



PRICE ADJUSTMENT

7560 Red Bug Lake Rd, Oviedo, FL 32765



Charles Rudis

RE/MAX 200 Realty

1155 Louisiana Ave, Suite 106, Winter Park, FL 32789

chuckrudis@me.com

(407) 629-6330



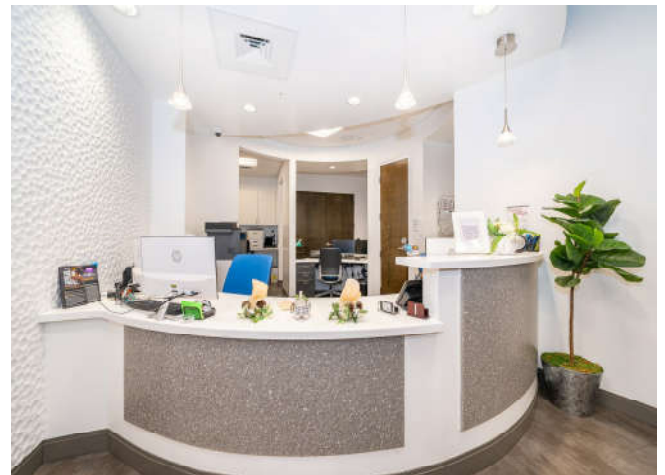
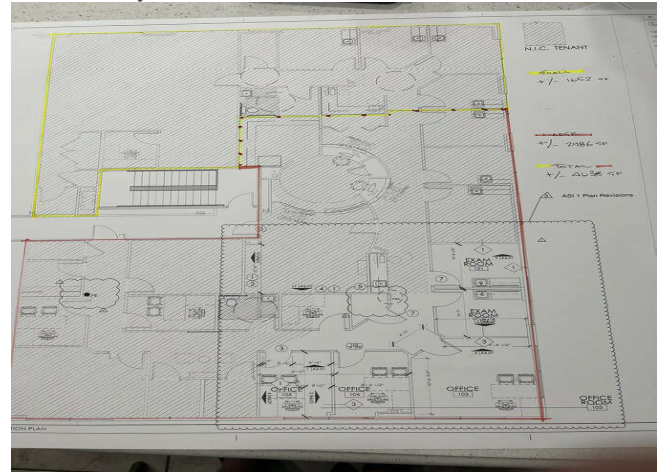
PRICE ADJUSTMENT

\$1,850,000

Fully built out medical/professional office with first class finishes. Great location on Red Bug in Oviedo. Great parking, easy access and a well maintained building. Units are fully equipped and beautifully furnished....

PRICE ADJUSTMENT First class medical/professional office. Fully built out. Available immediately. Units can be split and sold separately Suite 2014 \$750,000 +/- 1700sf Suite 2010 \$1,150,000 +/- 3000sf...

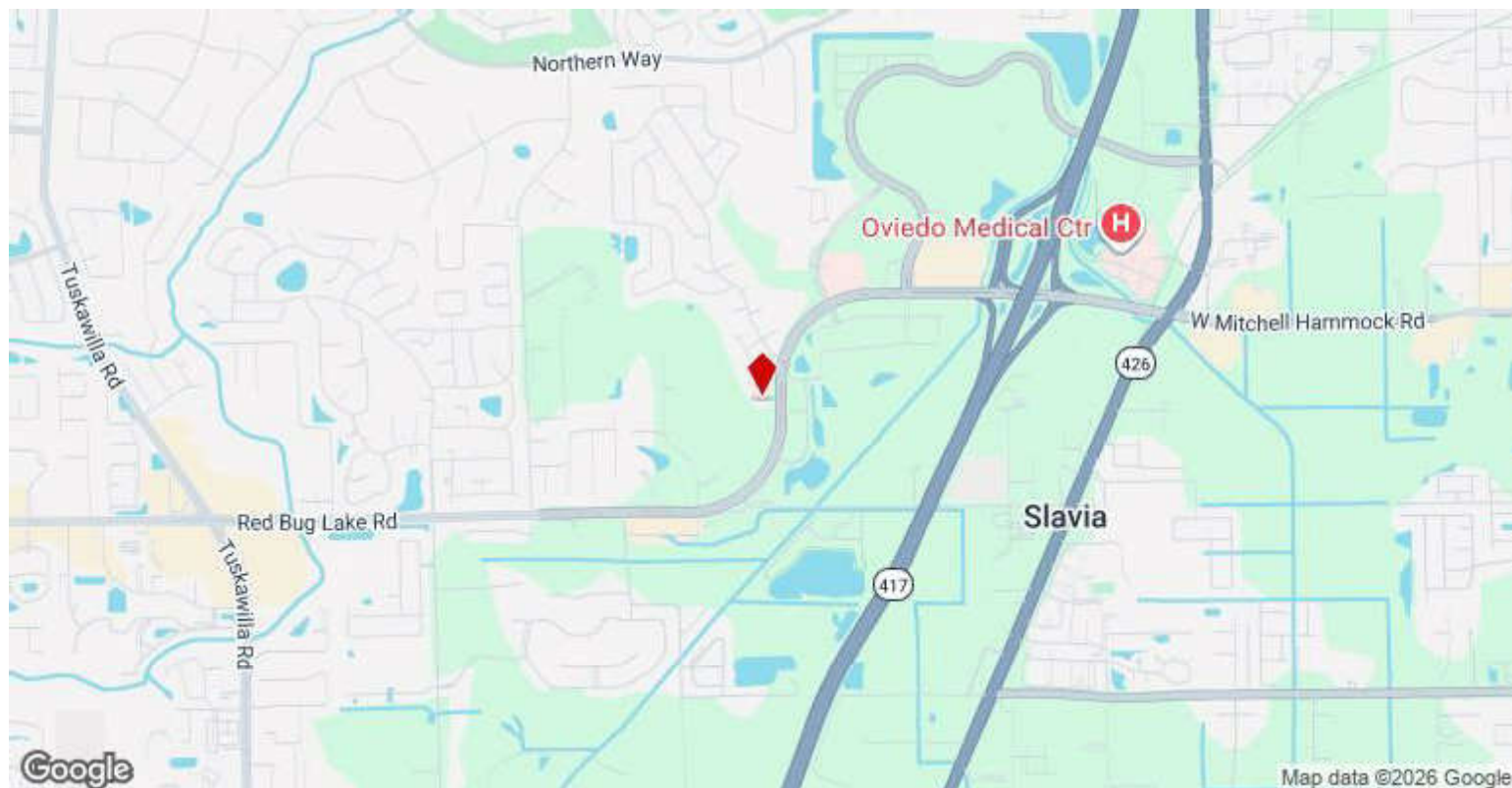
- Ready to operate from day one. Available immediately.



Price:	\$1,850,000
Unit Size:	4,690 SF
No. Units:	1
Total Building Size:	42,816 SF
Property Type:	Office
Property Subtype:	Medical
Sale Type:	Owner User
Building Class:	B
Floors:	2
Typical Floor Size:	21,408 SF
Year Built:	2008
Lot Size:	3.75 AC
Parking Ratio:	3.7/1,000 SF
Walk Score ®:	50 (Fairly friendly)
Transit Score ®:	10 (Not friendly)

Major Tenant Information

Tenant	SF Occupied	Lease Expired
AdventHealth	-	
C3 Research	-	
DaVita Kidney Care	-	
Gaviota Wellness	-	
Neurology Children's Specialty Clinic	-	
Orlando Dermatology Center	-	
Pediatric Associates	-	
TrandiMed	-	
Transformations	-	
Zulma Cintron MD PA	-	



7560 Red Bug Lake Rd, Oviedo, FL 32765

Fully built out medical/professional office with first class finishes. Great location on Red Bug in Oviedo. Great parking, easy access and a well maintained building. Units are fully equipped and beautifully furnished.

Property Photos

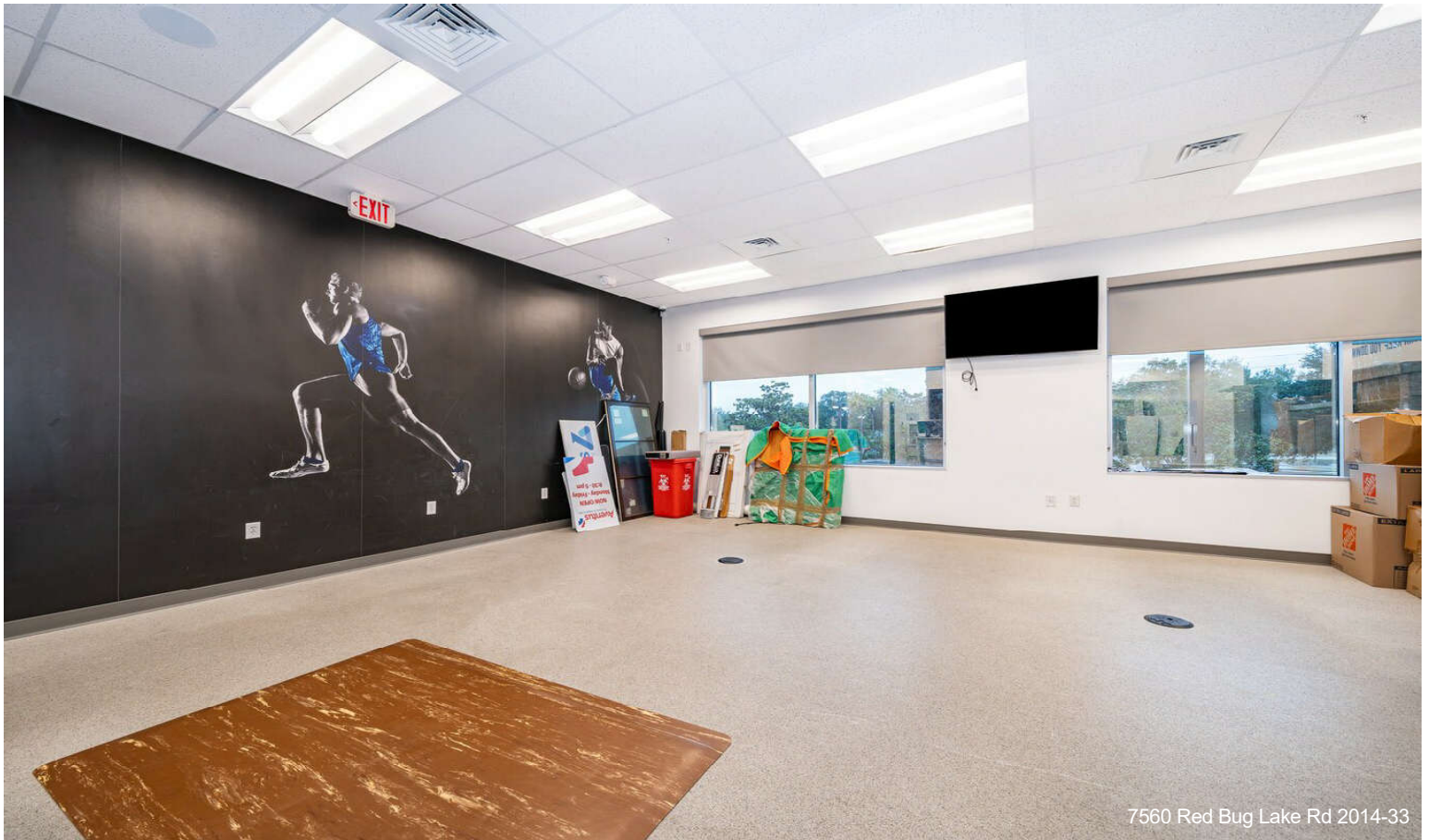


7560 Red Bug Lake Rd 2014-21

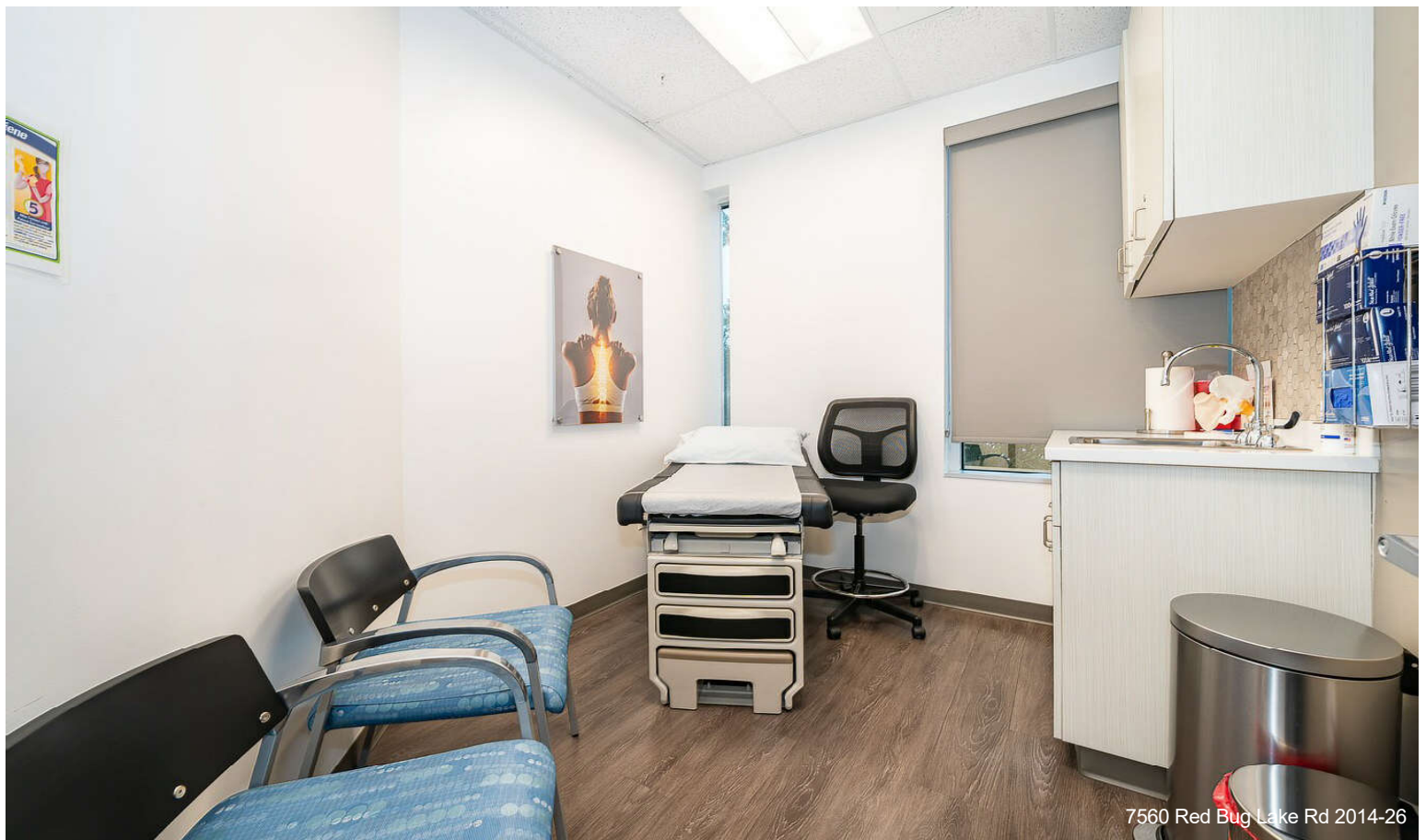


Building Photo

Property Photos



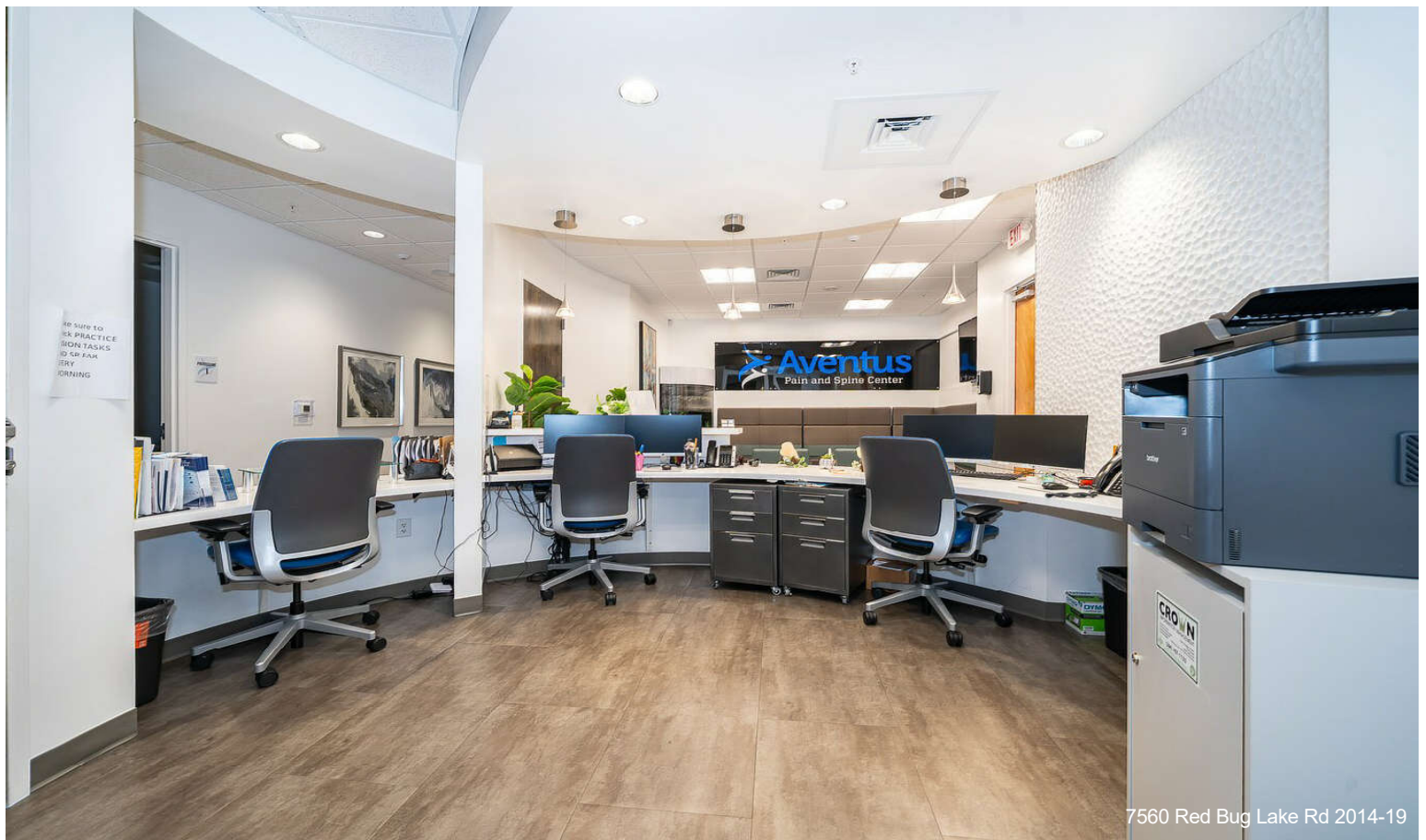
Property Photos



Property Photos



Property Photos



Property Photos



Property Photos



Property Photos



7560 Red Bug Lake Rd 2014-31

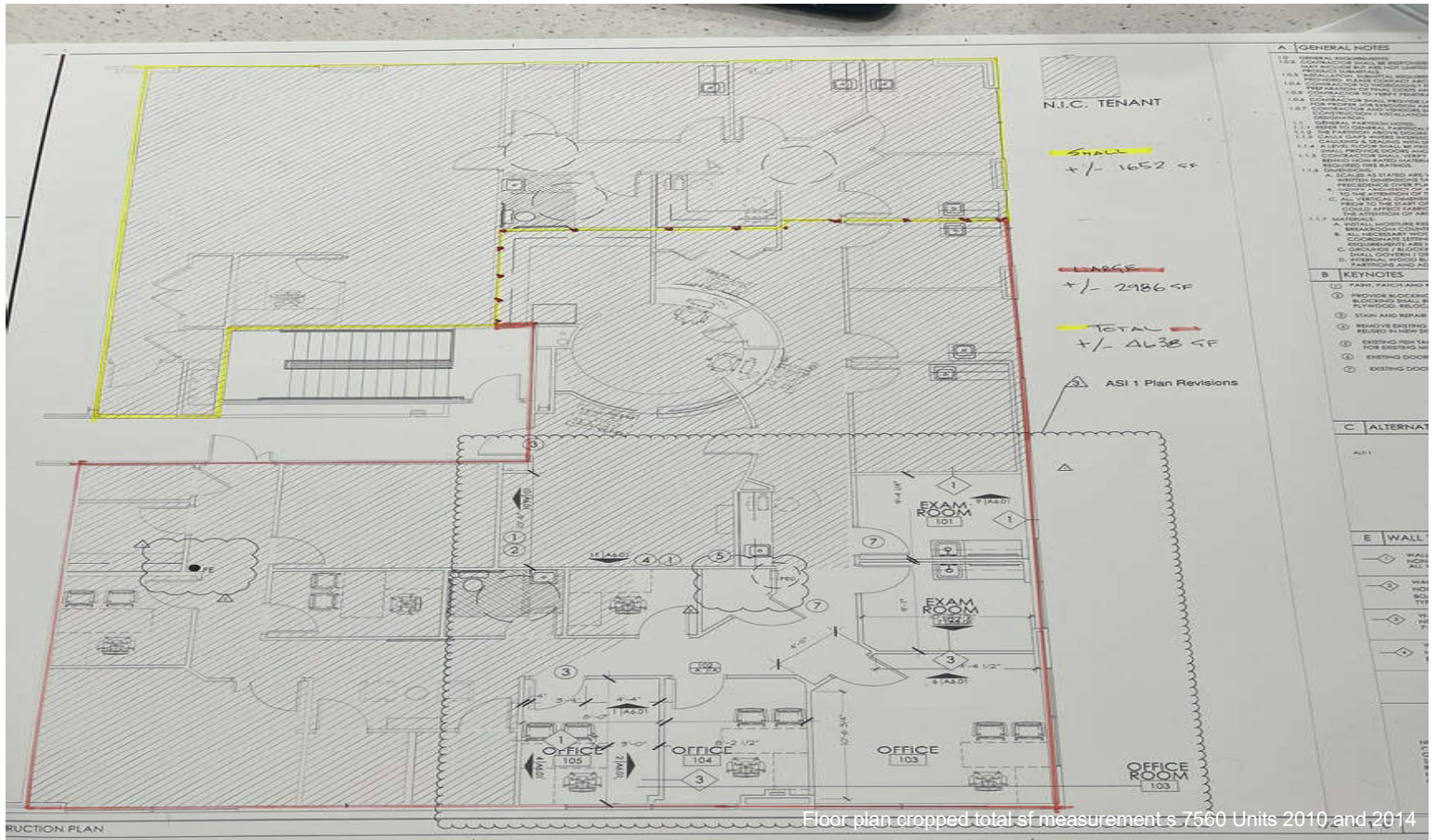


Aerial 2 w Red Bug

Property Photos

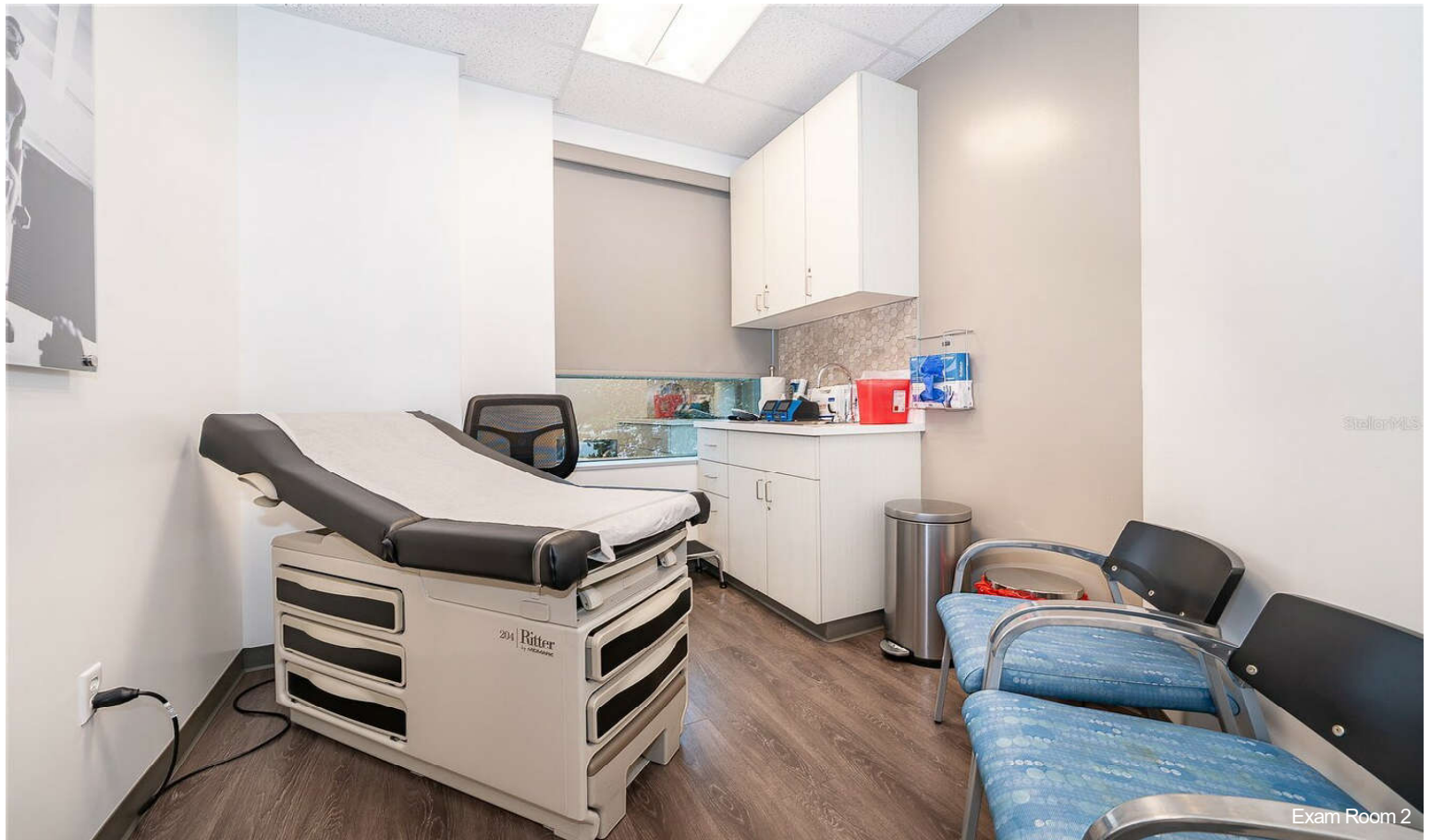


Break Area

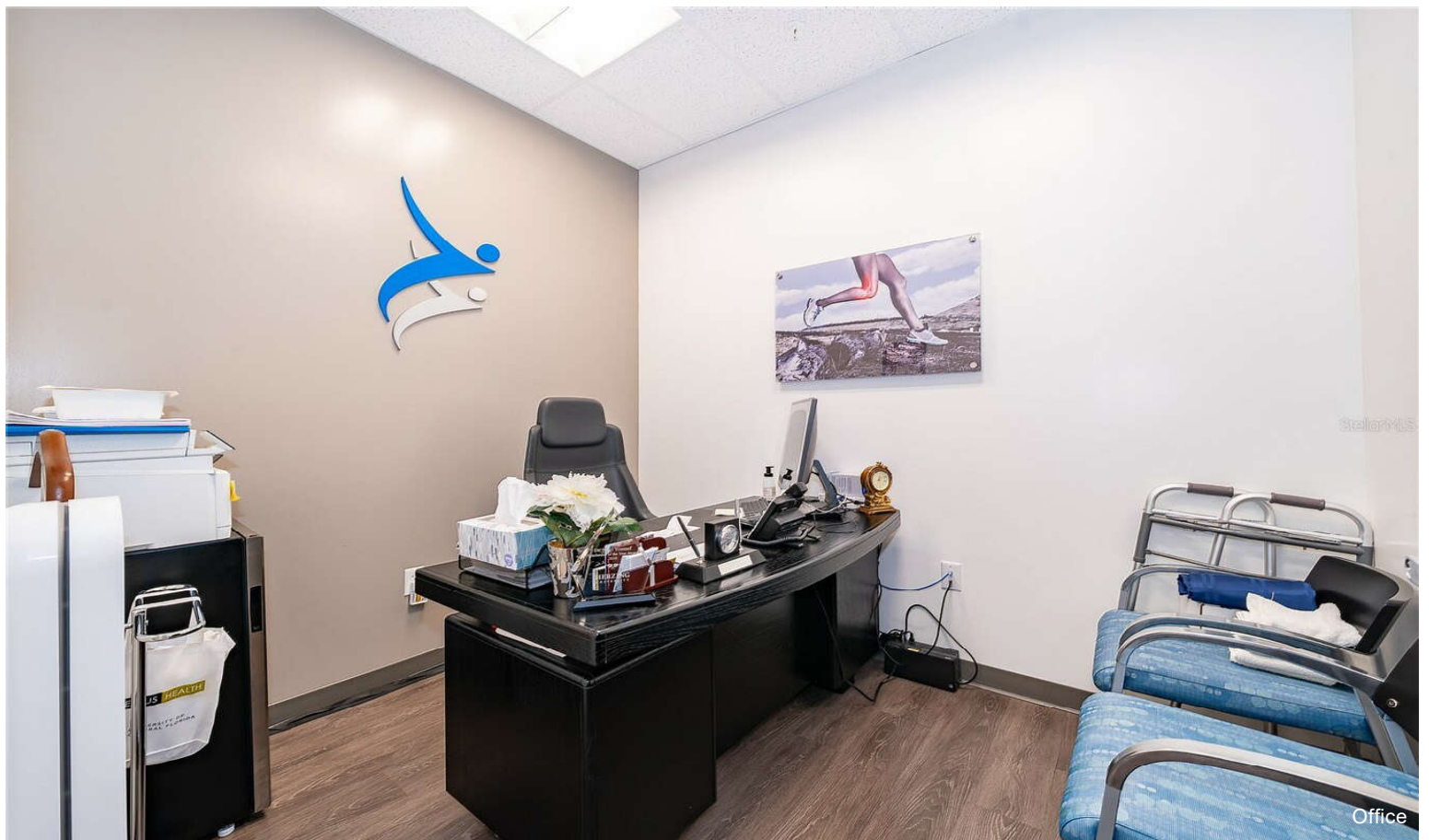
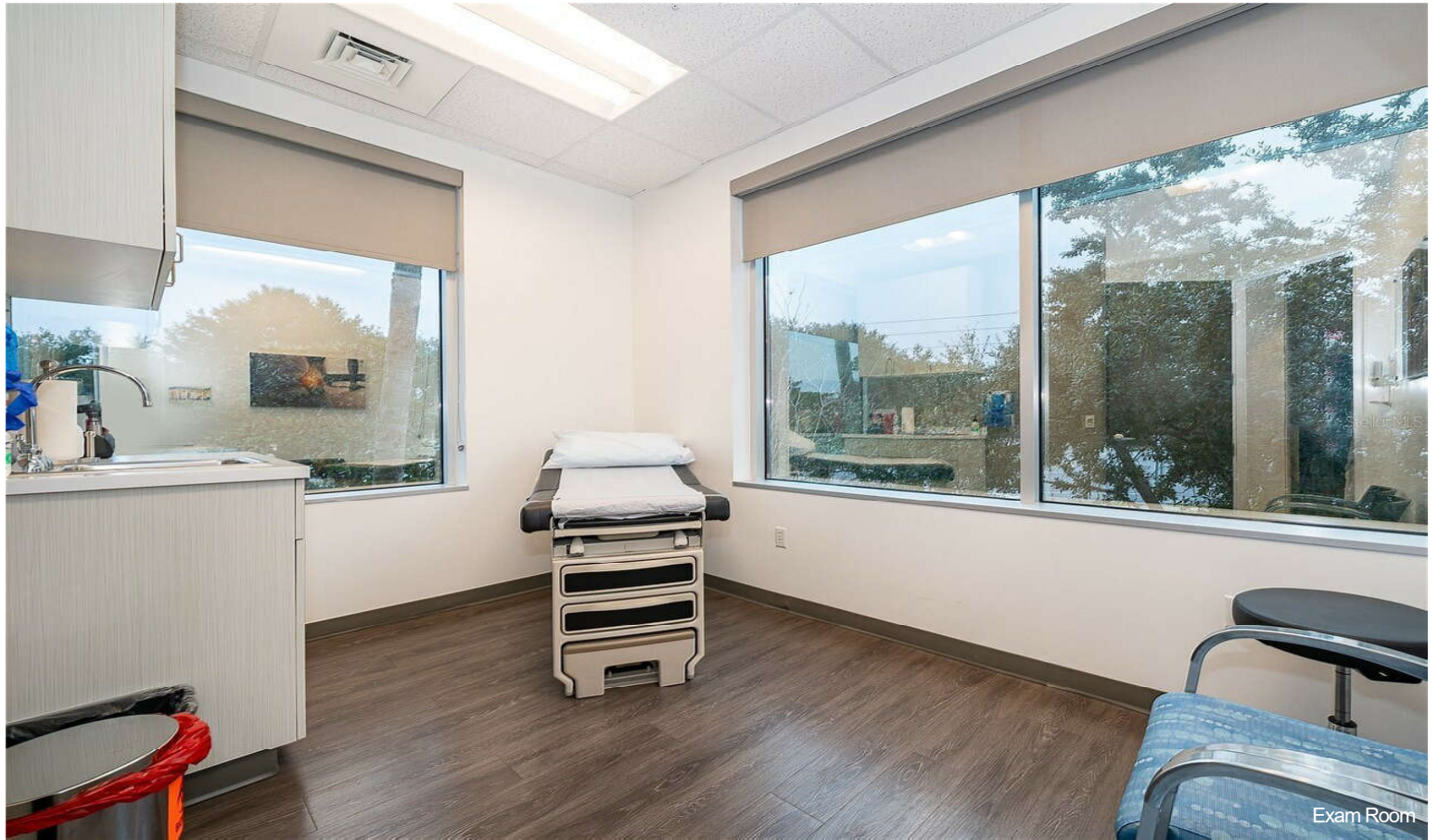


Floor plan cropped total sf measurement s.7560 Units 2010, and 2014

Property Photos



Property Photos



Property Photos

