

OVIEDO OFFICE BUILDING

FOR SALE OR LEASE

521 E. Mitchell Hammock Rd, Oviedo, FL

Great location for medical/professional office

For Sale: \$875,000 Lease Rate: \$19.25/sq.ft.

- High profile office building with full left access.
- Close to Oviedo on the Park
- 5,145 sq.ft. on 0.82 acre site with 32 parking spaces. (6.2/1,000)
- East Mitchell Hammock Road between Alafaya Trail & Lockwood Boulevard. (2013 traffic count of 33,692 ADT)



Demographics:	1 mile	3 mile
Population:	9,402	51,942
Median hh income:	\$68,476	\$77,769
Median age:	32	35

Front Suite: 3,490 sq.ft.+-

- Reception, 3 conference rooms, 14 offices, 2 restrooms
- Work room, break room & storage
- Available September 16, 2014

Rear Suite: 1,655 sq.ft.+-

- Reception, conference, 6 offices, 2 restrooms & server room
- Available May 1, 2015



To see more pictures, the site plan, or the floor plan:

Go to: www.axelrealestate.com

Or email: DaveAxel@axelrealestate.com



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