



335 Doris Drive, Lakeland Florida 33813

Property: This is a freestanding office building located in South Lakeland at the corner of Old Road 37 and Doris Drive. Interior features five private offices, large conference room, ADA bathroom, large kitchen/breakroom, file/storage room, waiting and reception area. Parking is ample with five brick paved parking spaces in the front with ADA ramp, and permitted parking area in the rear for another 5+ vehicles allowing a gracious 5:1000 parking ratio. Interior features rich wood flooring and ceramic tile, and windows in every office. This is a great deal on over 2,000 sf of office space in South Lakeland. Quit leasing today and invest in yourself! Owner will consider holding a mortgage with the 25% down payment. Excellent signage opportunities on the building with exposure along Old Road 37.

Location: This property is located on busy corner of Old Road 37 & Doris Drive. This is one of only a handful of freestanding properties in South Lakeland of this caliber. You are just minutes to the Polk Parkway and have great access off of Florida Avenue.

PRICE REDUCED Sale Price Now : \$184,000



PROPERTY HIGHLIGHTS

- ◆ 2,144 sf Office
- ◆ Five Private Offices
- ◆ Paver Parking Area
- ◆ ADA Compliant
- ◆ Corner Location
- ◆ Wood Floors
- ◆ Kitchen/Break room
- ◆ Conference Room
- ◆ File Storage area
- ◆ Reception/Waiting area



ELEVATION



FRONT



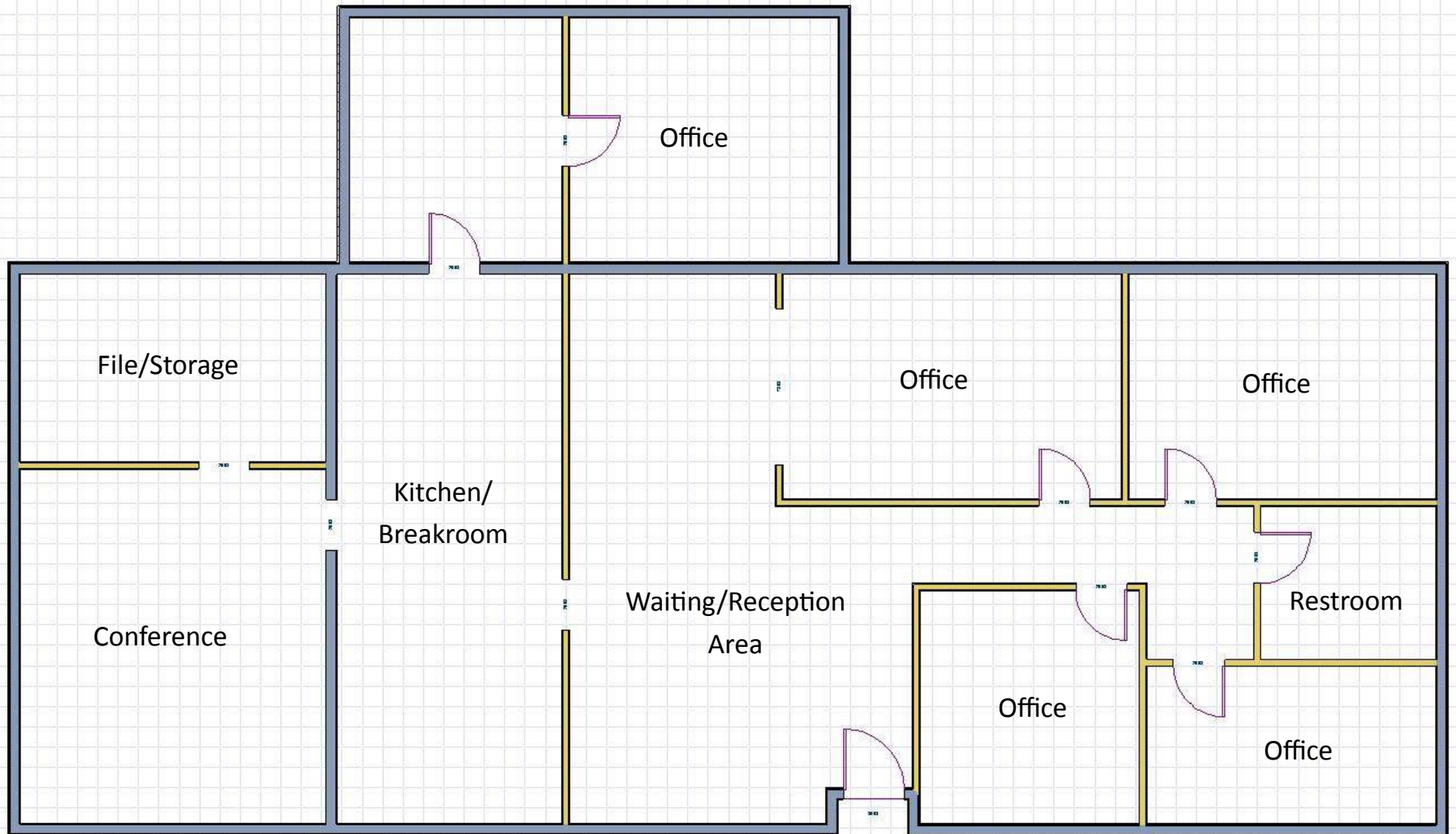
REAR PARKING



REAR OF BUILDING



RECEPTION/WAITING AREA



Floorplan is for reference only and to give appx view of interior. Not to scale or dimension.

FLOOR PLAN



