

RETAIL/RESTAURANT SPACE

5750 SW 75th Ct | Gainesville, FL 32608



FOR LEASE

FOR MORE INFORMATION:



Eric Ligman

Director

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BOSSHARDT

— REALTY SERVICES —

COMMERCIAL & LAND DIVISION

RETAIL/RESTAURANT SPACE

EXECUTIVE SUMMARY

5750 SW 75th Ct | Gainesville, FL 32608



OFFERING SUMMARY

Lease Rate:	\$18.00 SF/yr (NNN)
Pass Thru	Approximately \$5.62/SF
Available SF:	800 - 2,417 SF
Number of Units:	2
Year Built:	2005
Zoning:	PD
Market:	Tower Road
Submarket:	Park Lane

PROPERTY OVERVIEW

This mixed-use development is at the entrance of the highly sought-after Park Lane luxury apartments. The property is advantageously positioned near the intersection of SW Archer Rd and Tower Road, directly across from Tower Square Both Spaces were formerly occupied by a coffee shop. Suite 60 (2,417 SF) has ample indoor seating, two bathrooms, and a built-in showcase previously used for displaying pastries. Suite 30 (800 SF) provides more of an open layout with great opportunity to buildout to your needs.

PROPERTY HIGHLIGHTS

- Easy access to main roads of Archer Rd and Tower Road
- Located Nearby National Retailers Including Publix, CVS, Dollar General & UF Health

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RETAIL/RESTAURANT SPACE

LOCATION MAP

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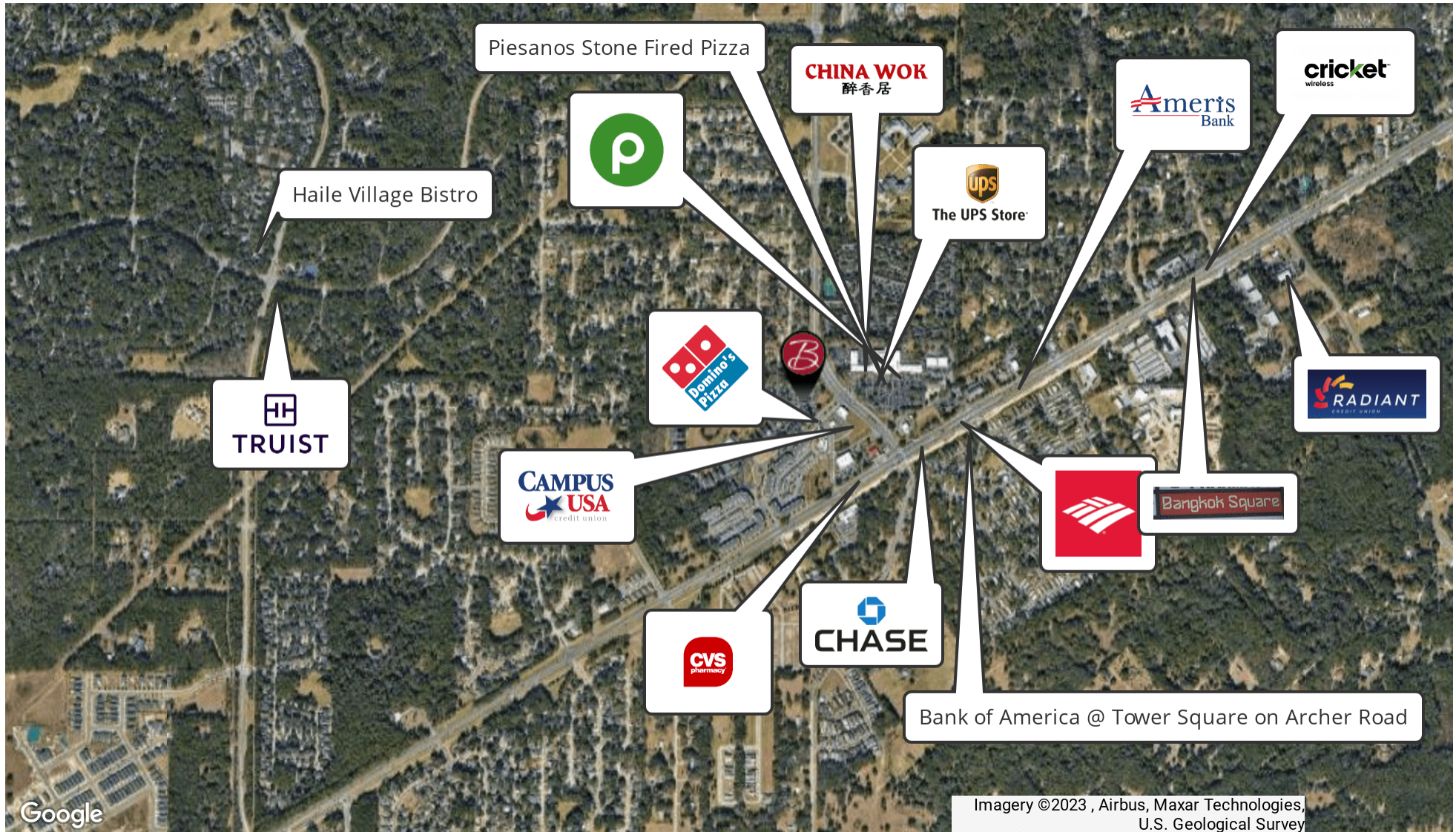
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RETAILER MAP

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RETAIL/RESTAURANT SPACE

AERIAL MAP

5750 SW 75th Ct | Gainesville, FL 32608



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INGRESS/EGRESS

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EXTERIOR PHOTOS

5750 SW 75th Ct | Gainesville, FL 32608



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INTERIOR PHOTOS

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RETAIL/RESTAURANT SPACE

DEMOGRAPHICS MAP & REPORT

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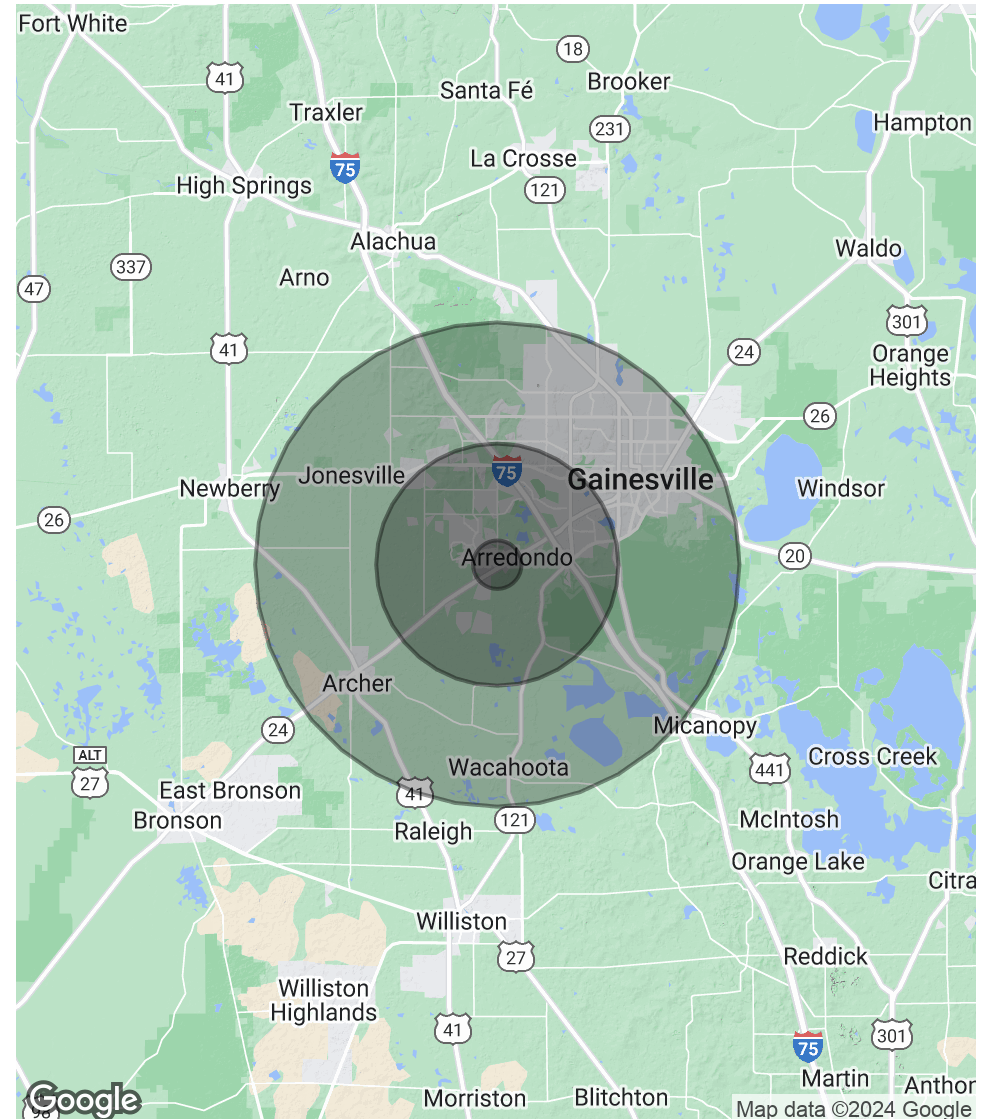
POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	6,895	87,171	217,256
Average Age	32.5	32.6	34.5
Average Age (Male)	32.9	32.6	33.6
Average Age (Female)	33.2	32.9	35.5

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	2,588	40,830	97,802
# of Persons per HH	2.7	2.1	2.2
Average HH Income	\$81,859	\$63,650	\$63,349
Average House Value	\$201,192	\$174,217	\$191,440

** Demographic data derived from 2020 ACS - US Census*



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ABOUT ERIC LIGMAN

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ERIC LIGMAN

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PROFESSIONAL BACKGROUND

Eric Ligman is a prominent figure in the North Florida commercial real estate market, boasting over two decades of experience and an exceptional reputation for delivering results. As the Director of the Commercial and Land Division at Bosshardt Realty Services, Eric is known for his unwavering commitment to his clients and innovative strategies that achieve their goals.

Eric has played a pivotal role in transforming the North Florida landscape by brokering major deals with national and regional companies such as Pennsylvania Real Estate Trust, Campus USA Credit Union, TD Bank, Encell Technologies, RaceTrac, and Sunstate Credit Union. His expertise in navigating complex transactions and negotiating favorable client terms has earned him a trusted and indispensable reputation in the industry.

Eric is deeply dedicated to the North Florida community and is involved with local organizations such as the Ronald McDonald House Charities and the Junior League of Gainesville. His love for the area is reflected in his decision to raise his family there, and in his spare time, he enjoys playing on his highly-ranked tennis team and fishing.

In conclusion, Eric Ligman is a highly experienced and knowledgeable commercial real estate professional with an exceptional track record of success in the North Florida market. His unwavering dedication to his clients, innovative approach, and deep comprehension of the industry make him an invaluable asset for anyone seeking assistance with their commercial real estate endeavors. With Eric's expertise, clients can rest assured that they have a trusted partner to guide them.

Bosshardt Realty Services

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