

**FOR LEASE**

THE  
**BOARDWALK**  
COMPANY



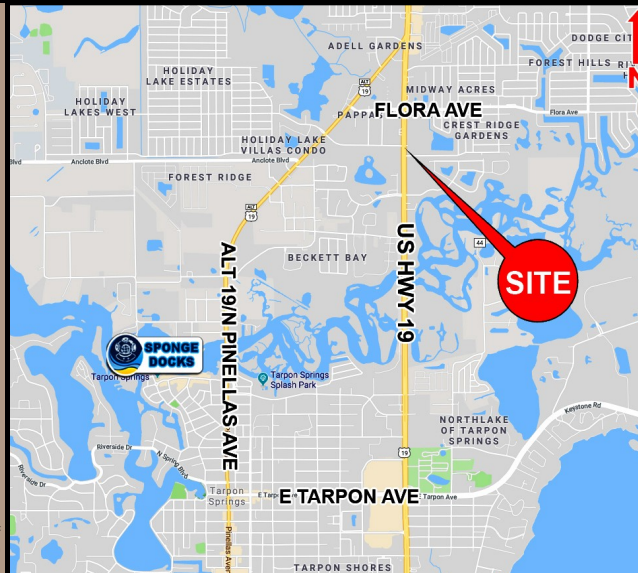
**IMMEDIATE OCCUPANCY AVAILABLE!**

**Lease Rate: \$8 PSF Mod Gross - 1st Floor**  
**\$6 PSF Mod Gross - 2nd Floor**

**SPECIALTY/OFFICE/WAREHOUSE SPACE • HOLIDAY, FL**

**Property #8117**

- Property address: 1016 U.S. Highway 19 North, Holiday. FL 34691
- Unique "flex space" offering a total of 14,100 SF of retail, office, workshop, warehouse or specialty. Individual units available ranging from 3,100 SF (mol), 3,300 SF (mol), 3,600 SF (mol) to 4,080 SF (mol), or any combination thereof
- Perfect space for: adventure arcade, trampoline park, fitness training gym, or any construction related business needing a retail showroom with warehouse or workshop, i.e. bath and tile, kitchen remodel, carpet, cabinetry, solar, disaster recovery, etc.
- Nicely appointed space with elevator for 2nd floor, upgraded flooring, LED lighting, energy efficient "inflatable" AC ducts and exterior roll-up doors for deliveries and access
- 53 parking spaces on-site; AADT of 61,000 vehicles per day per FDOT



For more information, contact:

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