

ELITE PLAZA | OFFICE CONDOS FOR SALE OR LEASE



PROPERTY DESCRIPTION

Lakeview Office Condos For Sale or Lease.
Two Units left!
1,651 SF to 3,302 SF available.
Shell Units can be built as 'Turnkey Offices'.
Centrally located in Port Orange.
Walking Distance to Halifax Health Medical Center Port Orange.
Easy access to Dunlawton Avenue and Nova Road.
Condo Fees \$2.86 per SF.

LOCATION DESCRIPTION

Located just west of Nova Road and north of Dunlawton Avenue on the west side of Woodbriar Trail.

LOCATION ADDRESS

3821 Woodbriar Trail
Port Orange, FL 32129

JOHN W. TROST, CCIM

Principal | Senior Advisor
O: 386.301.4581 | C: 386.295.5723
john.trost@svn.com

OFFERING SUMMARY

SALE PRICE: \$205.00 per SF 'AS IS'

LEASE RATE: \$19.00 NNN

AVAILABLE SF: Unit 5: 1,651 SF
Unit 6: 1,651 SF

PARCEL NO: 6308-36-00-0050
6308-36-00-0060

YEAR BUILT: 2020

ZONING: PUD, Planned Unit Development

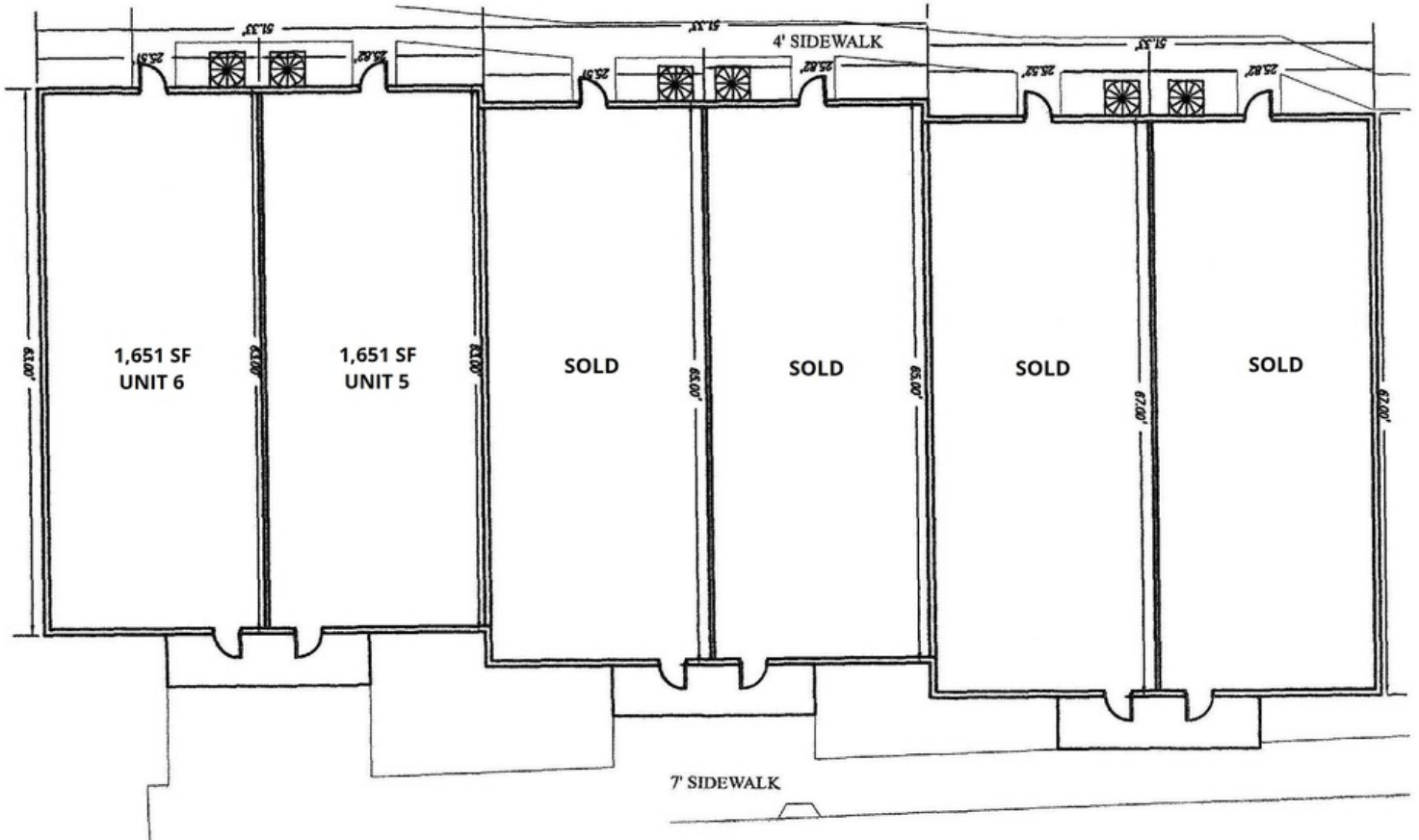
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	4,580	29,753	51,334
TOTAL POPULATION	9,916	65,158	110,800
AVERAGE HH INCOME	\$58,574	\$66,291	\$70,479

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FLOOR PLAN



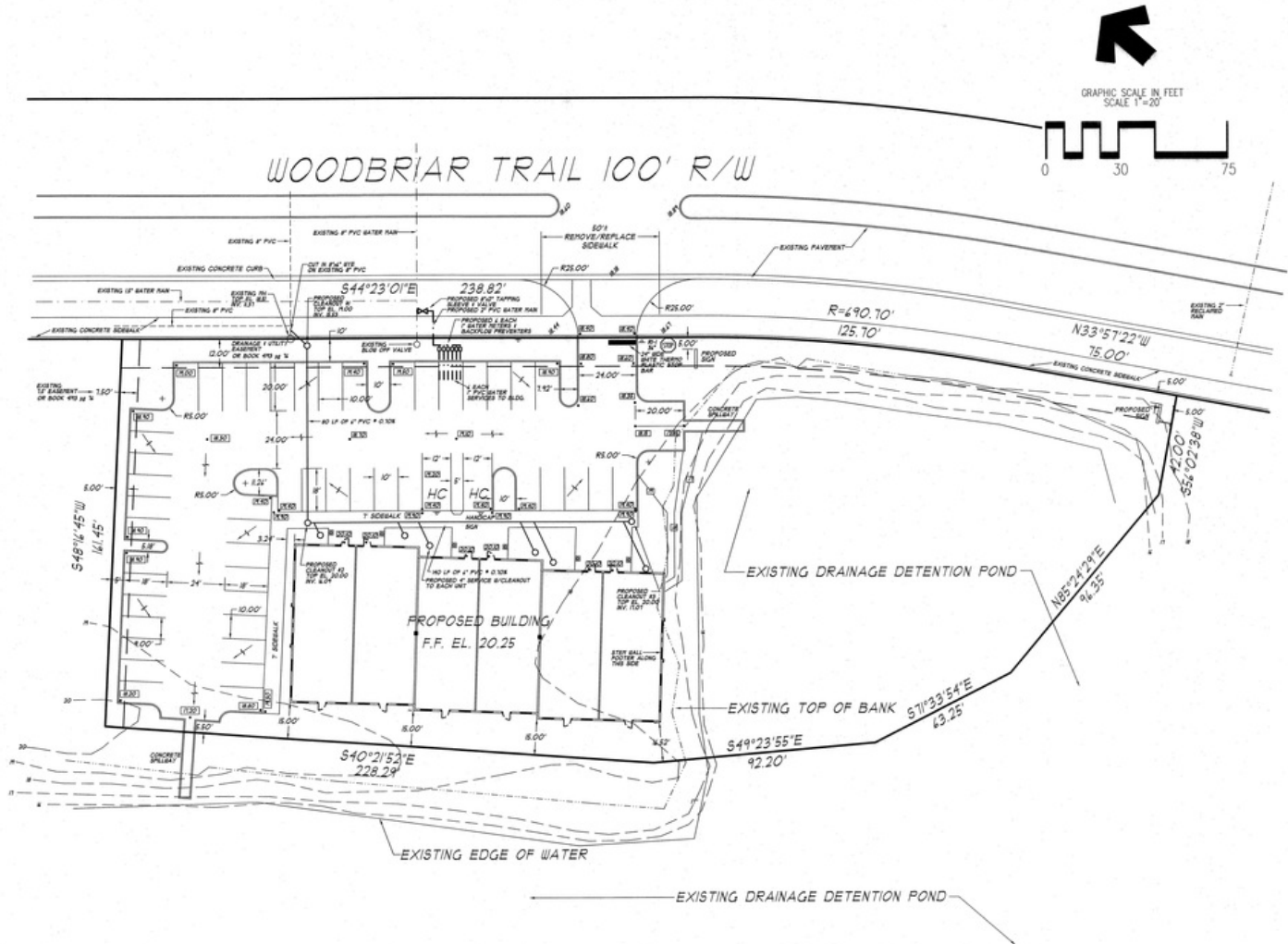
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SITE PLAN



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LOCATION MAP



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