

MEDICAL OFFICE SPACE FOR LEASE

±8,759 SF MEDICAL OFFICE IN HOLLYWOOD, FL

750 S Federal Highway, Hollywood, FL 33020

45 PARKING SPACES



SEEKING SINGLE-TENANT MEDICAL USER - FULLY BUILT OUT MEDICAL OFFICE

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Property Overview

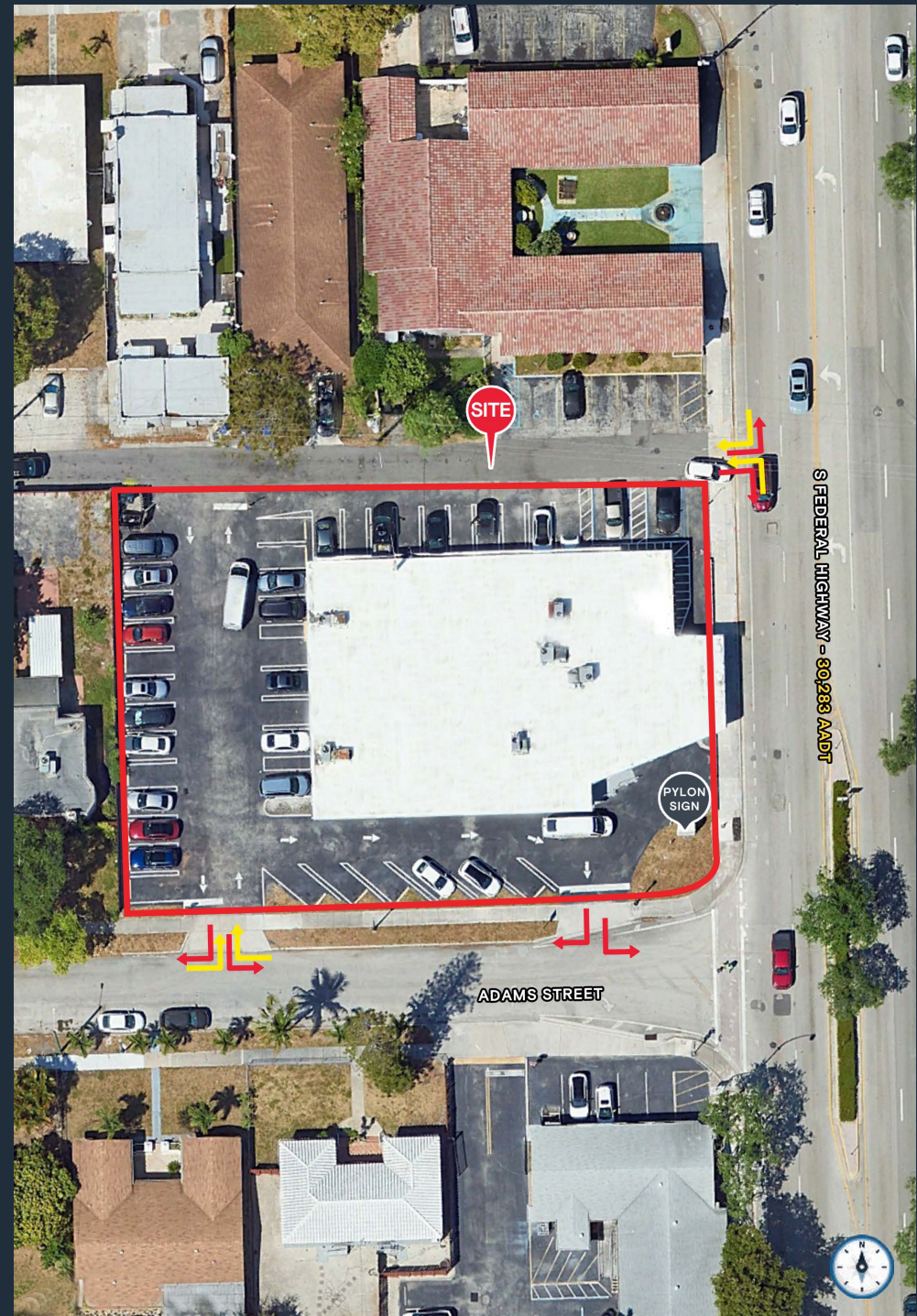
HIGHLIGHTS

- ±8,759 SF turn-key medical office with 11 exam rooms, administrative offices, X-Ray room & lab, dental area, multiple bathrooms
- 24/7 access to premises
- Prime location on S Federal Highway, near major avenues and popular retailers
- 45 parking spaces (5.29 spaces per 1,000 SF leased)
- Surrounded by dense residential neighborhoods and just minutes from major hospitals and healthcare providers, the location offers both convenience and connectivity

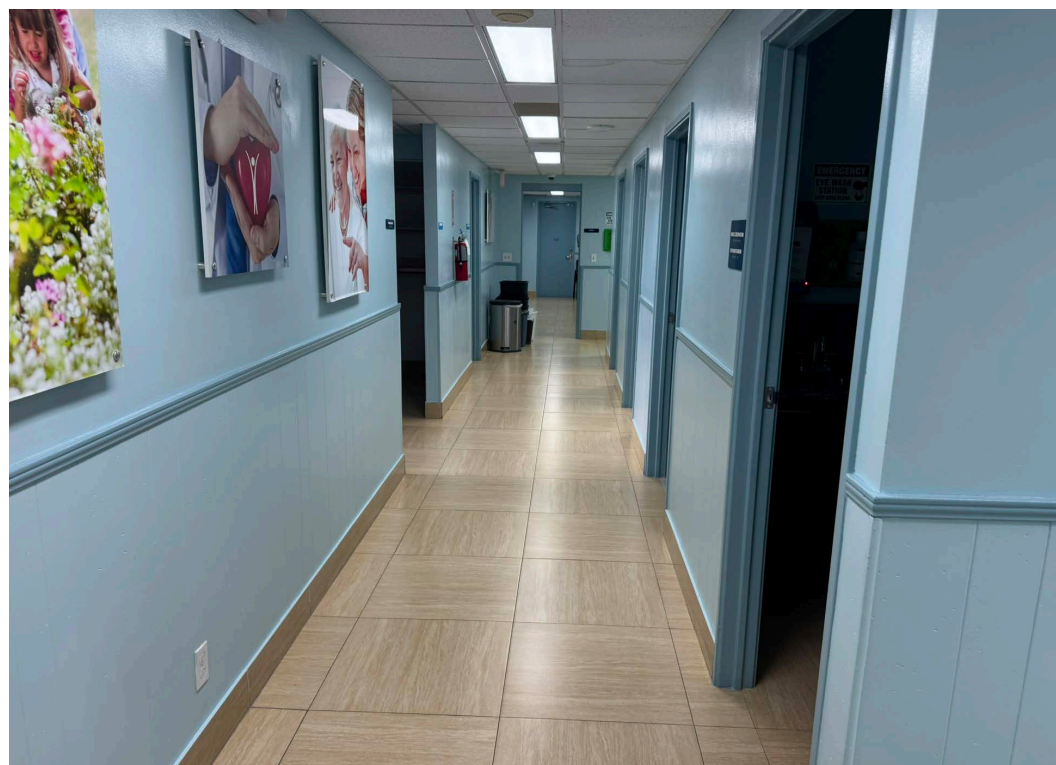
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	19,241	98,219	266,348
HOUSEHOLDS	8,572	42,717	114,607
EMPLOYEES	16,268	82,314	223,526
AVERAGE HH INCOME	\$86,119	\$99,095	\$102,681

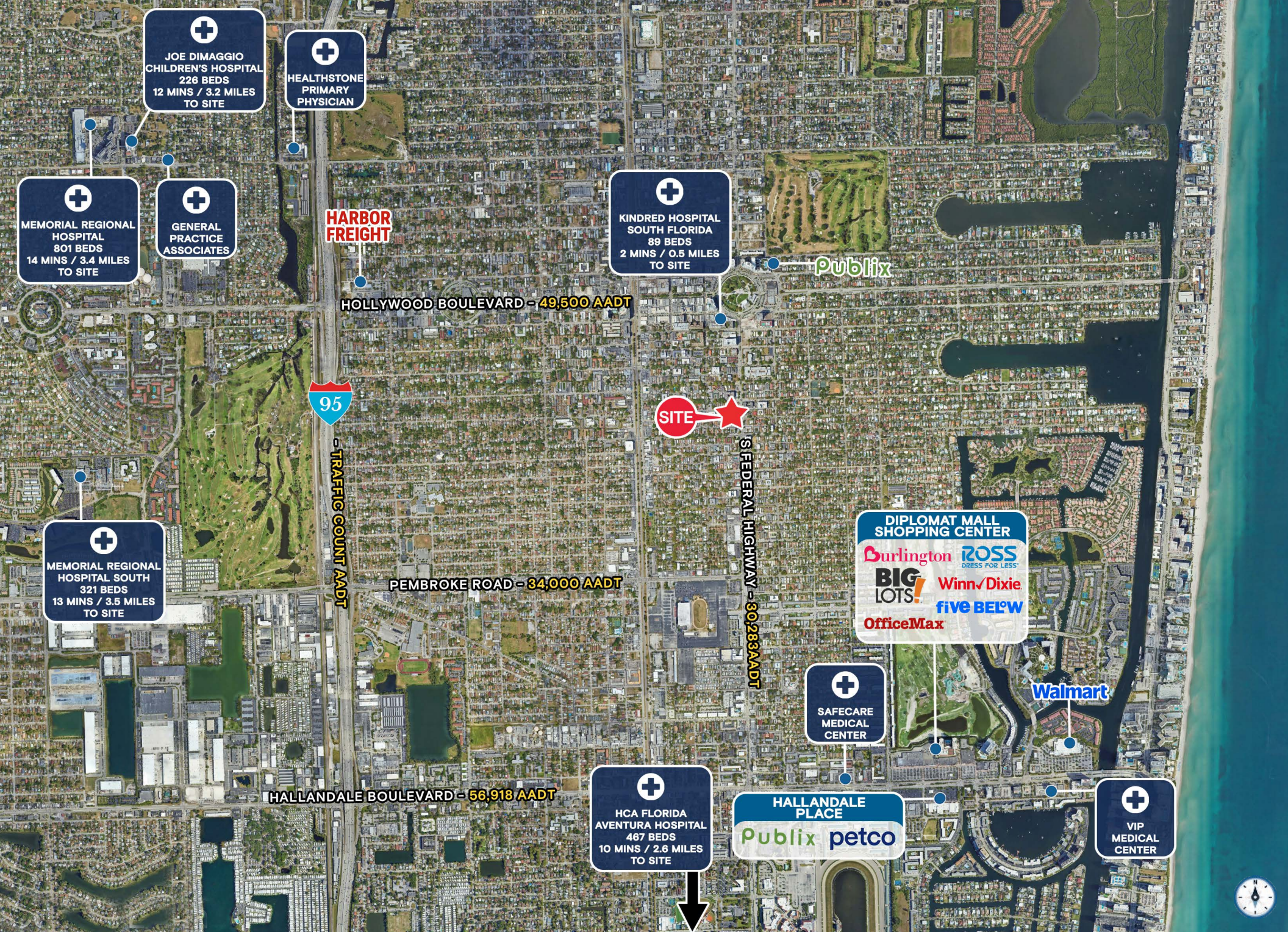
	5 MINUTES	10 MINUTES	15 MINUTES
POPULATION	44,034	131,931	391,824
HOUSEHOLDS	19,820	57,648	166,673
EMPLOYEES	37,050	110,318	327,385
AVERAGE HH INCOME	\$85,603	\$94,811	\$108,794













Contact Brokers

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