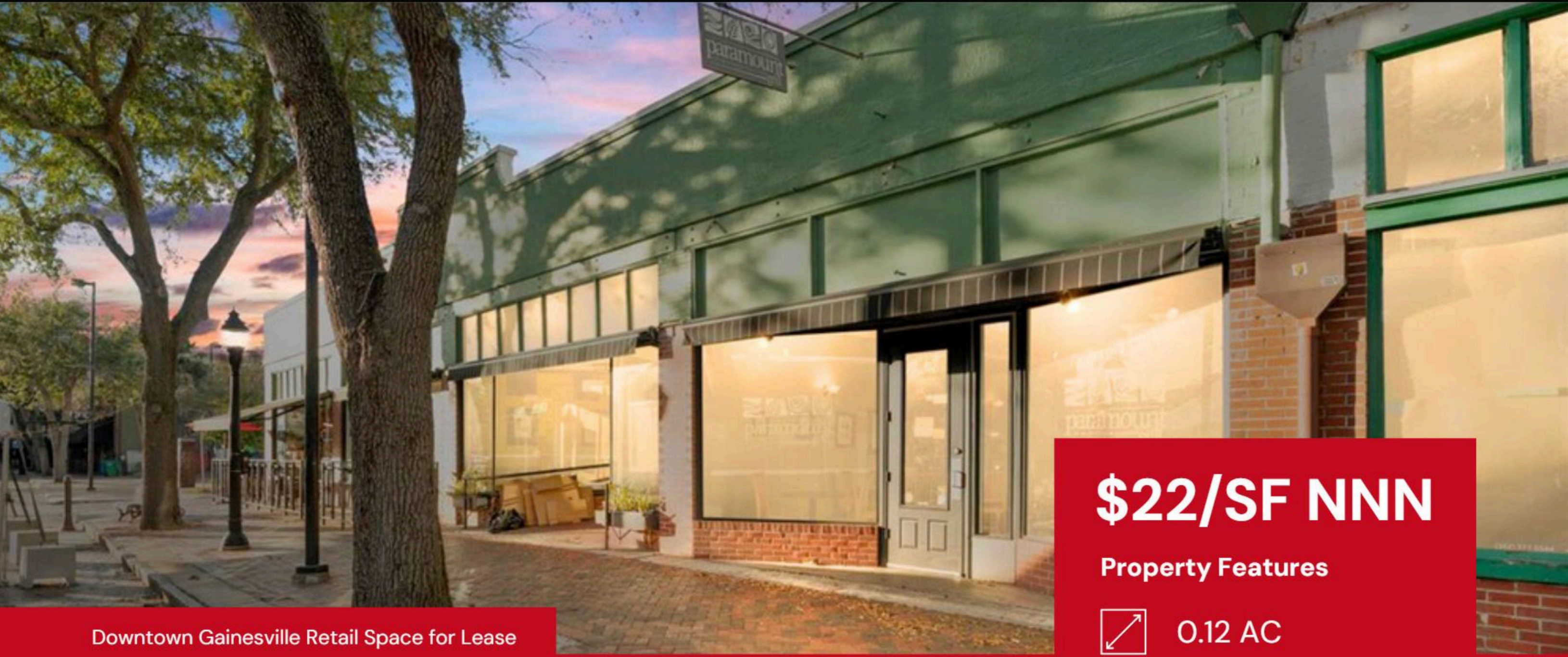




KWC TEAM
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FOR LEASE



Downtown Gainesville Retail Space for Lease

\$22/SF NNN

Property Features

 0.12 AC

 1,870 SF

 1900


14 SW 1st Avenue Gainesville, FL 32601

Property Description

Located at 14 Southwest 1st Avenue in Gainesville, FL, this commercial property offers a prime opportunity in the heart of downtown Gainesville. The site features 1,870 SF of space currently available for lease at \$22 per SF (NNN). Situated on a 0.12-acre lot with a Building FAR of 0.97, the property benefits from its Downtown (DT) Zoning. This downtown space is ideally suited for retail use and benefits from excellent foot traffic and visibility.



Brent Line - Commercial Director

 (352) 281-0996

 brentline@kwcommercial.com  www.brentline.com

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Owned and Operated.





Property Details

| | | | |
|--------------|----------|------------|----------|
| Available SF | 1,870 SF | Tenancy | Multiple |
| Land Area | 0.12 AC | Year Built | 1900 |
| Building FAR | 0.97 | Zoning | DT |



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