

AMERICAN PROPERTY GROUP

OF SARASOTA, INC.



1520 63RD AVE E

BRADENTON, FLORIDA 34203

PROPERTY HIGHLIGHTS

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	3,403	91,780	243,938
Total Population	9,087	190,216	474,597
Average HH Income	\$94,528	\$53,719	\$67,309



For More Information

BRIAN SEIDEL

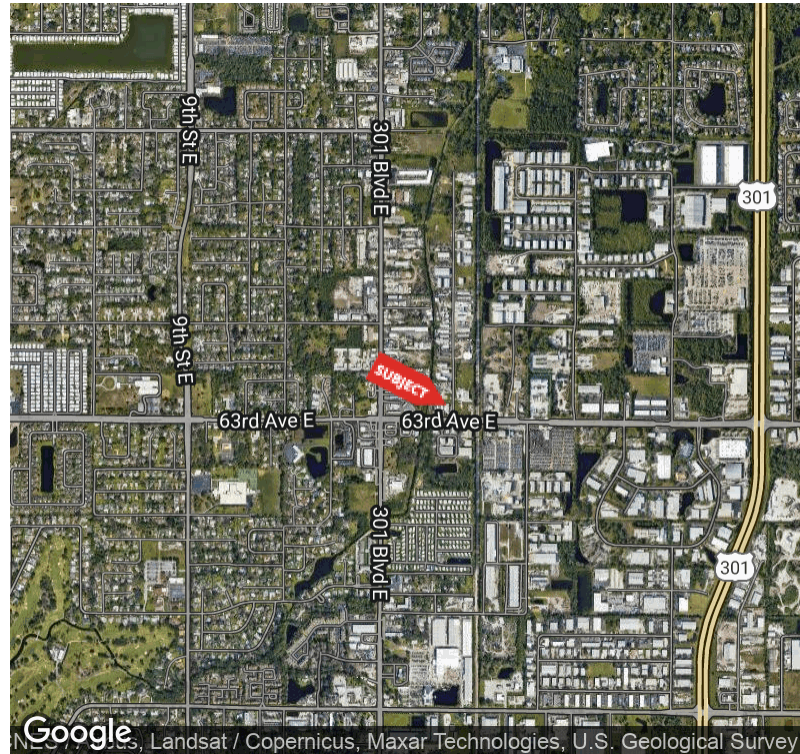
CCIM - Broker Associate

941 544 2970

brian@americanpropertygroup.com

1520 63rd Ave E

11,000SF+ WAREHOUSE ON 2.2AC OF HM ZONED LAND



OFFERING SUMMARY

Sale Price:	\$2,600,000
Building Size:	11,104 SF
Year Built:	1973
Zoning:	HM HEAVY M

PROPERTY OVERVIEW

American Property Group of Sarasota, Inc presents, 1520 63rd Ave E Bradenton FL 34203

Property type: Warehouse

Size: 11,104SF

Zoning: HM

Highlights: Free standing buildings on 2.2AC of HM zoned land. 3 phase on site. HM zoning.

Visit us online at www.AmericanPropertyGroup.com to see all our listings or call (941)923-0535 Ext 305 at your convenience.

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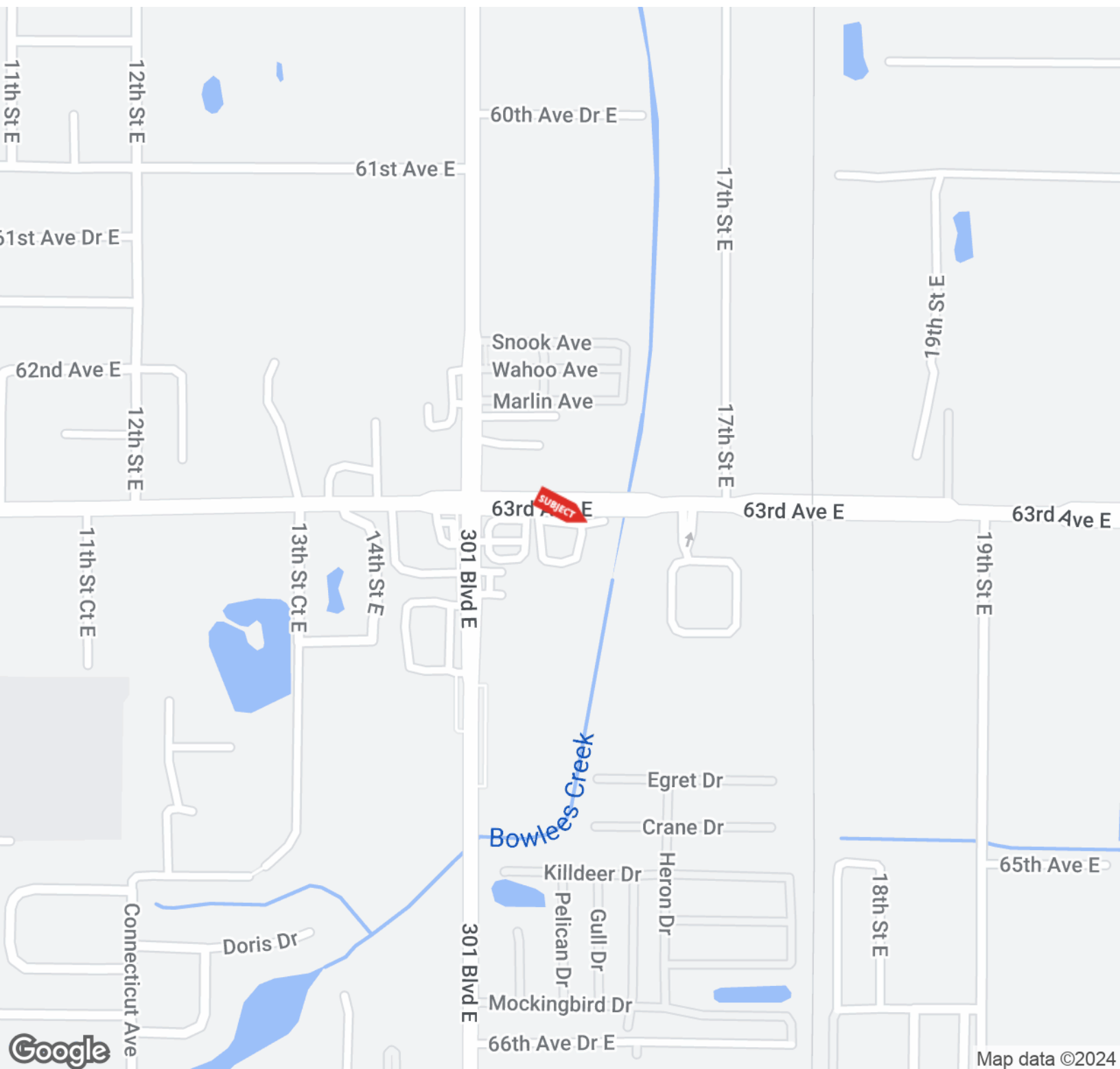
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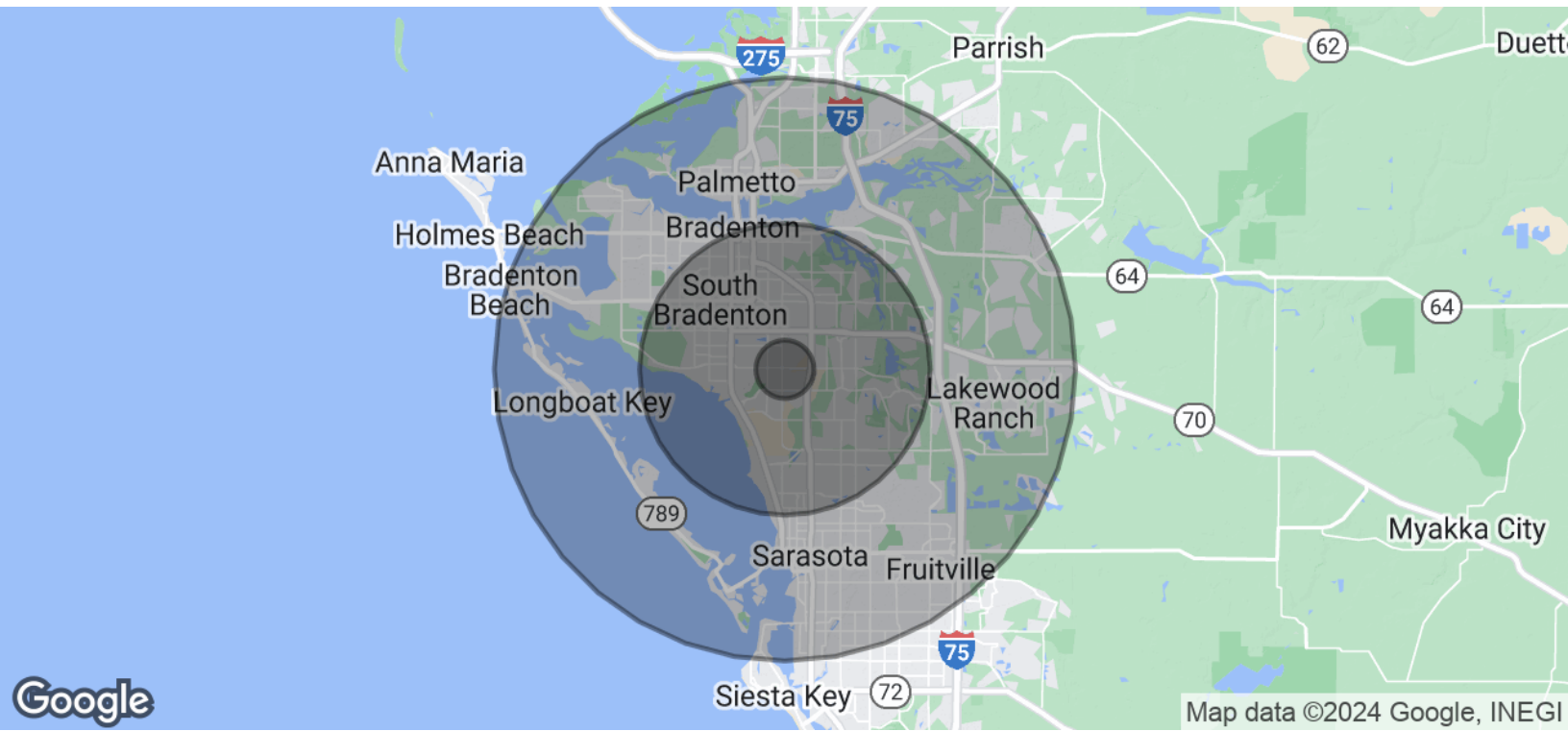


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11,000SF+ WAREHOUSE ON 2.2AC OF HM ZONED LAND



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	9,087	190,216	474,597
Average Age	37.4	45.9	48.2
Average Age (Male)	35.9	44.0	46.9
Average Age (Female)	39.5	47.1	49.3

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	3,403	91,780	243,938
# of Persons per HH	2.7	2.1	1.9
Average HH Income	\$94,528	\$53,719	\$67,309
Average House Value	\$101,814	\$177,212	\$276,247

* Demographic data derived from 2020 ACS - US Census

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