



# For Lease

## Mason Commerce Park | Office Space For Lease

1180 N. Williamson Boulevard, Daytona Beach, FL 32114



### OFFERING SUMMARY

**LEASE RATE:** \$23.00 NNN

**AVAILABLE SF:** Unit 100: 3,840 SF

**YEAR BUILT:** 2008

**TRAFFIC COUNT:** Mason Avenue  
15,600 AADT  
Williamson Boulevard  
22,500 AADT

**ZONING:** PD-G Planned General  
Development

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,212	16,037	45,499
TOTAL POPULATION	2,470	38,001	106,351
AVERAGE HH INCOME	\$64,275	\$66,309	\$67,428

### PROPERTY DESCRIPTION

3,840 SF Office Space For Lease in Mason Commerce Park.

Formerly operated as an office-based surgery center. Just minutes to Interstate 95 and LPGA Boulevard. Large waiting room, reception, 3 offices, changing room, nurse's station, prep/post op area, 2 procedure rooms, three restrooms, conference room, and breakroom.

Plenty of parking.

Approximately 53 miles to Orlando, 51 miles to St. Augustine, and 87 miles to Jacksonville.

Estimated CAM, Real Estate Taxes, and Insurance \$5.80 per SF.

### LOCATION DESCRIPTION

Conveniently located between Daytona Beach and Ormond Beach on the southwest corner of Williamson Boulevard and Mason Avenue.

**John W. Trost, CCIM**  
Principal | Senior Advisor  
O: 386.301.4581  
C: 386.295.5723  
john.trost@svn.com







# Additional Photos

## Mason Commerce Park | Office Space For Lease

1180 N. Williamson Boulevard, Daytona Beach, FL 32114



**John W. Trost, CCIM**  
Principal | Senior Advisor  
O: 386.301.4581  
C: 386.295.5723  
[john.trost@svn.com](mailto:john.trost@svn.com)



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change





# Additional Photos

## Mason Commerce Park | Office Space For Lease

1180 N. Williamson Boulevard, Daytona Beach, FL 32114

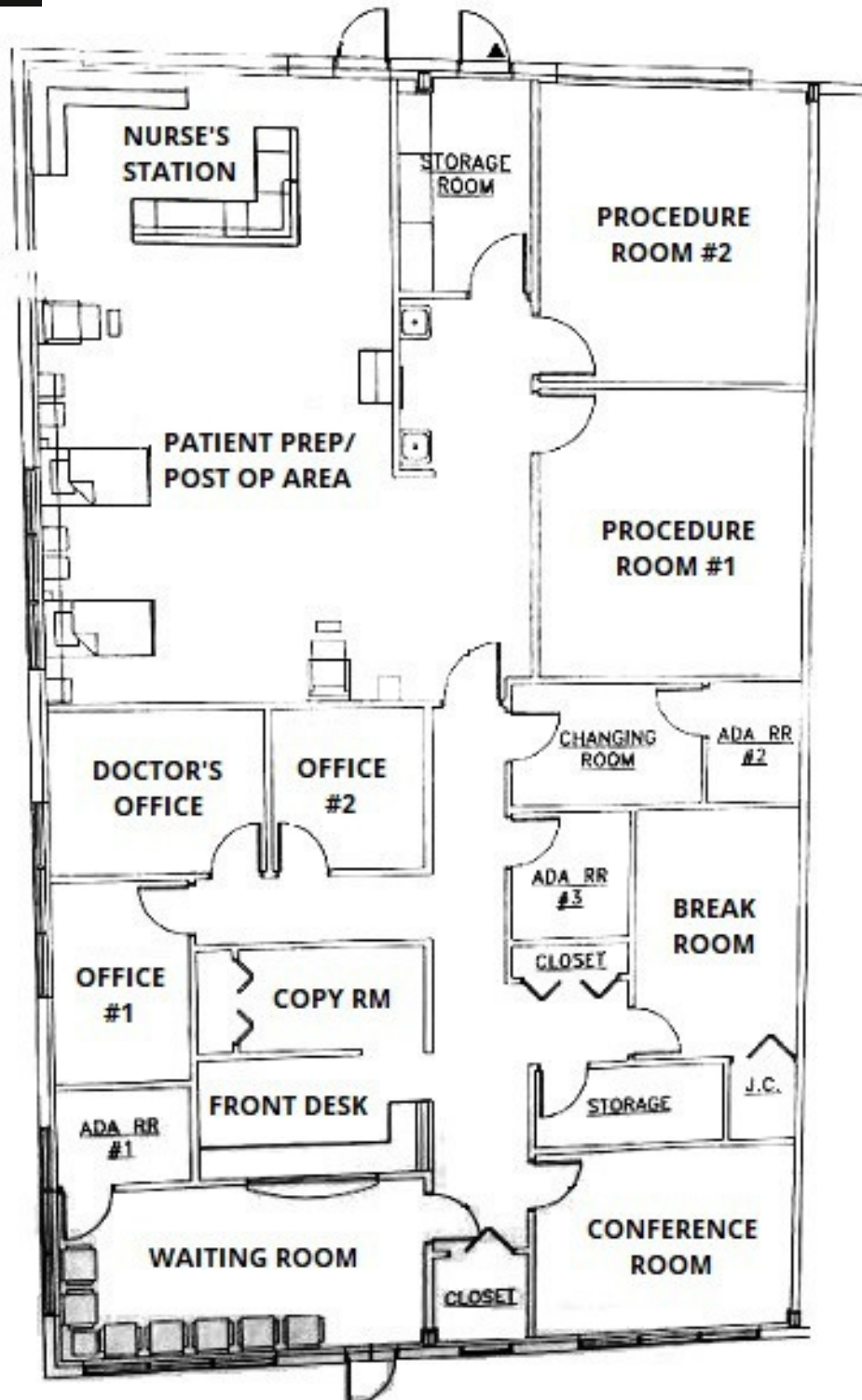


**John W. Trost, CCIM**  
Principal | Senior Advisor  
O: 386.301.4581  
C: 386.295.5723  
[john.trost@svn.com](mailto:john.trost@svn.com)



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change









**John W. Trost, CCIM**  
Principal | Senior Advisor  
O: 386.301.4581  
C: 386.295.5723  
john.trost@svn.com