

FREE-STANDING BUILDING FOR SALE/LEASE

~100 FEET OF FRONTAGE ON SR434



2711 W SR 434, LONGWOOD FL 32779

LOCATION OVERVIEW:

- Major Road Access and Frontage

Almost 100 feet of frontage along SR-434 with over 40,000 Annual Average Daily Traffic count.

- Free-Standing Office Building

Well maintained office building with existing medical buildout including waiting and reception, private exam rooms, open training room and 2 restrooms.

- Convenient Access to I-4

Minutes to highway access and SR436 make commuting a breeze to and from the office.



BUILDING FEATURES

BUILDING SIZE	3,230 square feet	PARKING	~15 Spaces / 4.6 Ratio
YEAR BUILT	1983/2005	CLASS B OFFICE BUILDING	
ZONING	RP - Residential Professional		
FRONTAGE	~100 feet along SR 434		
ACCESS	Left In & Left Out		

For more information, please contact:

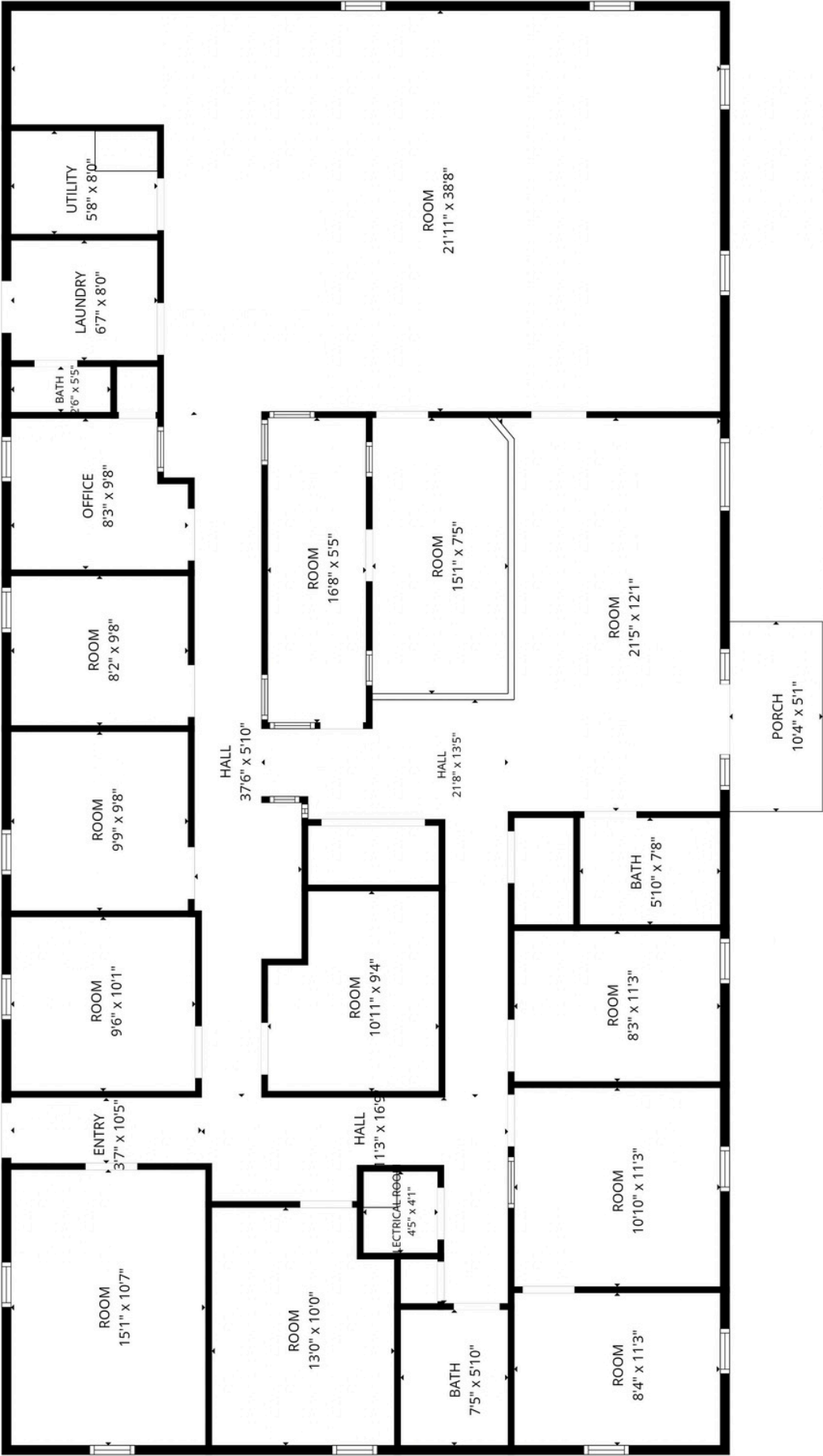
BILL MILLER

REMAX Central Realty
(407) 415-2263
bill@myCFLRE.com



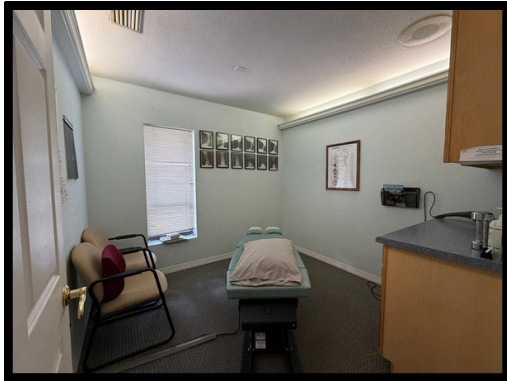
300 Primera Blvd, Suite 100
Lake Mary, FL 32746

FLOOR PLAN



FREE-STANDING BUILDING FOR SALE/LEASE

PHOTOS



For more information, please contact:

BILL MILLER

REMAX Central Realty
(407) 415-2263
bill@myCFLRE.com

REMAX
COMMERCIAL®

300 Primera Blvd, Suite 100
Lake Mary, FL 32746