## **ICORR Properties International**

**Commercial Real Estate Services** 

## 2864 Clark Rd, Sarasota, FL

### **FOR LEASE**



- · Freestanding retail or restaurant site
- Drive-through potential (originally built for a bank with drive-through)
- Located southeast of Clark & Swift, 1 mile east of US 41 (Tamiami Trail)
- 11 current parking spaces
- Prominent pylon signage
- Newer roof, parking lot surface, and exterior paint
- Zoning: CG (Sarasota County)

#### **PROPERTY FEATURES**

2864 Clark Rd Sarasota | FL | 34231

**GLA** 2,290 square feet

#### LOCATION

Clark Rd & Colonial Drive (southeast of Clark & Swift)

AADT

38,500 cars per day

Year Built 1974

# KEY DEMOGRAPHICS (2011)

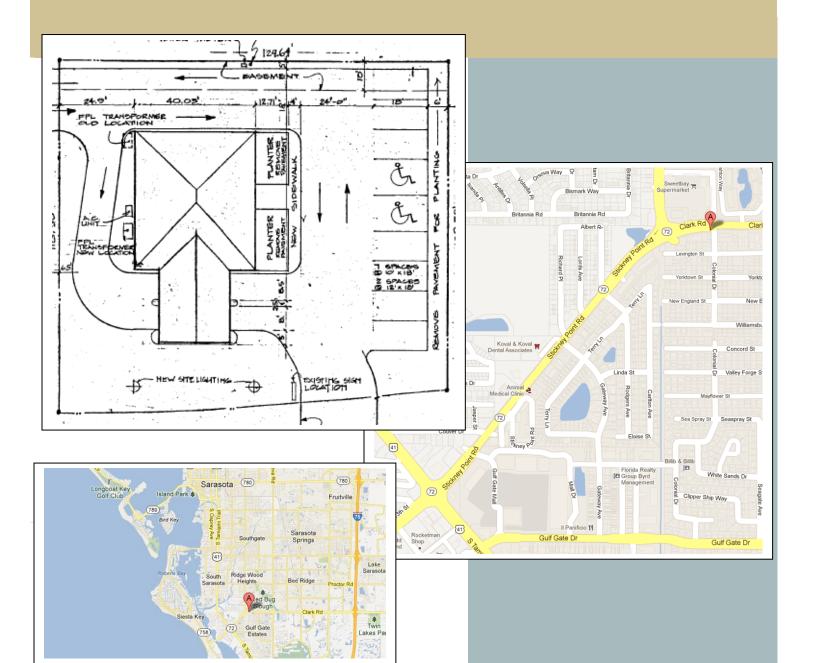
	1 Mile	3 Mile	5 Mile
Population	11,217	60,597	128,145
Median Age	41	43	41
Ave HH Inc	\$40,492	\$72,895	\$73,611
Med HH Inc	\$28,832	\$51,822	\$54,376

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