

**Turnkey Medical Facility. Prime Location on Major Travel Corridor. Perfect for a Group, HMO, ACO, Ambulatory Surgical Center, Urgent Care, Outpatient Clinic.**

**Asking Price: \$7,300,000 ----- Building - 18,828 SF. Total Area – 1.73 Acres.**

- **Modern two-story medical facility** that is set up to offer a comprehensive range of services and strategically designed to meet the needs of a team of healthcare providers and convenient ancillary support.
- **Located on a major travel corridor in Jacksonville, Florida with an average daily traffic count of 49,000.** The facility features a spacious and flexible layout ideal for an ACO, outpatient clinic, urgent care center or group practice.
- Multiple exam rooms, reception area, designated section for reference laboratory CAT scans, X-Rays, sleep studies, conference rooms, pharmacy, sterile compounding area with a separate negative pressure chemo room, physical therapy, optical, basic dental care and administrative offices.
- **Easy access and strategic location** provide a central medical center for the local community. Ample parking to accommodate both staff and patients.
- The layout and design of the facility ensure a smooth flow between departments, maximizing comfort and operation efficiency. Well-suited to resolve a variety of healthcare needs and requirements.



## Contact

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**Please call or email for full details including complete address and showing instructions.**

**Additional pictures available upon request.**