



**INDUSTRIAL OFFICE/WAREHOUSE  
FOR SALE**  
950 SUNSHINE LANE  
ALTAMONTE SPRINGS, FL 32714  
**29,493 SF**

**Sale Price: \$1,400,000**



- **90% financing available for owner-users.**
  - From \$140,000 down payment.
- **Below market, fixed interest rates.**
  - Approximate blended interest rate of 6.80%.
- **Up to 25 year amortizations with no balloon payments.**
  - Monthly payments as low as \$9,143.82.
- **Prequalification within 24 hours/Commitments within 3 days/Closings within 45 days.**

**PRESENTED BY:**

Greg Kainz  
Maitland Realty Company  
Ph : 407.310.2718  
Fax: 407.629.9332  
gkainz@maitlandrealty.com



**FINANCING BY:**

Chris Hurn  
Mercantile Commercial Capital  
Ph : 407.786.5040  
Fax : 407.682.1632  
churn@mercantilecc.com  
www.504experts.com

**Mercantile Commercial Capital, LLC**

*Providing Lending Solutions to the Small Business Community*