

REDUCED PRICE!



JAMISON
COMMERCIAL PARTNERS

SR 417 BANK BRANCH

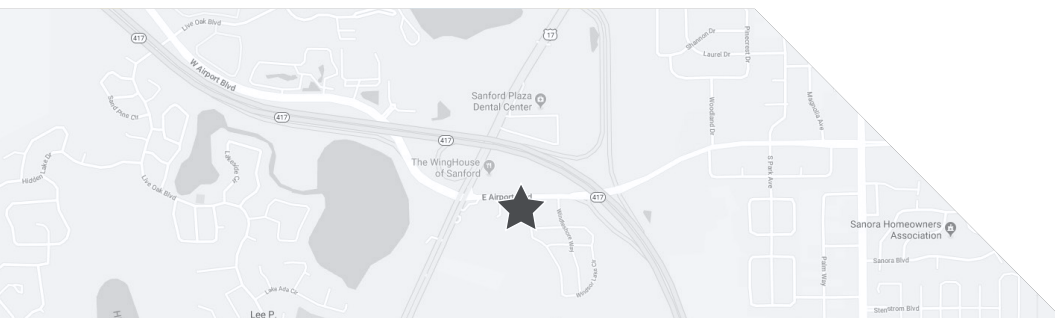
261 E. AIRPORT BLVD., SANFORD, FL 32773

FOR SALE/LEASE

Jamison Commercial Partners is pleased to present for sale or lease, a 3,452± SF free standing bank branch with great access to SR 417. The building is concrete block masonry construction with a standing seam metal roof.

PROPERTY OVERVIEW

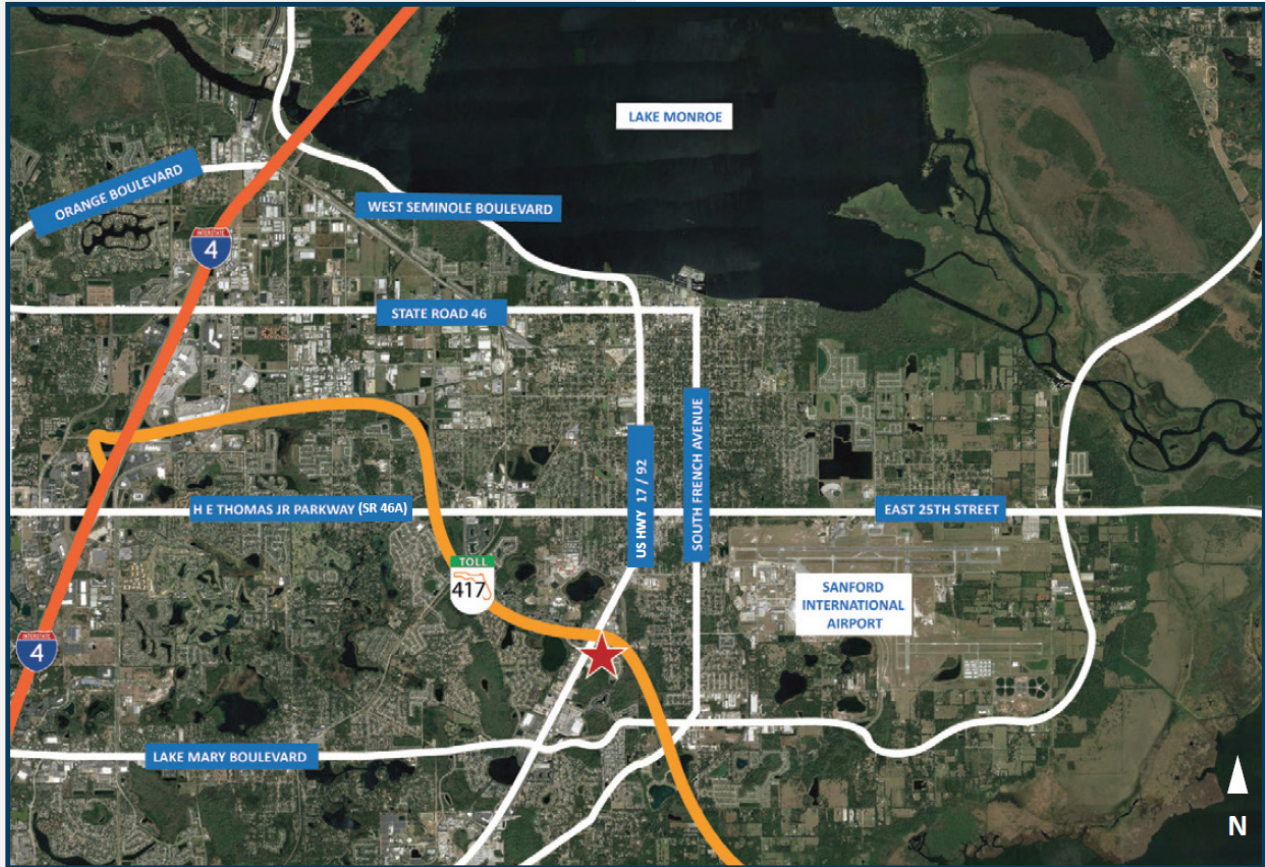
- » 3,452± SF, Built in 1980
- » Free standing bank branch
- » Situated on 1.32 AC w/ excess land for future expansion
- » Two (2) curb-cuts
- » Five (5) drive thru lanes
- » Zoned GC-2, City of Sanford, FL
- » 0.2 miles from SR 417 south ramp
- » 0.35 miles west of US 17/92 (S. Orlando Drive)
- » Sale Price: ~~\$900,000~~ **\$640,000**
- » Lease Rate: **\$20.00/SF, NNN**



DARRYL
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5 DRIVE THRU

**2019
DEMOGRAPHICS**



GENERAL POPULATION



NUMBER OF HOUSEHOLDS



AVG. HOUSEHOLD INCOME

			1 MILE
9,950	3,935	\$59,519	
			3 MILE
59,107	21,250	\$75,417	
			5 MILE
116,176	43,366	\$85,330	

