1667 SOUTH US HWY 17-92, CASSELBERRY, FL 32707

OFFICE/RETAIL SPACE FOR LEASE

- 2,120 SF available
- Rate: \$19/psf MG
- Zoning: C-2
- Large open work space with a reception, break room, conference room, and four private offices
- Large monument signage on 17-92
- 3 phase power available
- Fenced in parking area in rear
- Fiber high-speed internet

DEMOGRAPHICS:

POPULATION		AVERAGE H	AVERAGE HH INCOME	
1 miles	9,115	1 miles	\$50,498	
3 miles	81,777	3 miles	\$61,835	
5 miles	213,354	5 miles	\$71,927	

DAYTIME BUSINESS POPULATION

1 miles	6,871	
3 miles	36,385	
5 miles	95,095	

TRAFFIC COUNTS

On South Hwy 17-92: ± **51,497** vehicles/day







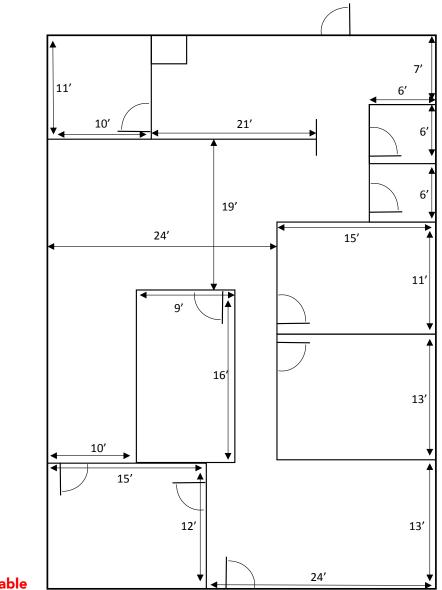


The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

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2,200 RSF Available

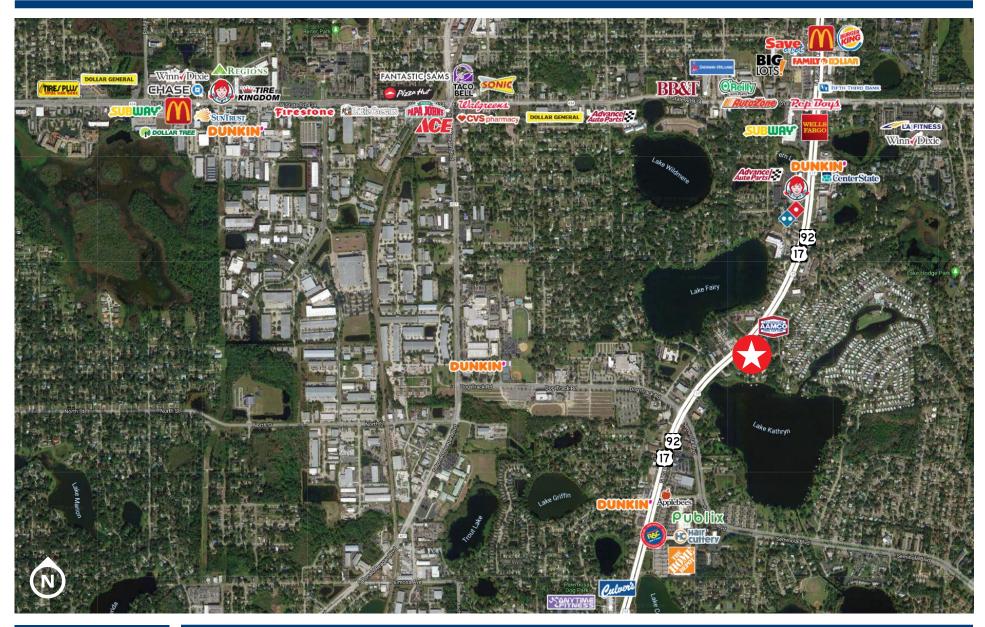


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