



PROPERTY DESCRIPTION

3,067 square feet of medical/professional space in Apopka. This available suite comes with 2-3 office, large open area, lobby, restrooms and break-room providing a functional, adaptable layout. Positioned just minutes from major thoroughfares, retailers and, restaurants it offers the ideal balance of connectivity and convenience for corporate offices, medical administration, or specialized professional practices looking to grow in a thriving area.

PROPERTY HIGHLIGHTS

- Conveniently located to nearby amenities including restaurants, retail and fitness centers.
- The property is located directly across the street from Starbucks.
- Strategically positioned near SR 414 and SR 429
- Road frontage along US 441

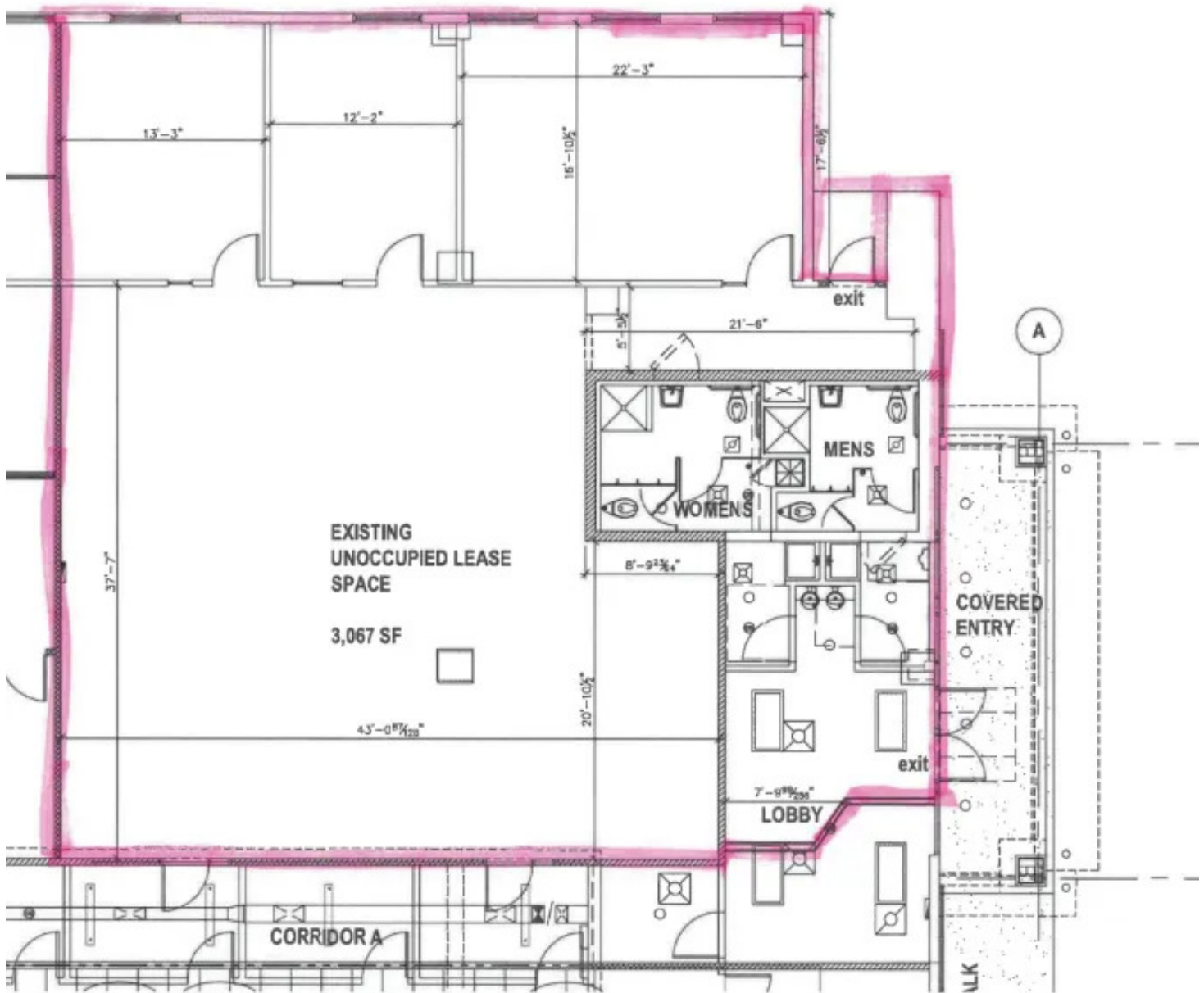
OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	3,067 SF
Lot Size:	160,721 SF
Building Size:	19,252 SF

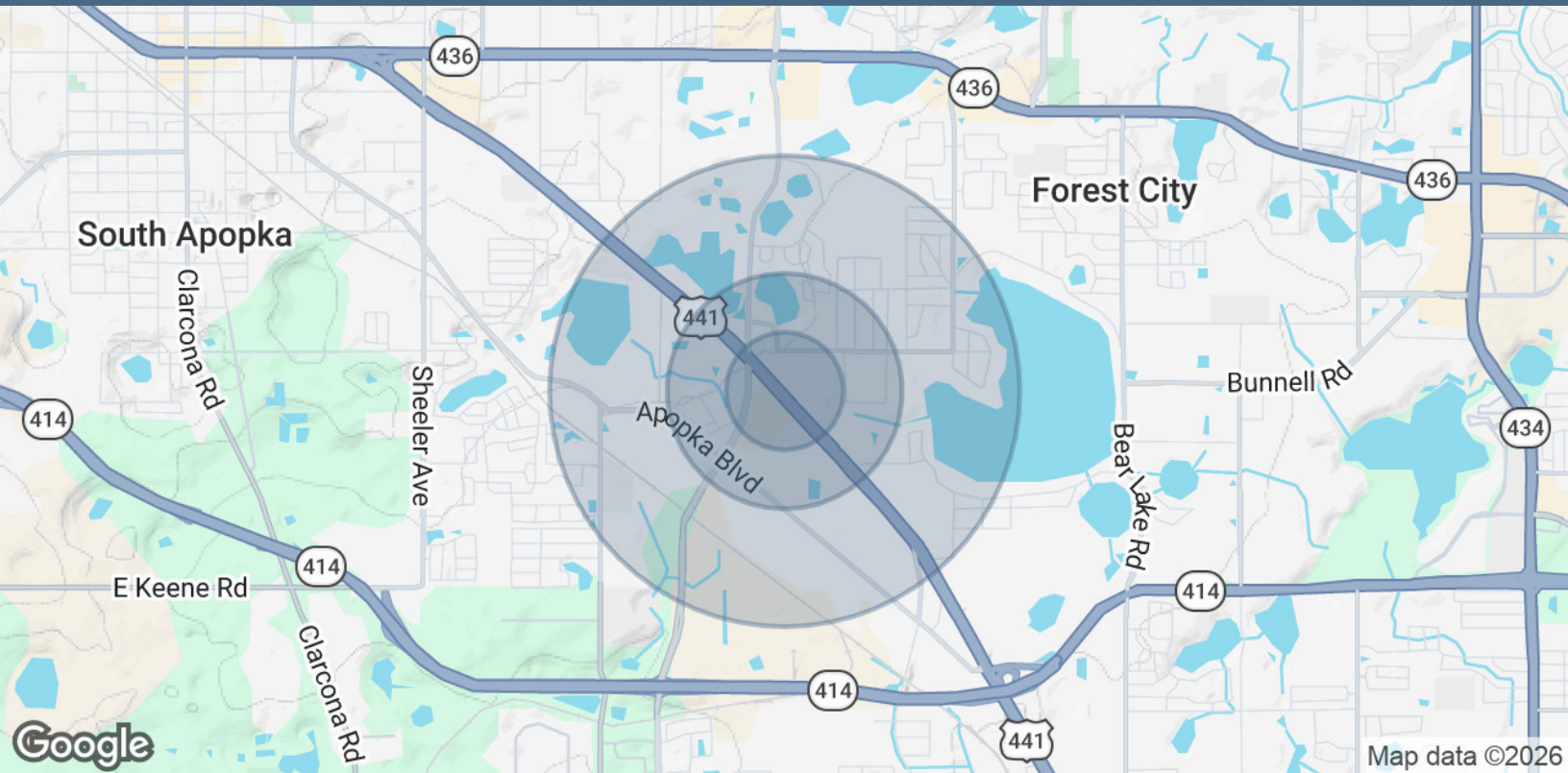
DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	131	515	2,212
Total Population	363	1,401	5,845
Average HH Income	\$89,299	\$86,329	\$95,800











POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	363	1,401	5,845
Average Age	57.3	55.9	47.6
Average Age (Male)	53.9	53.4	47.2
Average Age (Female)	57.5	55.8	47.8
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	131	515	2,212
# of Persons per HH	2.8	2.7	2.6
Average HH Income	\$89,299	\$86,329	\$95,800
Average House Value	\$331,656	\$301,882	\$276,525

2023 American Community Survey (ACS)