

## EXECUTIVE SUMMARY



### OFFERING SUMMARY

GROSS LEASEABLE SF	9,763
Year Built:	2024
Price:	\$2,538,380
Price/sf:	\$260/sf

### 13705 S SANTA FE

Total SF	4,366
Year Built:	2024
Price:	\$1,135,160
Price/sf:	\$260/sf

### 13709 S SANTA FE

Total SF	5,397
Year Built:	2024
Price:	\$1,403,220
Price/sf:	\$260/sf

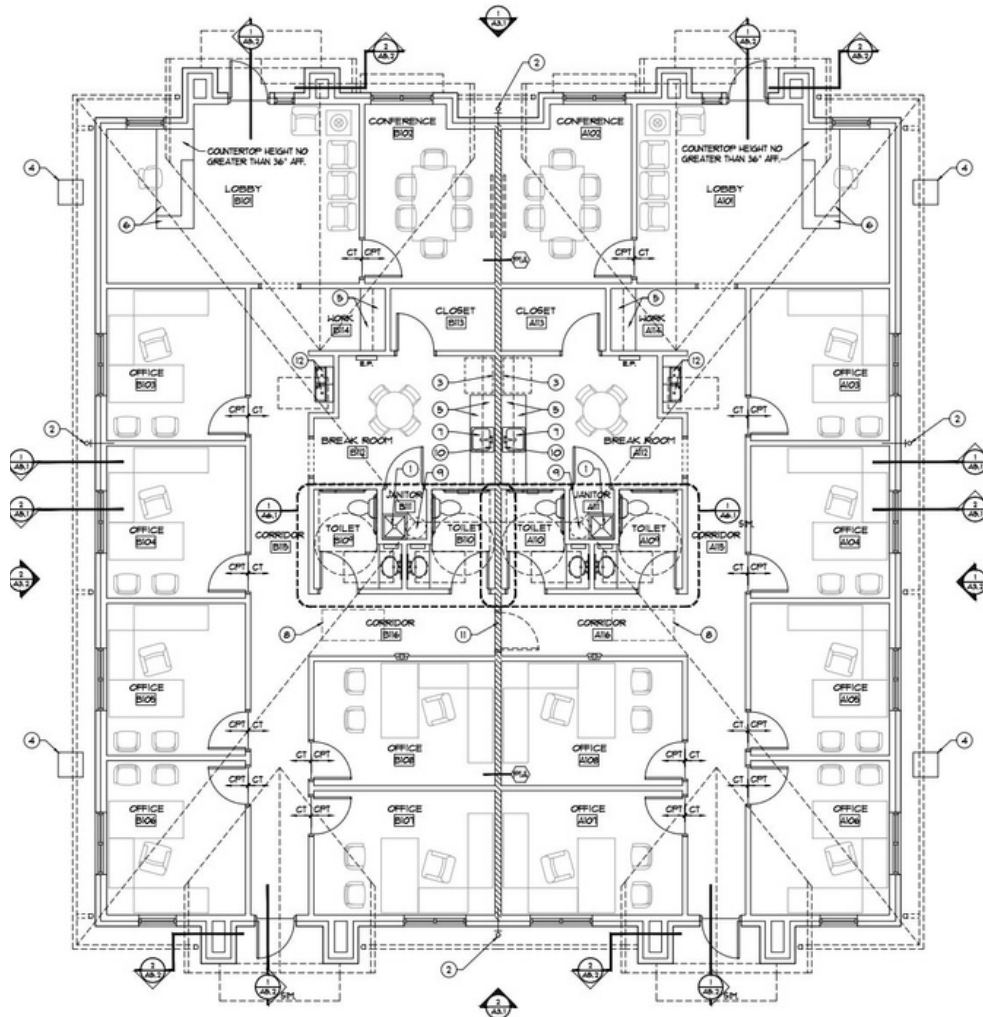
### PROPERTY OVERVIEW

Conveniently located at 134th and Santa Fe, this office park offers the perfect location for businesses needing quick access to the metro.

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**FLOOR PLANS - 13705 S SANTA FE**



**13705 S SANTA FE- RENT ROLL**

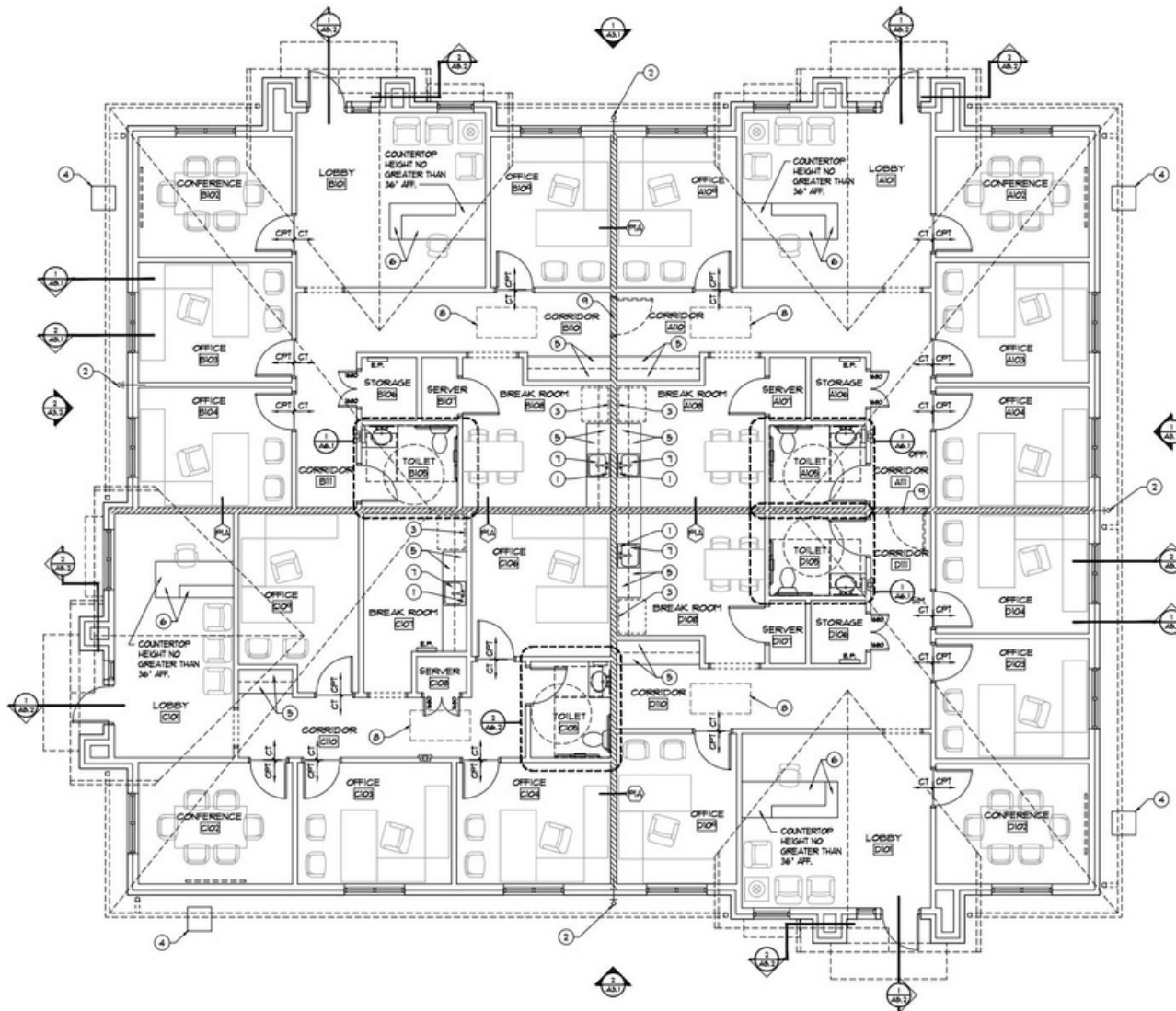
Suite A- MOVE IN READY

Suite B- MOVE IN READY

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**FLOOR PLANS - 13709 S SANTA FE**



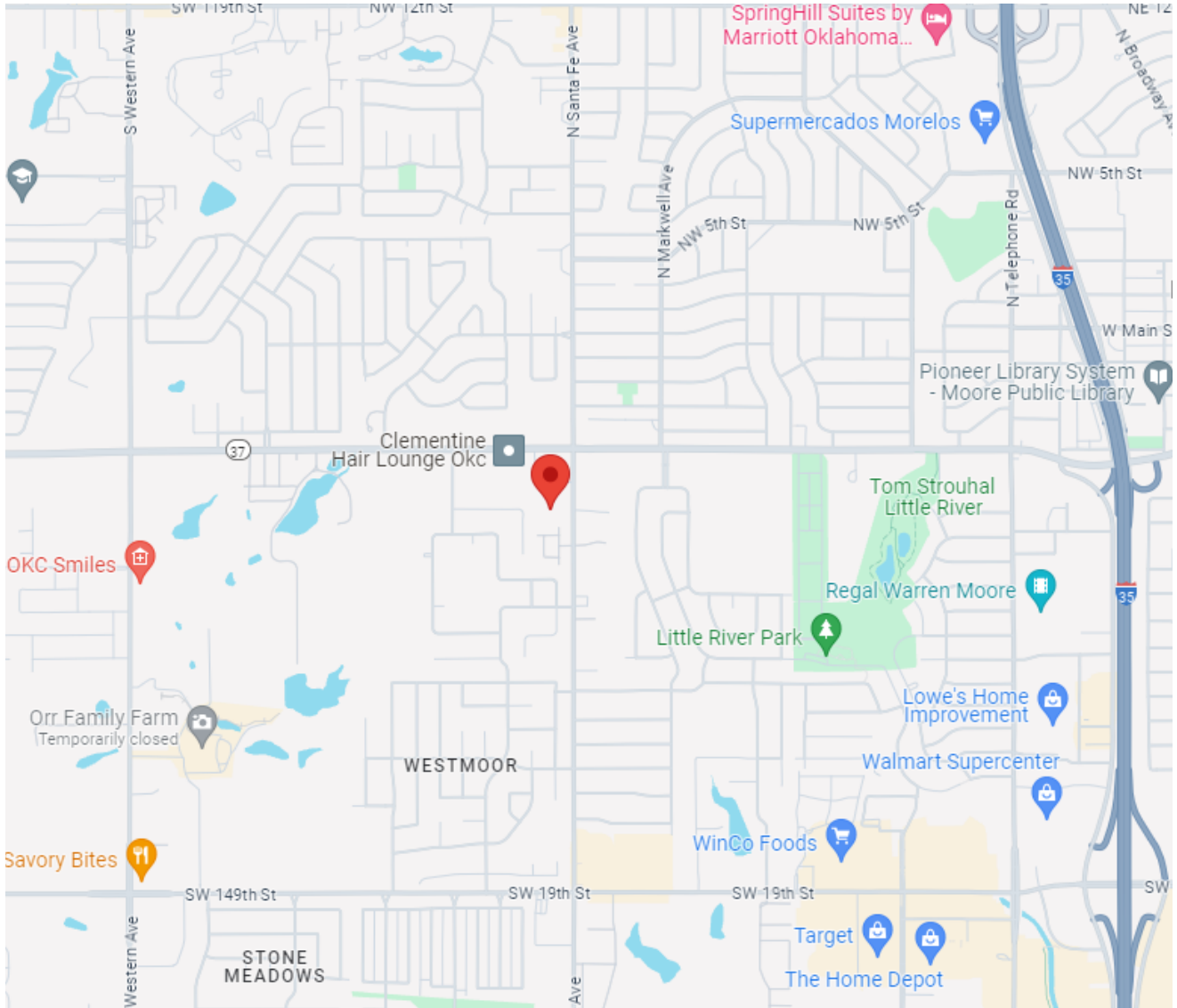
**13709 S SANTA FE- RENT ROLL**

Suite A-	MOVE IN READY
Suite B-	Leased currently: \$22/sf+ NNN
Suite C-	MOVE IN READY
Suite D-	MOVE IN READY

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## LOCATION MAP

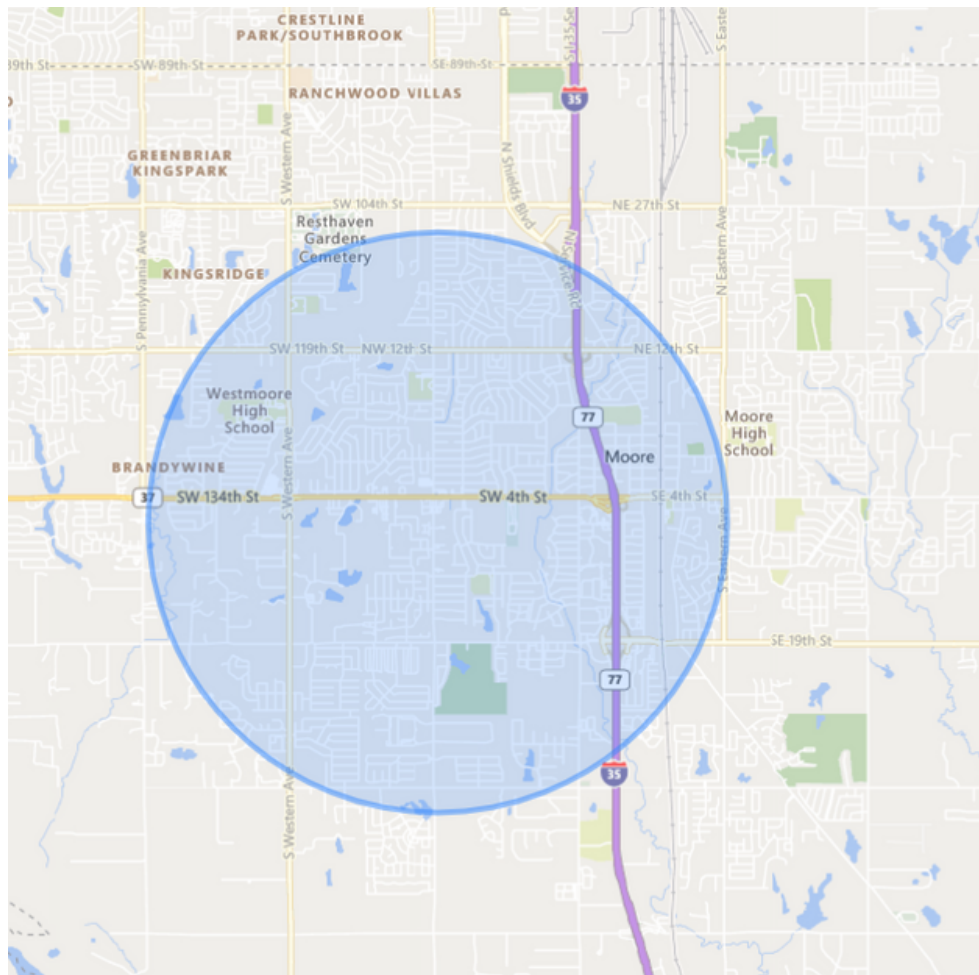


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## DEMOGRAPHICS MAP & REPORT

Demographics	2 miles	5 miles	10 miles
Total Population	39,142	134,717	374,245
Average Income	\$75,615	\$80,812	\$73,362
Average House Value	\$162,494	\$173,822	\$161,246



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**PHOTOS**



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