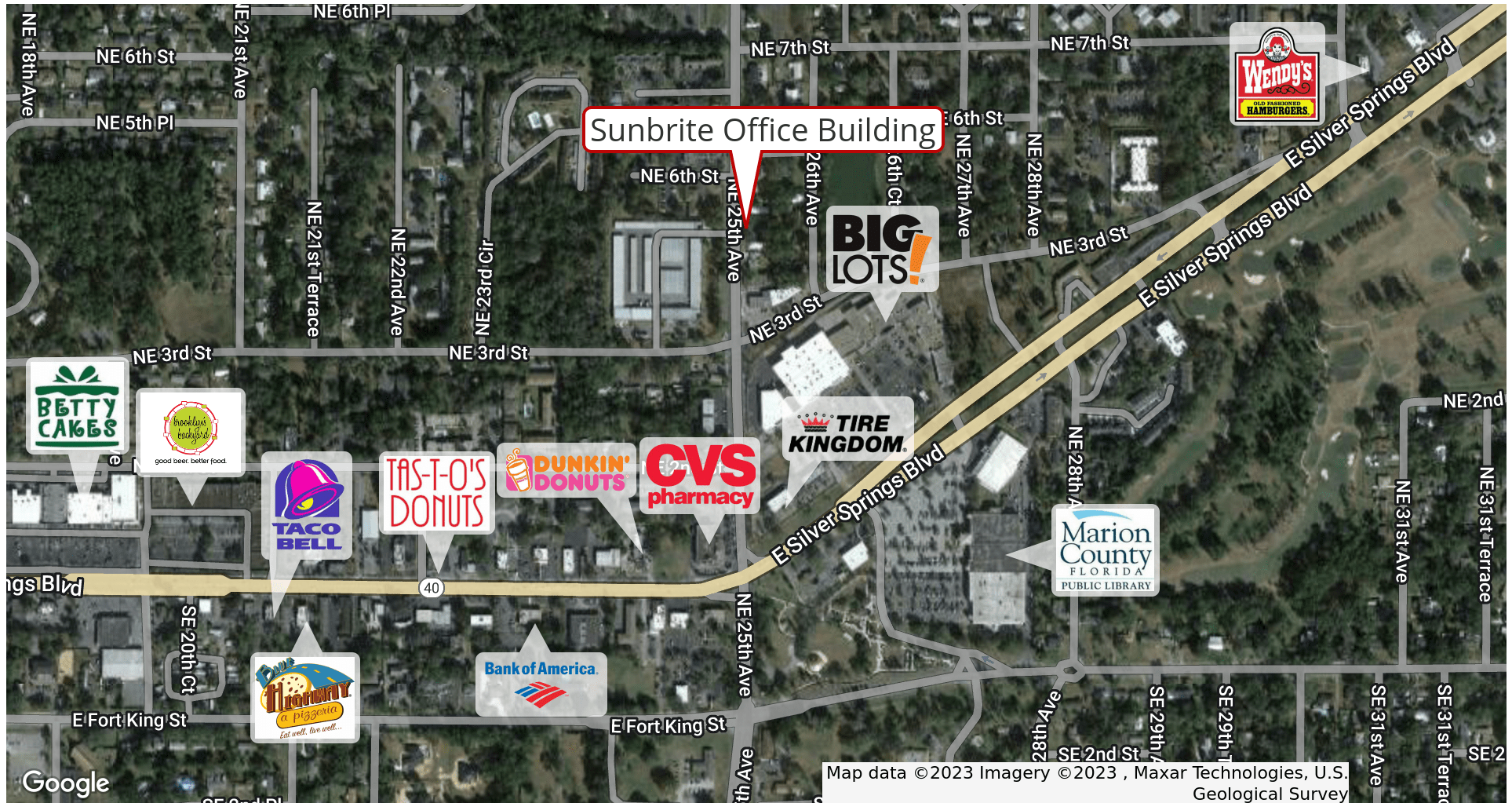
Demographics	3 Miles	5 Miles	10 Miles
Total Households	18,487	33,614	67,698
Total Population	44,831	85,000	174,600
Average HH Income	\$57,199	\$56,289	\$55,431



2605 SW 33rd St. Suite 200
Ocala, FL 34471
352.482.0777
naiheritage.com

Sunbrite Office Building

417 NE 25th Avenue, Ocala, FL 34470



Randy Buss, CCIM, SIOR

Managing Partner

352.482.0777 x7214

randy@naiheritage.com

2605 SW 33rd St. Suite 200

Ocala, FL 34471

352.482.0777

naiheritage.com



Randy Buss, CCIM, SIOR
Managing Partner
352.482.0777 x7214
randy@naiheritage.com

2605 SW 33rd St. Suite 200
Ocala, FL 34471
352.482.0777
naiheritage.com

Lease Information

Lease Type:	-
Total Space:	Fully Leased

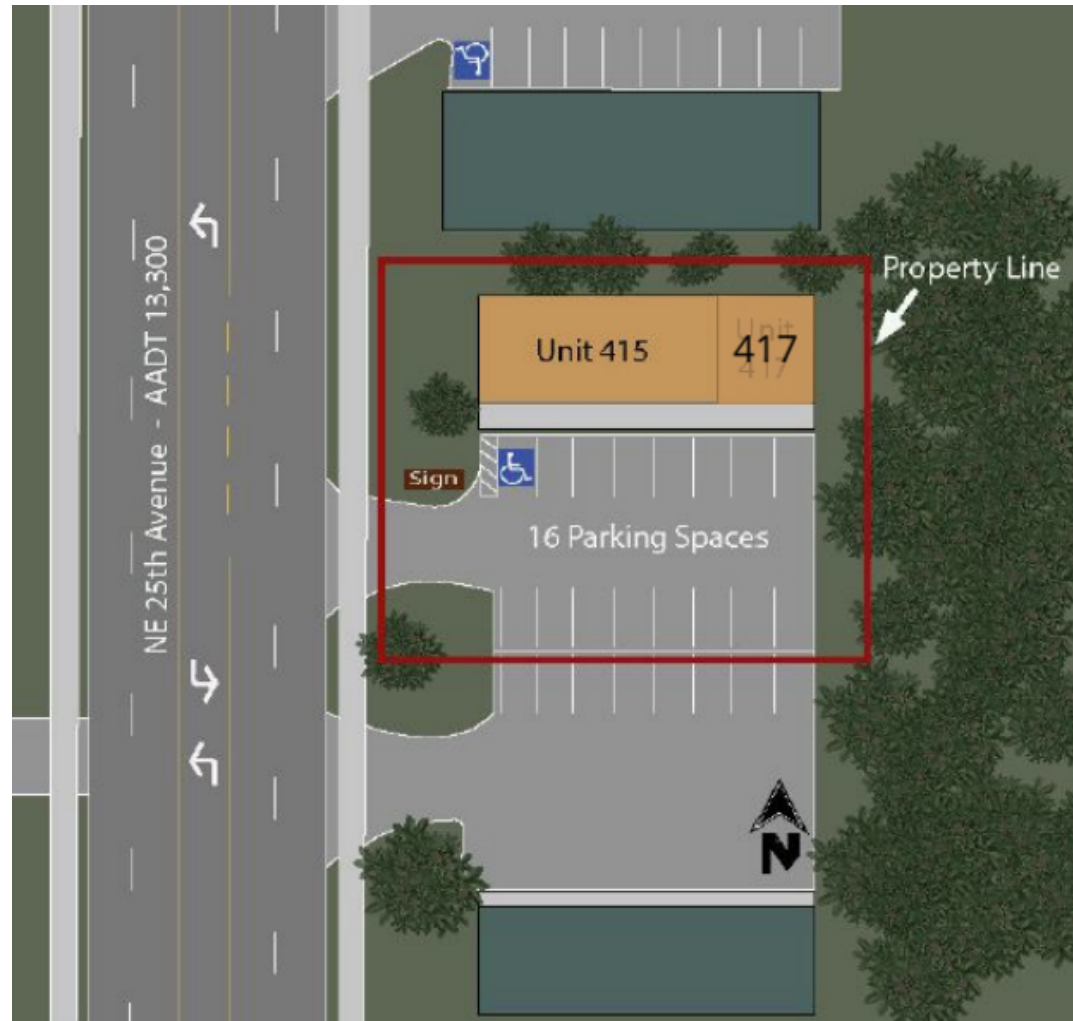
Lease Term:	Negotiable
Lease Rate:	Negotiable

Available Spaces

	Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
■	417	-	570 SF	Gross	\$650 per month	One large open work area, one restroom. Building is 570sf. Units 417, 570sf is \$650/month. The landlord has a use restriction for massage and related services through 6/30/27.
■	415	-	1,562 SF	-	-	-

Randy Buss, CCIM, SIOR
Managing Partner
352.482.0777 x7214
randy@naiheritage.com

2605 SW 33rd St. Suite 200
Ocala, FL 34471
352.482.0777
naiheritage.com



Randy Buss, CCIM, SIOR
Managing Partner
352.482.0777 x7214
randy@naiheritage.com

2605 SW 33rd St. Suite 200
Ocala, FL 34471
352.482.0777
naiheritage.com