



Michael Saunders & Company®

Commercial  
LICENSED REAL ESTATE BROKER

## 30,060 SQ. FT. INDUSTRIAL BUILDING



### 7524 COMMERCE PLACE, BLDG. 2

SARASOTA, FLORIDA

LEASE \$10,500 PER MONTH

ALL PROPERTIES ARE FEATURED AT

[www.SARASOTA-INDUSTRIAL.COM](http://www.SARASOTA-INDUSTRIAL.COM)

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### SPECIALIZING IN INDUSTRIAL & COMMERCIAL PROPERTIES

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## Property Information Sheet

7524 Commerce Place, Bldg. 2  
Sarasota

**Square Feet: 30,060**

Sq. Ft. Office: 1,000

Sq. Ft. Shop: 29,060

**Acres: 8.04**

Lot Sq. Ft.: 350,222

Lot Dimensions: 139' X 617' - Irregular

**Zoning: L-M**

**Year Built: 1964, 1966 & 1971**

**Electrical: 110/208**

Amps: 2,800

Phase: TH

**Ceiling Height: 14' to 18'**

**Overhead Doors: 2**

**Loading Dock: Yes**

**Fire Sprinklers: Yes**

**Parking: 50 +**

**Taxes: \$37,350.00**

**Occupancy: At Closing**

**Industrial Park: N/A**

**\$0.00**

Sales Price

**\$0.00**

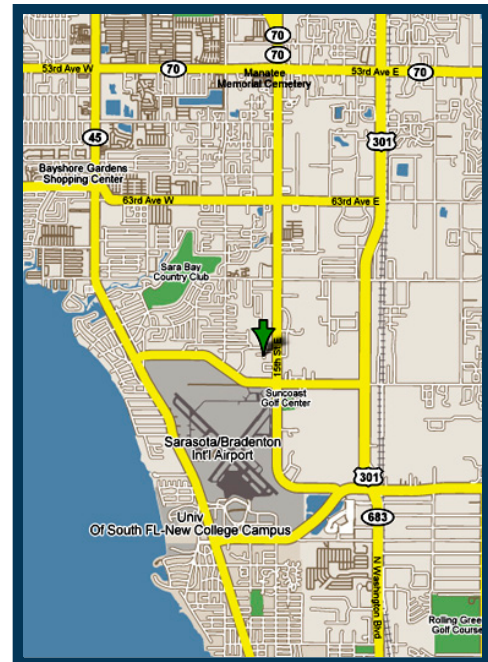
Per Sq. Ft.

**\$10,500.00**

Lease Rate

**\$4.19**

Per Sq. Ft.

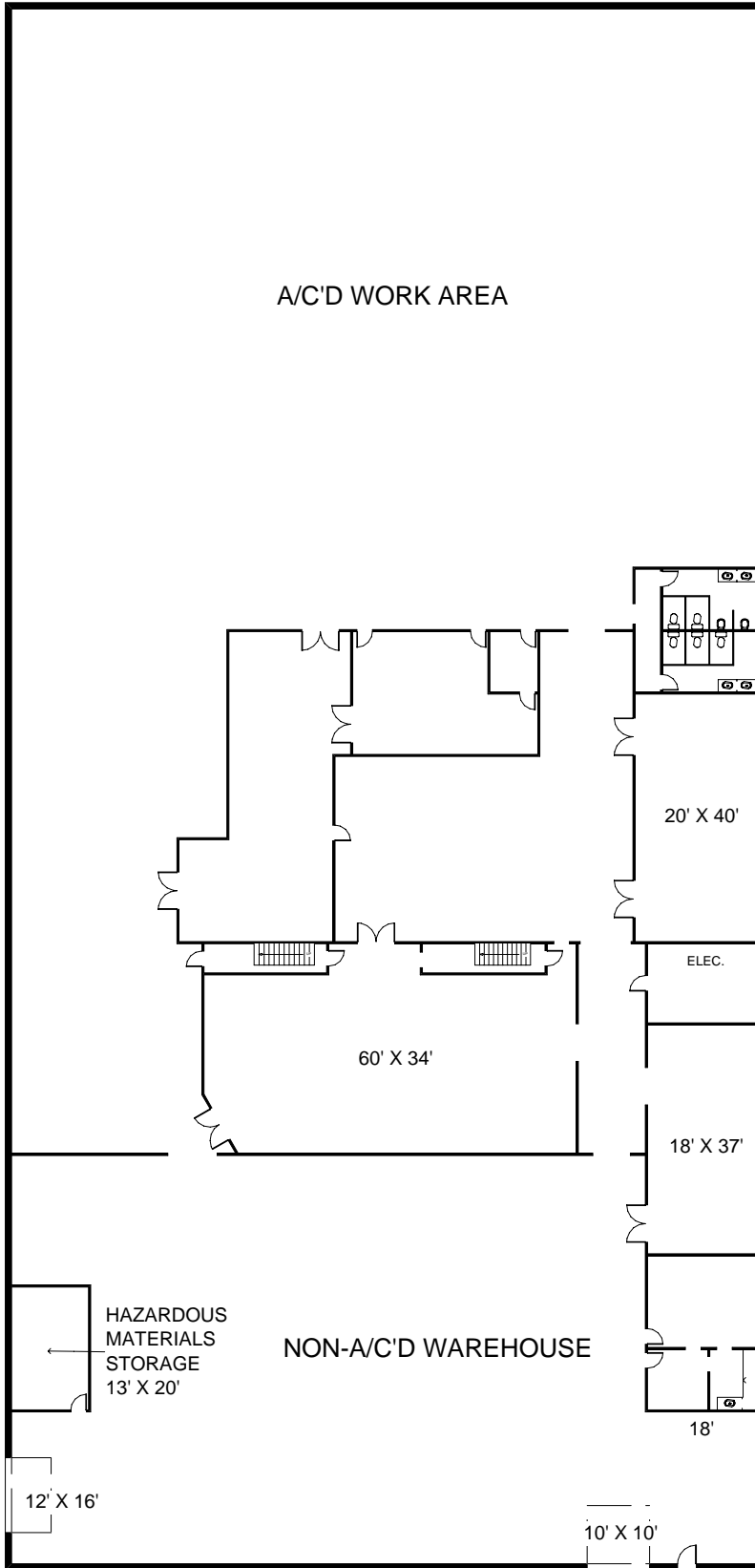


Building #2 - 30,000 sq. ft. metal building with 18' ceilings, 16,000 sq. ft. of A/C'd work area, plus loading ramp and bonus load bearing mezzanine. 1 of 3 buildings in the complex which totals 69,940 sq. ft. on 8.04 acre site. Great location, just north of the Sarasota-Bradenton Airport, with easy access to I-75 via University Parkway.

Call Bob or Roberta Kolton at 941.957.3730 for more information.

THE INFORMATION CONTAINED HEREIN PRESENTED IS BELIEVED TO BE FACTUAL TO THE BEST OF OUR KNOWLEDGE BUT SHOULD NOT BE CONSTRUED TO BE WARRANTED BY MICHAEL SAUNDERS AND COMPANY.

120' NOTE: NOT DRAWN TO EXACT SCALE



250'

**BUILDING 2**  
30,060 SQ. FT. TOTAL  
16,000 SQ. FT. A/C'D WORK AREA  
2ND FLOOR MEZZANINE

LOADING RAMP

LIVING AREA  
190 sq ft