



Bishop Beale Duncan
COMMERCIAL REAL ESTATE

57 Town Court, Suite 202/203
Palm Coast, Florida 32164

CLASS "A" MEDICAL OFFICE



SUB-LEASE

- + Lease Rate: \$25 / SF (FS)
- + Available SF: 1,350 SF
- + Building Size: 27,310 SF
- + Primary Use: Medical
- + Parking: 5.4 / 1,000



Highlights

- Located Less than 1 Mile from AdventHealth Palm Coast
- Occupied by Multiple Long-Term Tenants
- Anchored by DaVita Dialysis who Recently Signed an 11 Year Lease
- 3 Exam Rooms
- Plumbing in All Exam Rooms
- Ample Parking
- Multiple Points of Ingress and Egress
- Built in 2008 and Renovated in 2018

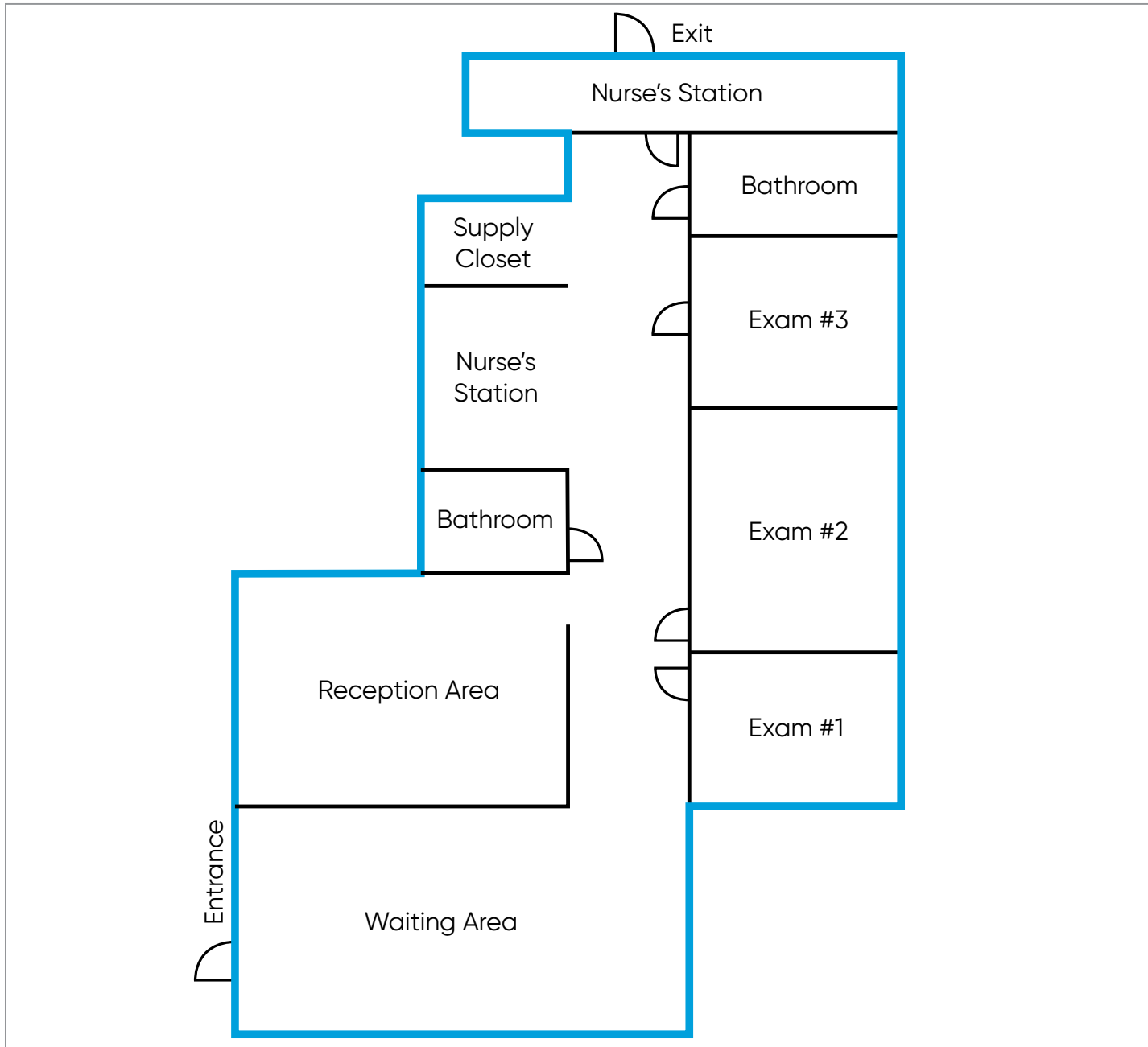
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Floor Plan & Images



Location Aerial



0.6 MILES
from Highway 100

1.2 MILES
from Interstate 95

4.7 MILES
from U.S. Highway 1



Radius	Population	HH Income	Businesses	Employees
1-Mile	1,050	\$62,856	173	2,076
3-Mile	19,895	\$61,763	761	7,064
5-Mile	60,807	\$65,021	1,819	14,143

