

# Medical Office Condo Adjacent to Boca Regional Hospital

For Sale \$299,000  
875 Meadows Rd. Suite 3130  
Boca Raton, FL 33486



<b>FOR SALE</b>	<b>755 Sq. Ft. Suite 3130</b>			
<b>DESCRIPTION</b>	Ground Floor medical office condo for sale across the street from Boca Regional Hospital. This condo includes large waiting/reception area, 2 offices, impact glass, private bath & shower 2 separate exits, storage area with ample parking. Located in an area of high income demographics.			
<b>VIDEO TOUR</b>	<a href="https://www.youtube.com/embed/p5j_j5Wk5IA?rel=0">https://www.youtube.com/embed/p5j_j5Wk5IA?rel=0</a>			
<b>LOCATION</b>	Glades Rd. to NW 13 St. Left on meadows Rd. Directly across from Boca Regional Hospital.			
<b>PRICING</b>	\$299,000 or \$396/ Sq. Ft. Shared. Condo fee is \$686/ month. And includes grounds maintenance and medical waste removal.			
<b>YEAR BUILT</b>	1981 Traffic Count, 31,519			
<b>PARKING</b>	95 Surface Spaces are available in entire complex.			
<b>ZONING/ FOLIO</b>	MC (city)/Institutional and Public Facilities District 06-43-47-19-25-000-3130			
<b>DEMOGRAPHICS 2021</b>		<b>1 mile</b>	<b>3 mile</b>	<b>5 mile</b>
	HH Population:	14,466	97,194	227,613
	Average HH Income:	\$84,910	\$116,021	\$105,625

Disclaimer: This offering subject to errors, omissions, prior sale or withdrawal without notice.

**CAMPBELL & ROSEMURGY**  
COMMERCIAL REAL ESTATE

**John D. McQueston**

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Deerfield Beach, FL  
33441

954.427.8686 T.  
954.427.0117 F.

# Location Map

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Aerial



Exterior Gardens



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# Additional Photos

For Sale \$299,000  
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Lobby



Roster

FIRST FLOOR		
Concierge Medicine of Boca Raton	BLDG 025	111
Carlton Fritcham, DO & Associates		
Prime Beach Digestive, LLC	BLDG 025	112
Gastroenterology & Pediatric Gastroenterology		
Bruce M. Fischer, D.C., C.C.S.P. Boca Trauma & Rehab	BLDG 051	212-213
Danny T. Ly, D.M.D. Dental Esthetics of Boca Raton	BLDG 051	271
Carlie B. Thompson III, Ph.D., PA	BLDG 075	313
Licensed Psychologist / Clinical Neuropsychologist		
Douglas F. Martin, MD	BLDG 075	311/312
St. Ann's Chapel	BLDG 075	313/310
KIMM Medical Spa	BLDG 075	314
Dr. Daniel Han, M.D., F.D.		
SECOND FLOOR		
Center for Oral Maxillofacial Surgery Dr. Stephen Rimer, D.D.S., PA	BLDG 025	121
Aesthetic Plastic Surgery	BLDG 051	222
Dr. Donald Marx M.D., F.A.		
Cardiovascular Imaging	BLDG 075	321A
Inner Alchemy Acupuncture Dr. Jessica Borro D.A.N.M., AP	BLDG 075	321B
Allopathic Dentist and Implant Center of Boca Raton	BLDG 075	312
Dr. Larry Tedesco D.M.D., F.D.C.I.	BLDG 075	324-325
Perinatal Specialists Gynecology Specialist		
THIRD FLOOR		
Boca Fertility Reproductive Medicine IVF & Genetics	BLDG 075	334

Reception Area



Hallway



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