



## MEDICAL OFFICE CENTER OF SARASOTA

3920 BEE RIDGE RD  
SARASOTA, FLORIDA 34233

### PROPERTY HIGHLIGHTS

- 4,558 SF medical office suite
- Reception and waiting area
- Private offices and administrative space
- Multiple exam rooms
- Nurse stations / clinical support areas
- Established medical office complex
- Central Sarasota location on Bee Ridge Rd



### DEMOGRAPHICS 0.25 MILES 0.5 MILES 1 MILE

	0.25 MILES	0.5 MILES	1 MILE
Total Households	360	1,447	5,510
Total Population	698	2,871	11,842
Average HH Income	\$97,730	\$97,043	\$95,475

For More Information

**ADAM SEIDEL**

941 923 0535

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## OFFERING SUMMARY

Lease Rate:	\$21 SF/yr (NNN)
Building Size:	4,558 SF
Available SF:	4,558 SF
Lot Size:	44,914 SF
Zoning:	OPI

## PROPERTY OVERVIEW

American Property Group of Sarasota, Inc. presents 3920 Bee Ridge Rd, Unit F, Sarasota, FL

Property Type: Medical Office Space for Lease  
Available Size: 4,558 SF

Position your practice in the established Medical Office Center of Sarasota, conveniently located on Bee Ridge Road with excellent access to I-75, US-41, and surrounding Sarasota neighborhoods. This well-designed medical office suite offers a functional layout ideal for healthcare providers seeking a move-in ready space in a highly recognizable professional setting.

The suite features a welcoming reception area, multiple private offices, exam rooms, nurse stations, and efficient workflow throughout—well suited for medical, dental, therapy, wellness, or specialty healthcare users.

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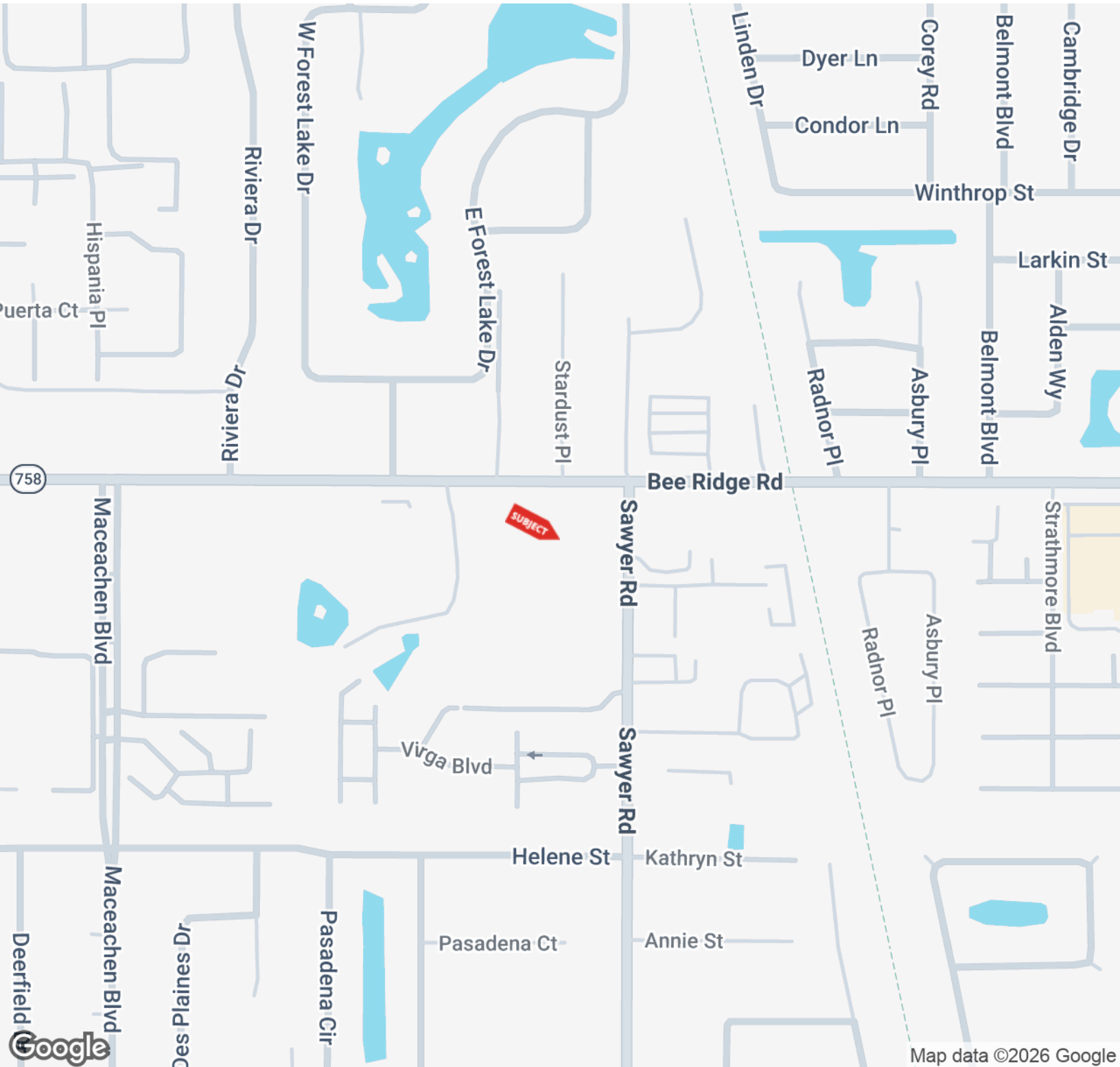
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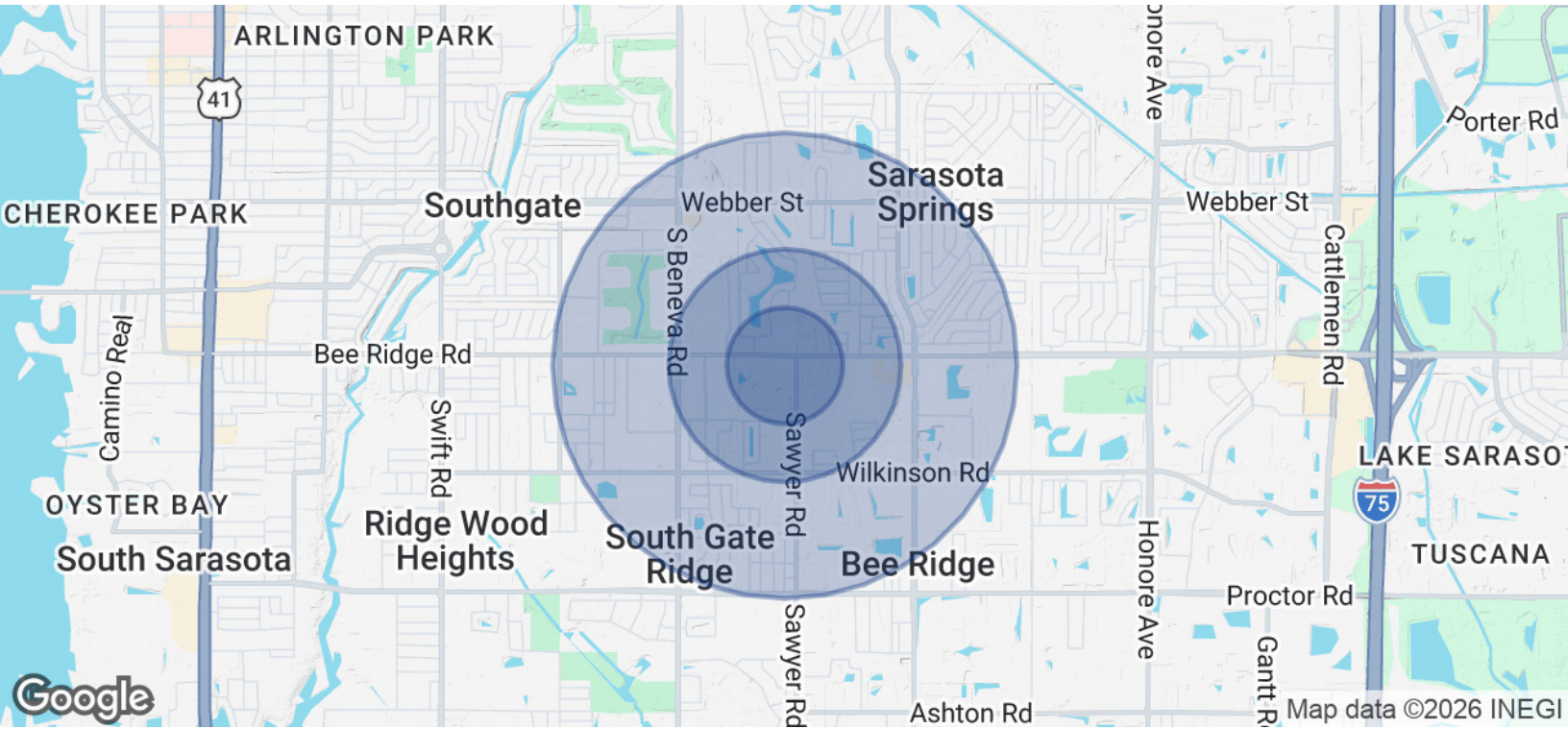
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	698	2,871	11,842
Average Age	53.4	52.2	49.2
Average Age (Male)	51.8	49.3	46.4
Average Age (Female)	54.1	52.2	51.0
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	360	1,447	5,510
# of Persons per HH	1.9	2.0	2.1
Average HH Income	\$97,730	\$97,043	\$95,475
Average House Value	\$352,732	\$338,724	\$338,773

2023 American Community Survey (ACS)

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