

Self Storage Development Opportunity



SELF STORAGE ADVISORS

Self Storage Development Site

8927 S. Tamiami Trail
Sarasota, FL 34238

Presented by:

JOSH KOERNER & FROST WEAVER

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LIST PRICE: \$2,500,000

Offers Due: September 19, 2023

INVESTMENT HIGHLIGHTS

- 1.227-acre Self Storage Development Opportunity
- Proposed 3-story, 77,000 GSF climate-controlled storage building
- 370 feet frontage along S. Tamiami Trail (31,000 AADT)
- Less than ½ mile to major shopping retailers Lowes, Target, Publix and more!
- Neighboring facility currently has no units available
- Over 4,100 residential development units under construction in the market area
- Site is zoned and without political risk
- Sale contingent upon Seller providing site plan approval





Argus Self Storage Advisors and Weaver Realty Group, Inc., have compiled this information from sources believed to be reliable however can make no warranties, express or implied, to it's accuracy. Buyer to conduct their own due diligence.