


FOR SUBLEASE
Property Highlights

- High visibility location
- Perfect for retail or medical office
- Former plasma collection center
- Ample on-site parking
- Fully renovated in 2018
- Security system
- 2/28/2029 initial term expires, possibility to extend term

DETAILS

Available	10,258+/-sf
Lease Rate	\$8.00/sf NNN
Nets	\$4.06/sf (appx)

Demographic	1 Mile	3 Miles	5 Miles
Population	8,981	45,892	98,880
Households	3,975	19,732	40,416
Average H.H. Income	\$118,778	\$100,470	\$98,009
Source: ESRI 2025			

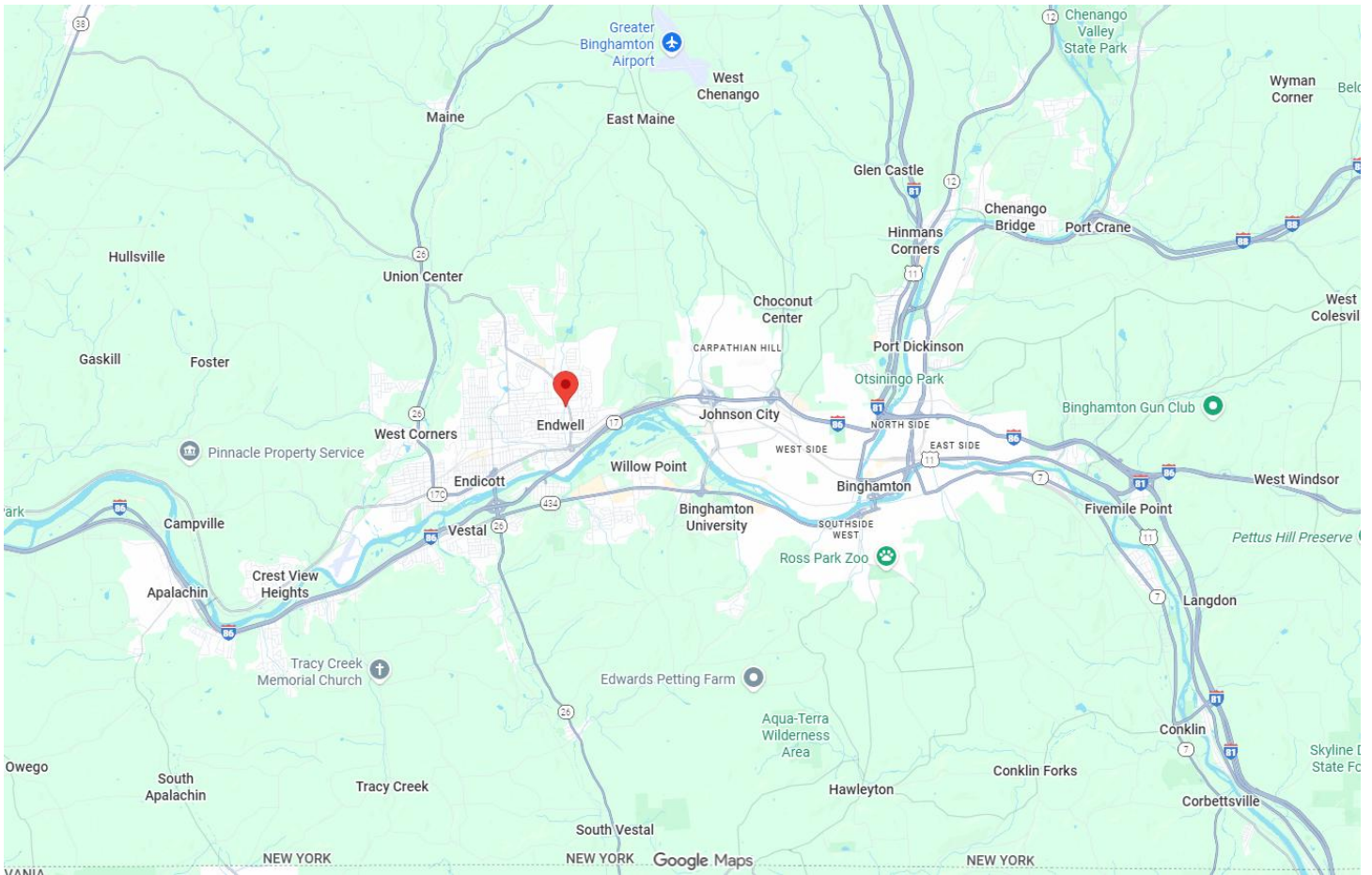
EXCLUSIVE CONTACT

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