



LEASE

Retail/Flex Space For Lease (4,000 square feet)

600 MASON AVENUE (SUITE 120 & 130)

Daytona Beach, FL 32117

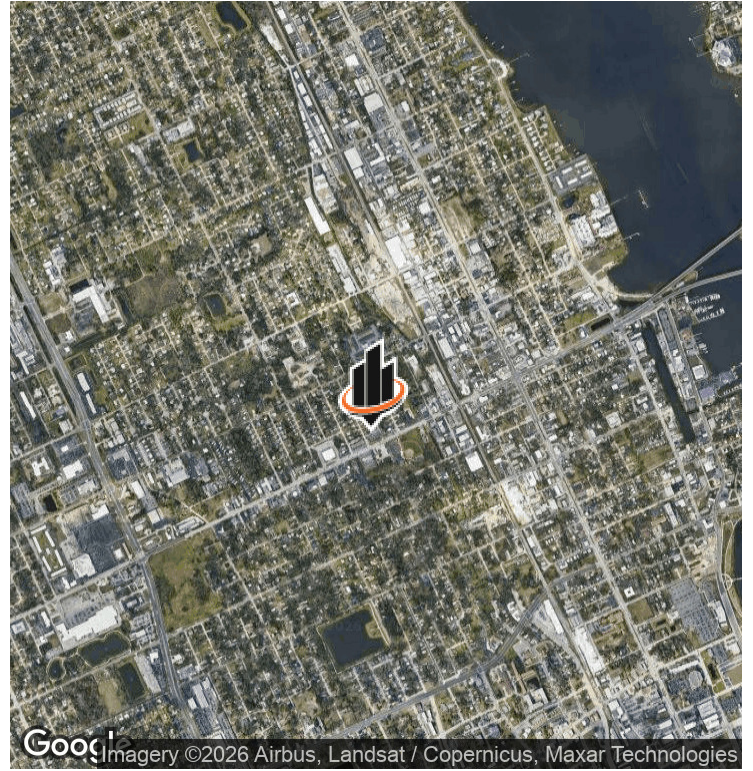
PRESENTED BY:

MICHAEL BAXTER

O: 386.999.1762

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PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$12 SF/yr (MG)
AVAILABLE SF:	4,000 SF
LOT SIZE:	2.22 Acres
BUILDING SIZE:	20,350 SF
NOI:	\$0.00
CAP RATE:	0.0%

PROPERTY DESCRIPTION

4,000 square feet of open space in a high traffic location. Plenty of parking in the rear of the space.

Concrete floor. The space has a 9 x 9 ft overhead door in the rear of the space.

Excellent, signage on Mason Avenue.

Join Fuego Latin Kitchen, Halifax Humane Society, and Rawls Veterinary Hospital in this center.

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ADDITIONAL PHOTOS



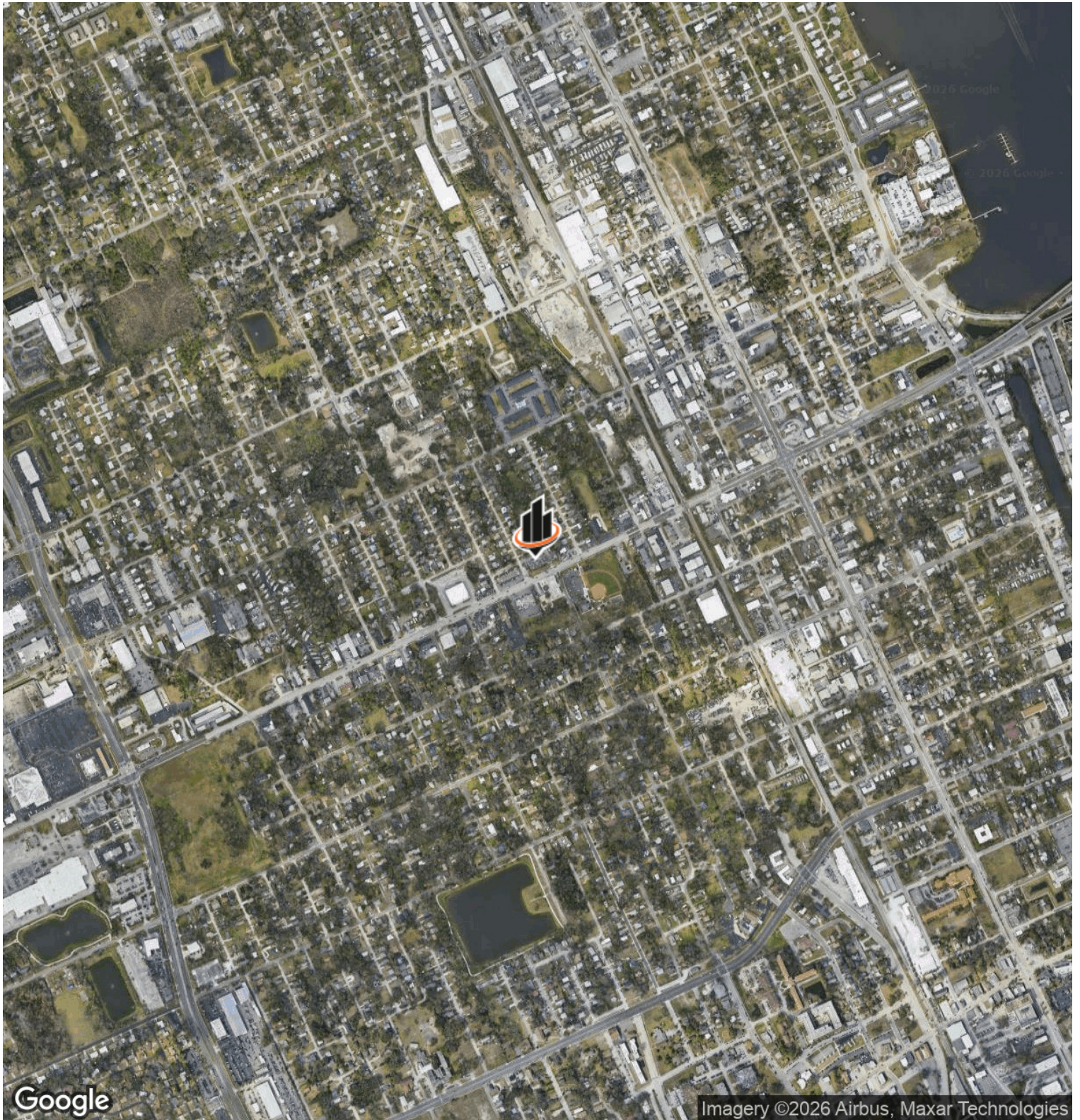
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LOCATION MAP



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ADVISOR BIO 1



MICHAEL BAXTER

Senior Advisor

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PROFESSIONAL BACKGROUND

Michael Baxter is a Senior Advisor focusing on income producing investment property in the Central and North Florida markets. Michael recently began his sixteenth year as a full-time commercial real estate advisor. He specializes in income property sales (office, retail, multi-family, and industrial). Michael is the Multi-Family Specialist at SVN Alliance in Ormond Beach, FL. He also handles office, retail, and warehouse leasing in Volusia and the surrounding counties and manages his personal apartment portfolio. Michael lives in the Daytona Beach area with his beautiful wife and their two children.

Michael received a Bachelor of Arts in Government from Cornell University in Ithaca, NY where he was heavily involved in student government and the President of Delta Upsilon Fraternity. He is currently a candidate for the Certified Commercial Investment Member (CCIM) designation.

EDUCATION

Bachelor of Arts in Government-Cornell University, Ithaca NY (2009)

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