

FOR LEASE

210 NW 13th Street
Ocala, FL 34475

Gross Rent \$9,000/month

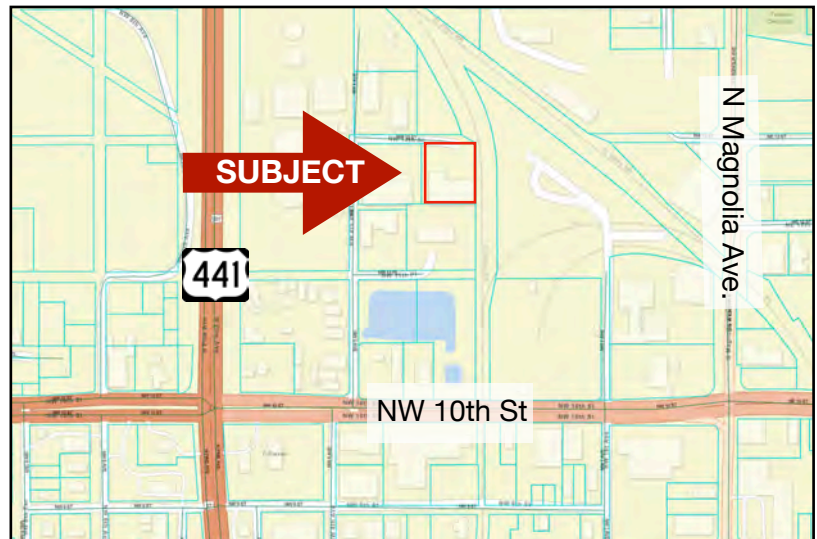


12,000 SF Warehouse features include: fire sprinkled, 16' clear height, bay high lighting, two truck loading dock, ground ramp with ground door and 54' x 25' covered staging area with 12' x 12' grade level door, two offices and two restrooms. Good truck access, located one block from US Hwy 441/301/27 and 2.5 miles east of I-75. \$9/sf/yr Gross Rent.

- 12,000 SF Warehouse
- Zoning: B5
- Acres: .83
- Marion County Parcel ID: 2572-014-001
- MLS#: OM684460

Gross Rent \$9,000.00 / month

Information herein is deemed reliable but not guaranteed.



Van H. Akin, CCIM, SIOR
(352) 804-2446

Van@VanAkin.net | 500 NE 8th Avenue, Ocala, FL 34470

Aerials



Interior Photos





Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser

501 SE 25th Avenue, Ocala, FL 34471 Telephone: (352) 368-8300 Fax: (352) 368-8336

2026 Property Record Card

2572-014-001

[GOOGLE Street View](#)

Prime Key: 1214271

[MAP IT+](#)

Current as of 4/8/2026

Property Information

PARDEE EMILY L TRUST
731 SE 30TH AVE
OCALA FL 34471-2714

Taxes / Assessments:

Map ID: 178

Millage: 1001 - OCALAM.S.T.U.PC: 48

Acres: .83

Situs: 210 NW 13TH ST OCALA

2025 Certified Property Value by Income

Land Just Value	N/A		
Buildings	N/A		
Miscellaneous	N/A		
Total Just Value	\$416,844	Impact	
Total Assessed Value	\$375,766	<u>Ex Codes:</u>	(\$41,078)
Exemptions	\$0		
Total Taxable	\$375,766		
School Taxable	\$416,844		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$72,310	\$308,970	\$9,203	\$416,844	\$375,766	\$0	\$375,766
2024	\$63,271	\$289,387	\$9,203	\$372,319	\$341,605	\$0	\$341,605
2023	\$47,002	\$305,732	\$9,203	\$343,383	\$310,550	\$0	\$310,550

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
7442/1127	04/2021	09 EASEMNT	0	U	V	\$100
3004/1015	08/2001	05 QUIT CLAIM	2 V-SALES VERIFICATION	U	I	\$100
3004/1012	08/2001	07 WARRANTY	2 V-SALES VERIFICATION	U	I	\$165,000
2191/1300	10/1995	09 EASEMNT	7 PORTIONUND INT	U	I	\$2,000
2191/1298	10/1995	07 WARRANTY	7 PORTIONUND INT	U	I	\$100
0838/0548	03/1977	02 DEED NC	0	U	I	\$100

Property Description

SEC 07 TWP 15 RGE 22
PLAT BOOK A PAGE 074
ALLREDS ADD OCALA
E 180.3 FT OF LOT 1 BLK N AKA: E 180.3 FT OF THE

FOLLOWING: COM NE COR OF BLK N TH S 89-46-30 W
390.91 FT TH S 201.29 FT TH N 89-33-00 E 390.66 FT
TH N 0-04-30 E 199.76 FT TO POB & TOGETHER WITH
A EASEMENT ACROSS THE FOLLOWING: COM NE COR
OF BLK N ALLREDS ADD TH S 00-04-30 W 199.76 FT TH
N 88-33-00 E 1.00 FT TH N 00-04-30 E 199.74 FT TH
S 89-46-30 W 1.00 FT TO POB

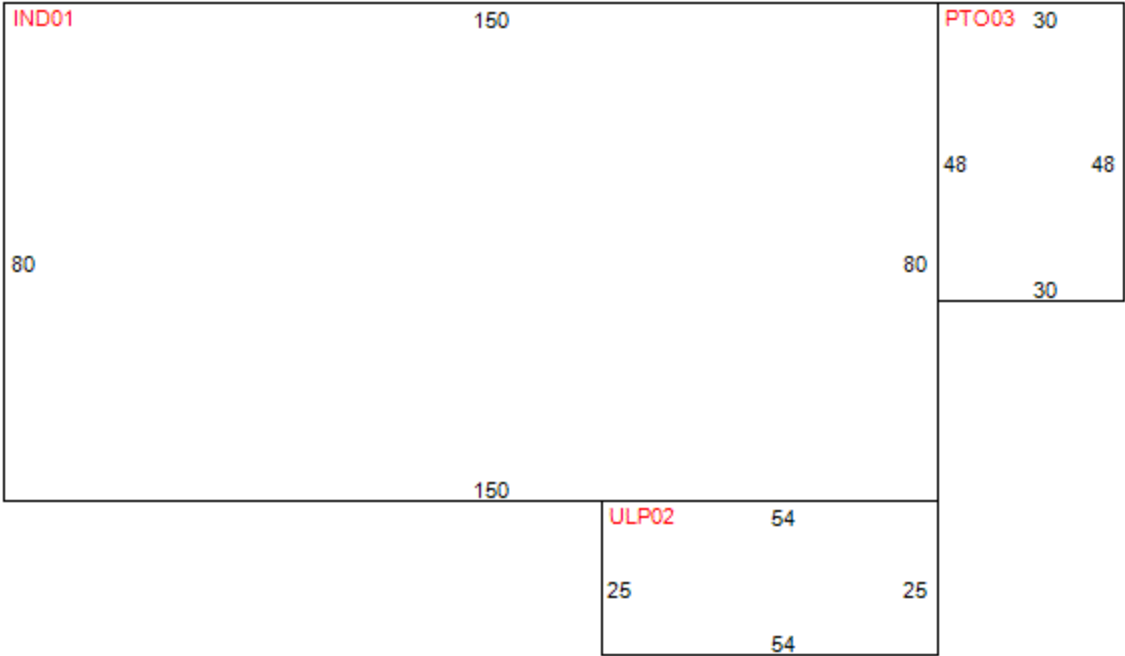
[Land Data - Warning: Verify Zoning](#)

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
GCNF	4800	180.0	200.0	B5	36,155.00	SF							
Neighborhood 9917													
Mkt: 2 70													

[Traverse](#)

Building 1 of 1

IND01=L150U80R150D80.
ULP02=L54D25R54U25.U80
PTO03=R30D48L30U48.



Building Characteristics

Structure 6 - PILASTERS
Effective Age 7 - 30-34 YRS
Condition 3
Quality Grade 500 - FAIR
Inspected on 3/1/2022 by 117

Year Built 1974
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Base Perimeter 460

Exterior Wall 24 CONC BLK-PAINT

Section	Wall Height	Stories	Year Built	Basement %	Ground Flr Area	Interior Finish	Sprinkler A/C
1	18.0	1.00	1974	0	12,000	M48 WAREHOUSE/DISTRIBUTE	94 % Y N
						M48 WAREHOUSE/DISTRIBUTE	6 % Y Y
2	17.0	1.00	1974	0	1,350	ULP LOADING-UNFINS	100 % Y N
3	4.0	1.00	1974	0	1,440	PTO PATIO	100 % N N

Section: 1

Elevator Shafts: 0 **Aprtments:** 0 **Kitchens:** 0 **4 Fixture Baths:** 0 **2 Fixture Baths:** 2
Elevator Landings: 0 **Escalators:** 0 **Fireplaces:** 0 **3 Fixture Baths:** 0 **Extra Fixtures:** 2

Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
144 PAVING ASPHALT	13,860.00	SF	5	1974	3	0.0	0.0

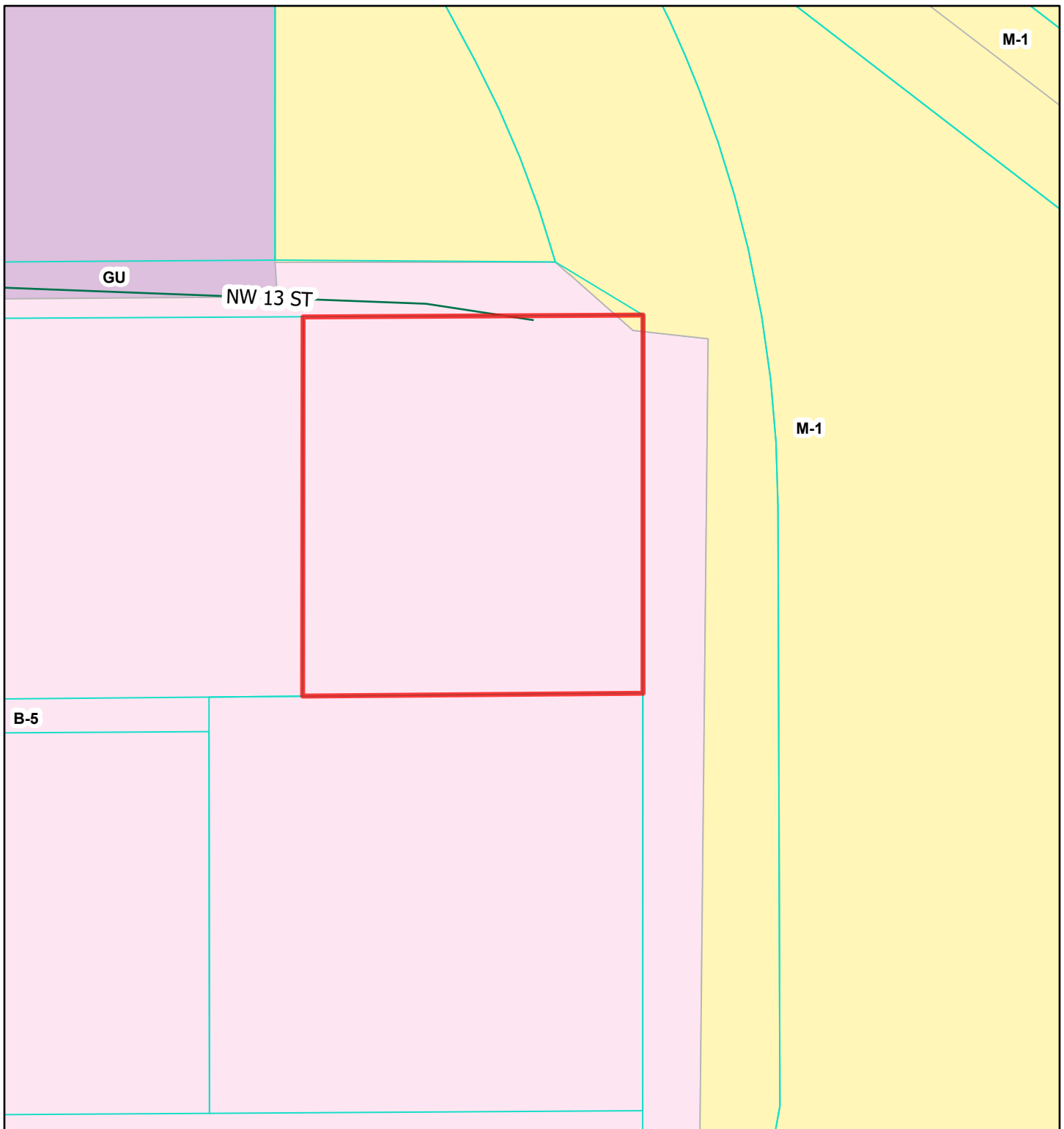
Appraiser Notes

VACANT
OFFICE AREA 23X32

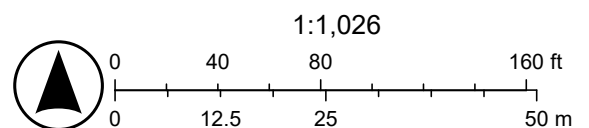
Planning and Building** Permit Search **

Permit Number	Date Issued	Date Completed	Description
SITE21-0007	2/25/2021	-	PARDEE / PARKING LOT
BLD11-0918	7/13/2011	-	REMODEL BATH
OC00182	2/19/2010	-	RENO. BATHROOM

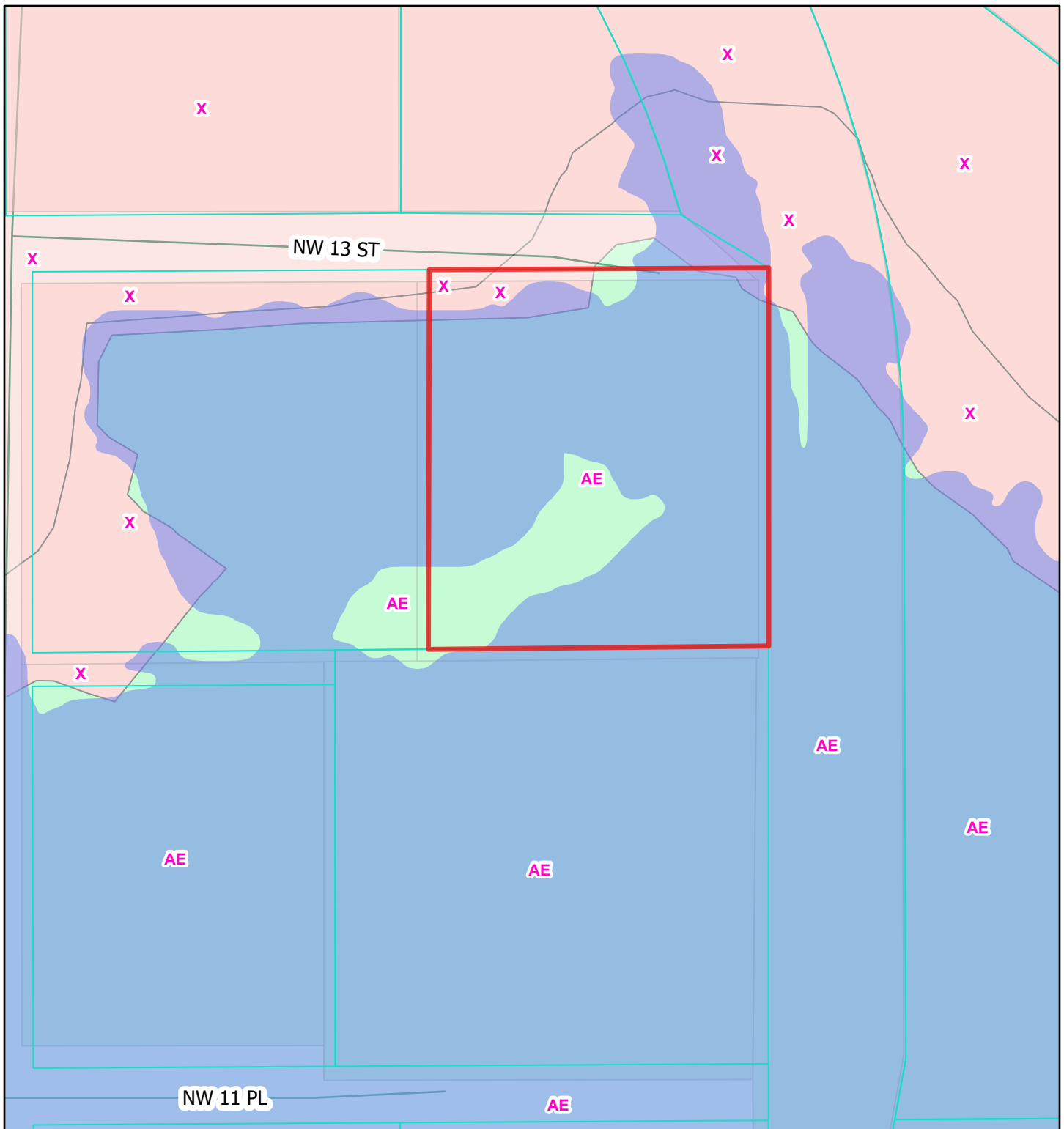
Zoning-Marion County Property Appraiser



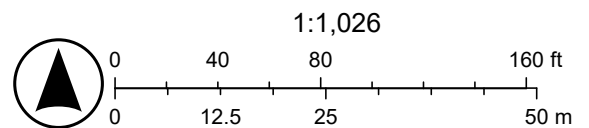
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Flood-Marion County Property Appraiser



9/1/2026, 9:35:49 AM



Marion County Property Appraiser (publisher), FEMA (authoritative source),
Marion County Property Appraiser (publisher), FEMA (authoritative source)

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