

ANTHONY INDUSTRIAL PARK

1020 NE 16TH ST OCALA, FL 34470

EXECUTIVE SUMMARY

INDUSTRIAL PROPERTY FOR LEASE



OFFERING SUMMARY

Available SF:	12,967 SF
Lease Rate:	\$10.00 SF/yr (NNN)
Lot Size:	0.92 Acres
Year Built:	1978
Building Size:	12,967 SF
Zoning:	M1
Market:	Industrial/Warehouse

PROPERTY OVERVIEW

M1 Industrial Space available in Ocala. The warehouse had a new roof installed January 2022. The warehouse is 12,487 SF with approximately 1000 SF being office space. Available for immediate occupancy July 2024. Some outside storage available on the .92 acre, property is fenced and gated. Wall height is 12.5 ft with 3 grade level bay doors on west side: two are 12' x 12', one is 10'4" w x 9'6" tall and 1 grade level bay door on east side 8' w x 6" tall. Power is 480 V 3-Phase.

PROPERTY HIGHLIGHTS

- Almost 13,000 SF
- Great location
- Zoned M1

FOR MORE INFORMATION CONTACT:

Erin Freel | Broker Associate, CCIM | 813.478.1735 | erin@erinfreel.com

BOYD REAL ESTATE, LLC | 1720 SE 16th Ave #200, Ocala, FL 34471 | 352.861.2248 | boydrealestategroup.com

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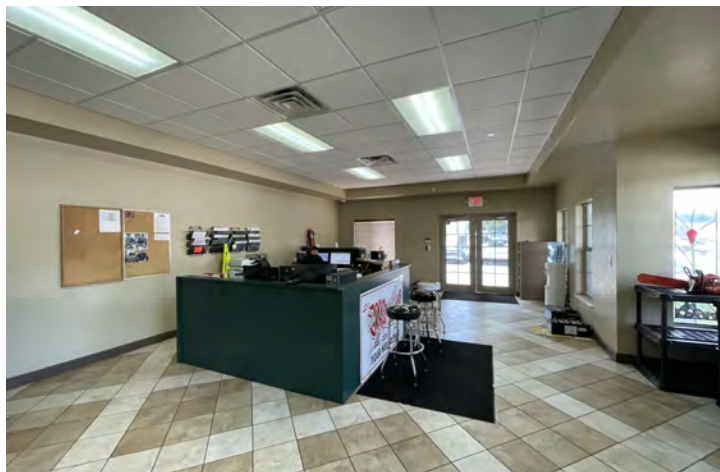


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ADDITIONAL PHOTOS

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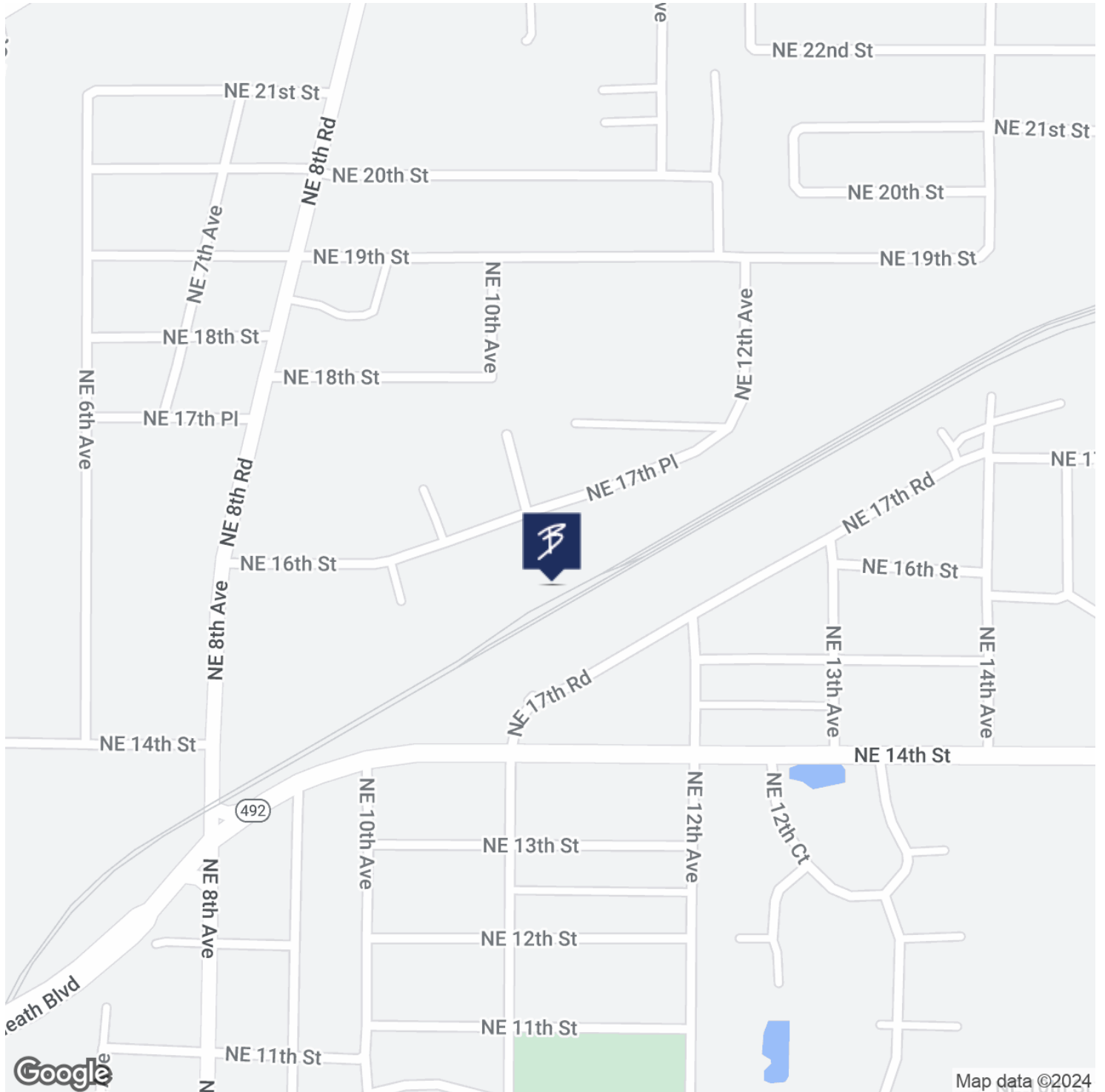


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LOCATION MAP

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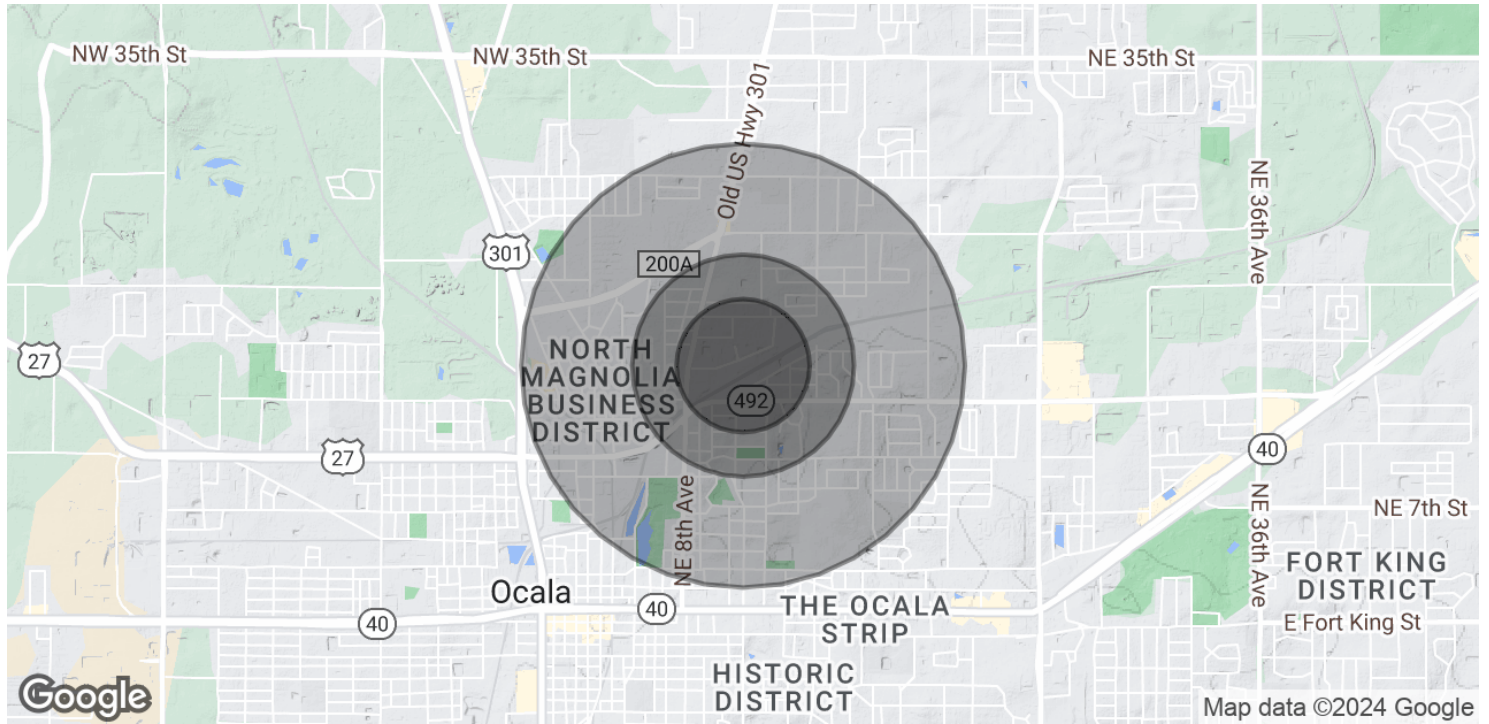


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DEMOGRAPHICS MAP & REPORT

INDUSTRIAL PROPERTY FOR LEASE



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	562	1,667	6,160
Average Age	40	39	38
Average Age (Male)	38	37	37
Average Age (Female)	41	40	39

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	221	647	2,369
# of Persons per HH	2.5	2.6	2.6
Average HH Income	\$54,213	\$55,396	\$55,224
Average House Value	\$149,147	\$159,615	\$182,868

Demographics data derived from AlphaMap

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