

# HERITAGE STATION

7815 STATE ROAD 64 BRADENTON, FL 34212 SARASOTA

BUILT TO SUIT/SMALL SHOP



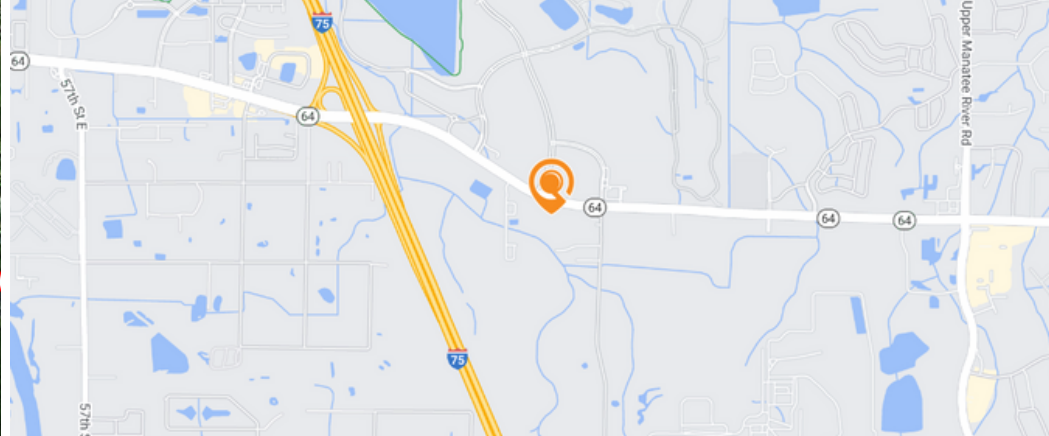
LQ Commercial  
REAL ESTATE SERVICES



WEBSITE

GOOGLE TOUR

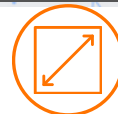
LQCRE.COM



CALL FOR  
RATES



1,400 -  
4,840 SF



MIN SIZE  
AVAIL: 1,400 SF



BTS/  
SMALL SHOP

- Busy SR 64 at the entrance to Lakewood Ranch, recognized as the best-selling, master-planned multi-generational community in the country for the fifth year in a row.
- This area has seen explosive population growth with thousands of residential units in the development and planning stages.
- Multi-tenant retail buildings – shop space and drive-thru opportunities available.
- The site is just west of Marketplace at Heritage Harbor, a Costco-anchored project that will consist of nearly 500,000 SF of best-in class retail, fitness and entertainment.

[HTTP://PROPERTIES.LQCRE.COM/CLEVELAND-MARKETPLACE](http://properties.lqcre.com/cleveland-marketplace)



5-MILE POPULATION

122,996



5-YEAR INCREASE

4.6%



5-MILE INCOME

\$109,403



5-MILE EMPLOYEES

5,399



1614 Colonial Blvd #101  
Fort Myers, FL 33907

[LQCRE.COM](http://LQCRE.COM)

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