

## SUMMARY

## RETAIL COMPETITION

## PHOTOS

## DEMOGRAPHICS

## FOR LEASE

### PROPERTY OVERVIEW

Now available for lease are the professional offices located on the south side of Airport Boulevard, across from Bit & Spur Road. Plenty of parking is available in large lot behind buildings, as well as good signage on Airport Boulevard.

First floor of 5901 Airport building is a former medical practice. Classic traditional building with flexible floor plan that would be suitable for law practice, accounting firm, other medical, etc.

Professional Suite E at 5905 Airport Boulevard. Suite includes library paneling in reception area, two offices, file room (or third office), and kitchen/break area. Suite is located upstairs with no elevator access.

Landlord pays for power, water and maintenance. Landlord also cleans restrooms and common areas at LL expense.

### AVAILABLE

- 5901 Suite 100: 5,000 ± SF / \$15.00 PSF Annually / Full Service
- 5905 Suite E: 2,189 ± SF / \$13.00 PSF Annually / Full Service

### PROPERTY INFORMATION

- Number of Buildings: 3
- Building Size: 10,000 ± SF
- Center GLA: 30,000 ± SF
- Land Size: 0.92 Acres
- Office Class: B
- Zoning: B-1

### EXISTING TENANTS

- Surety Land Title
- Regenerative Medicine Center
- Athletic & Family Chiropractic
- Visiting Angels Home Care
- O'Brien Counseling Services
- Busi Beauty

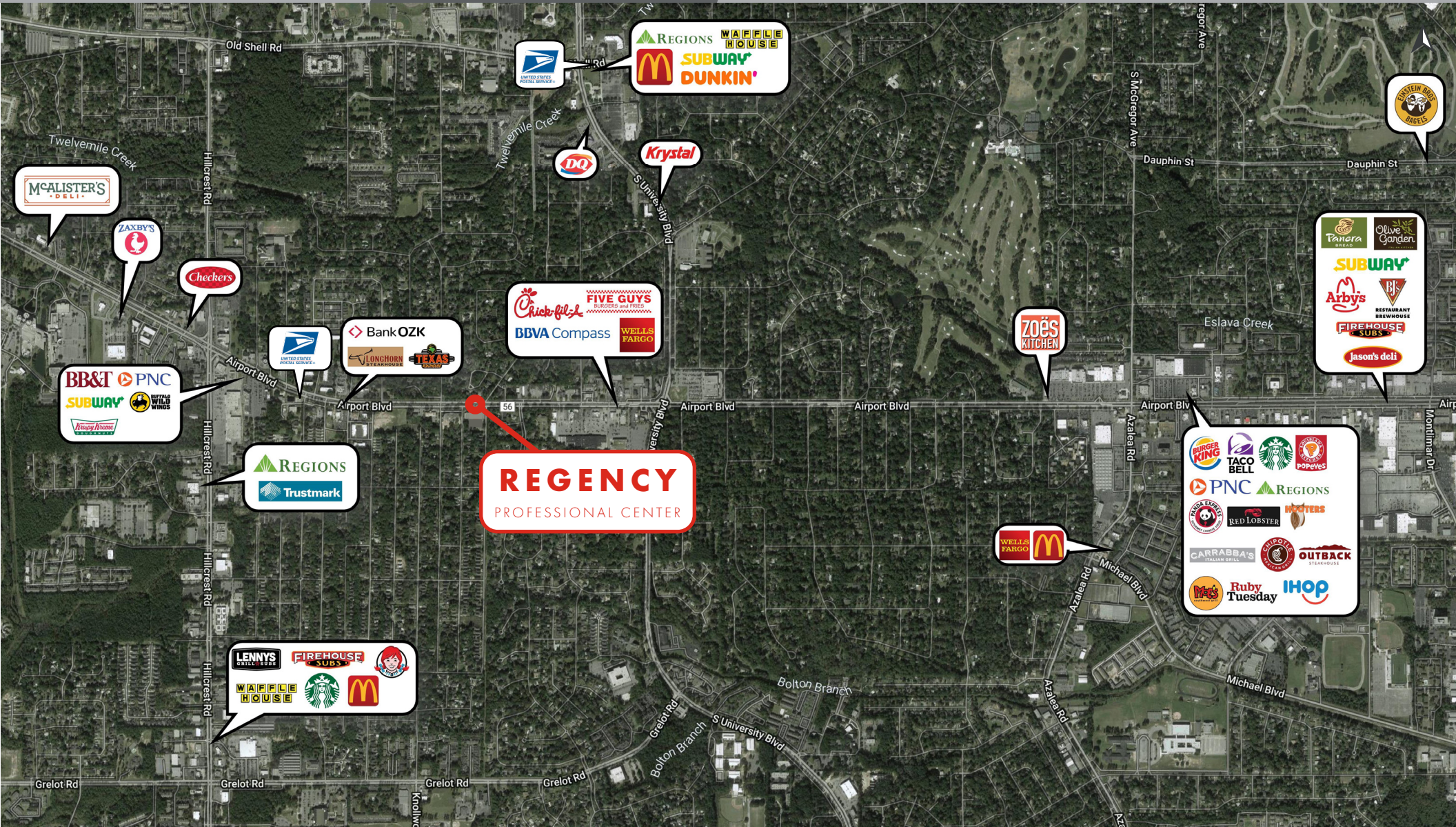


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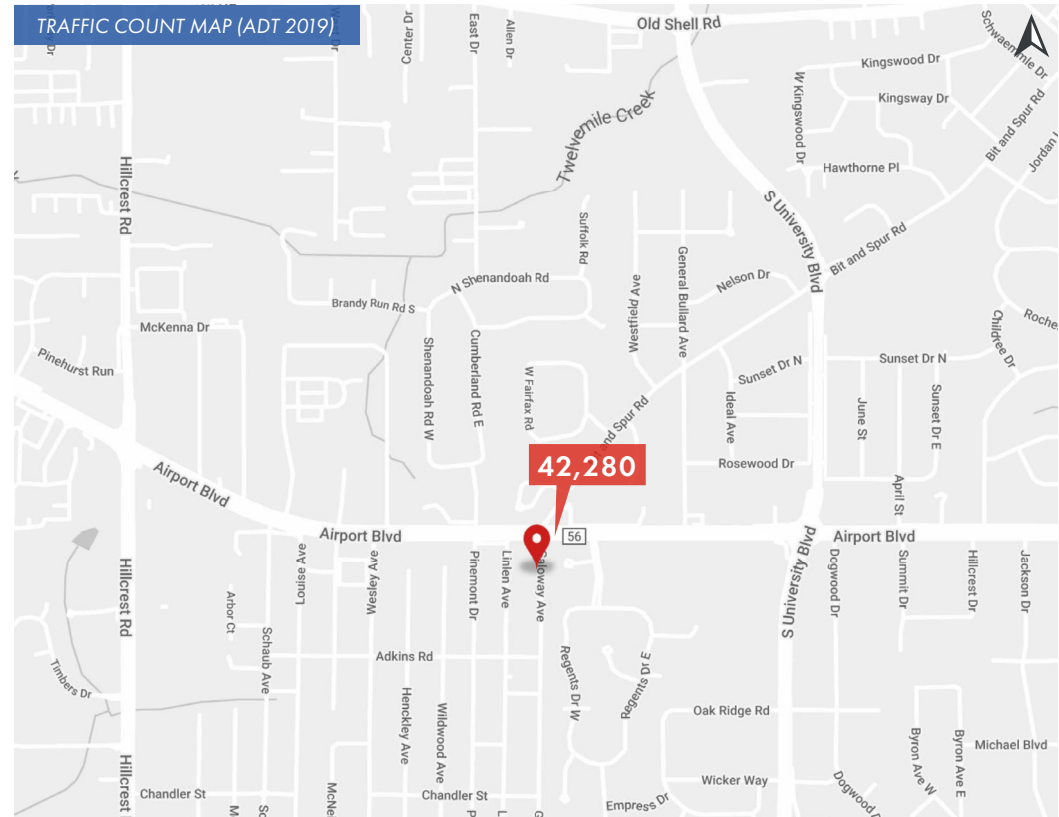
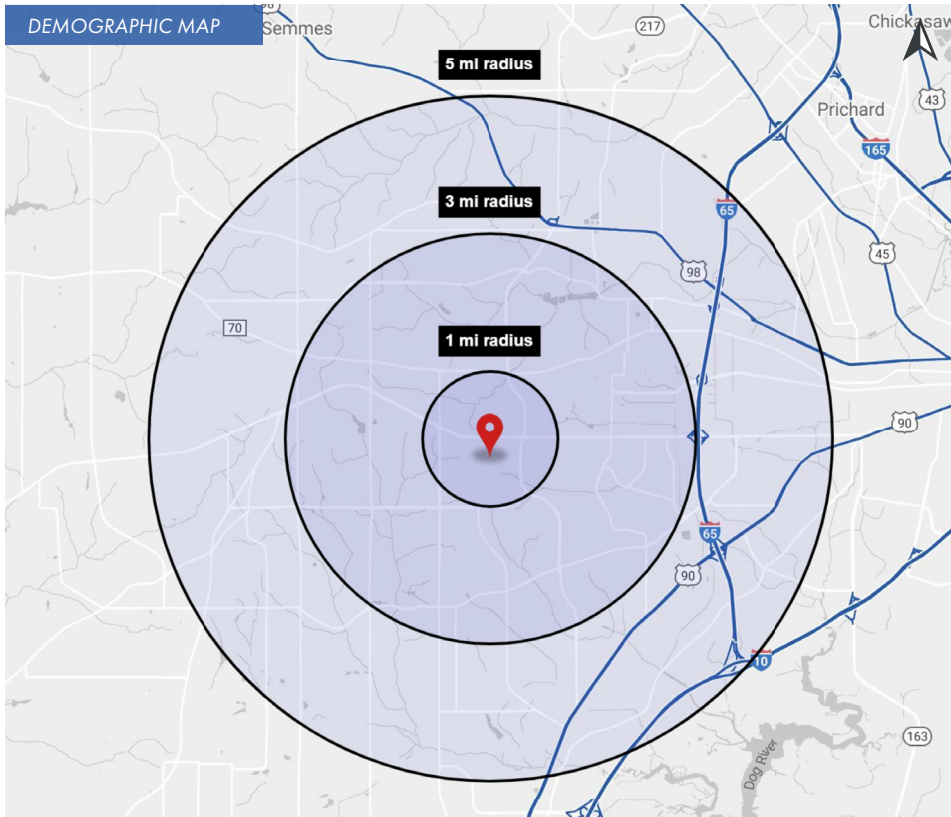


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## 2020 DEMOGRAPHICS

1 MILE

3 MILE

5 MILE



9,024

71,723

139,817

1 MILE

3 MILE

5 MILE



\$81,396

\$73,418

\$72,545

1 MILE

3 MILE

5 MILE



4,471

33,013

61,461