

MEDICAL OFFICE BUILDING

395 Santa Barbara Blvd North | Cape Coral, FL 33993
Office Building For Sale



LQ Commercial
REAL ESTATE SERVICES

LQCRE.COM



\$1,900,000
PRICE



4,894 SF
BLDG SIZE

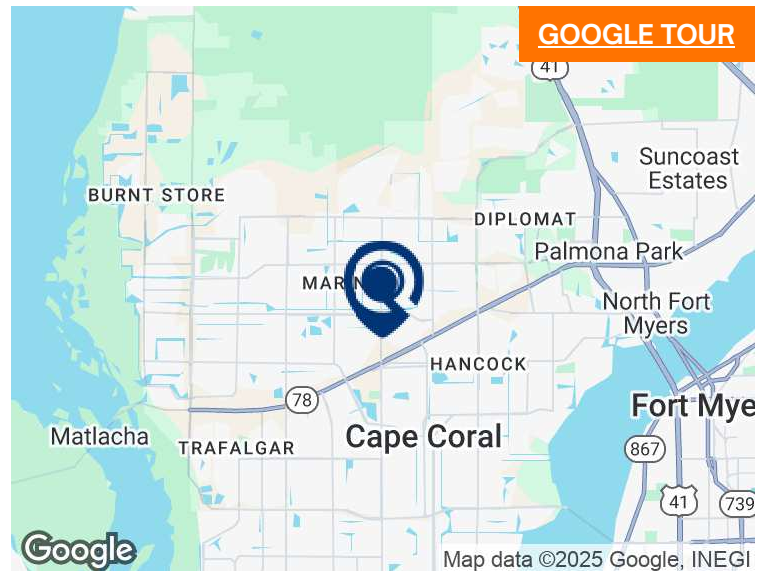


1.5 ACRES
LOT SIZE



2010
BUILT

- Facility includes:
 - spacious lobby,
 - 4 wet rooms,
 - separate surgery suite,
 - large treatment area.
- Room to expand on the 1.5 acre lot.
- Close proximity to one of Cape Coral's main corridor: Pine Island Rd.
- Santa Barbara Blvd N AADT: 14,600 CPD.



PROPERTIES.LQCRE.COM/NORTH-CAPE-MEDICAL-OFFICE



5 MI POPULATION
159,500



5-YR POP. INCREASE
3.0%



5 MI AVG HH INCOME
\$99,630



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1614 Colonial Blvd #101
Fort Myers, FL 33907
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Stephanie Pineda

Associate

D: 239.275.4922 x243

C: 239.888.1992

spineda@lqcre.com

Chuck Smith, CCIM

Senior Director, Investments

D: 239.275.4922 x231

C: 239.826.3337

csmith@lqcre.com

Information obtained from owner(s) or other sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. All properties subject to change or withdrawal without notice.

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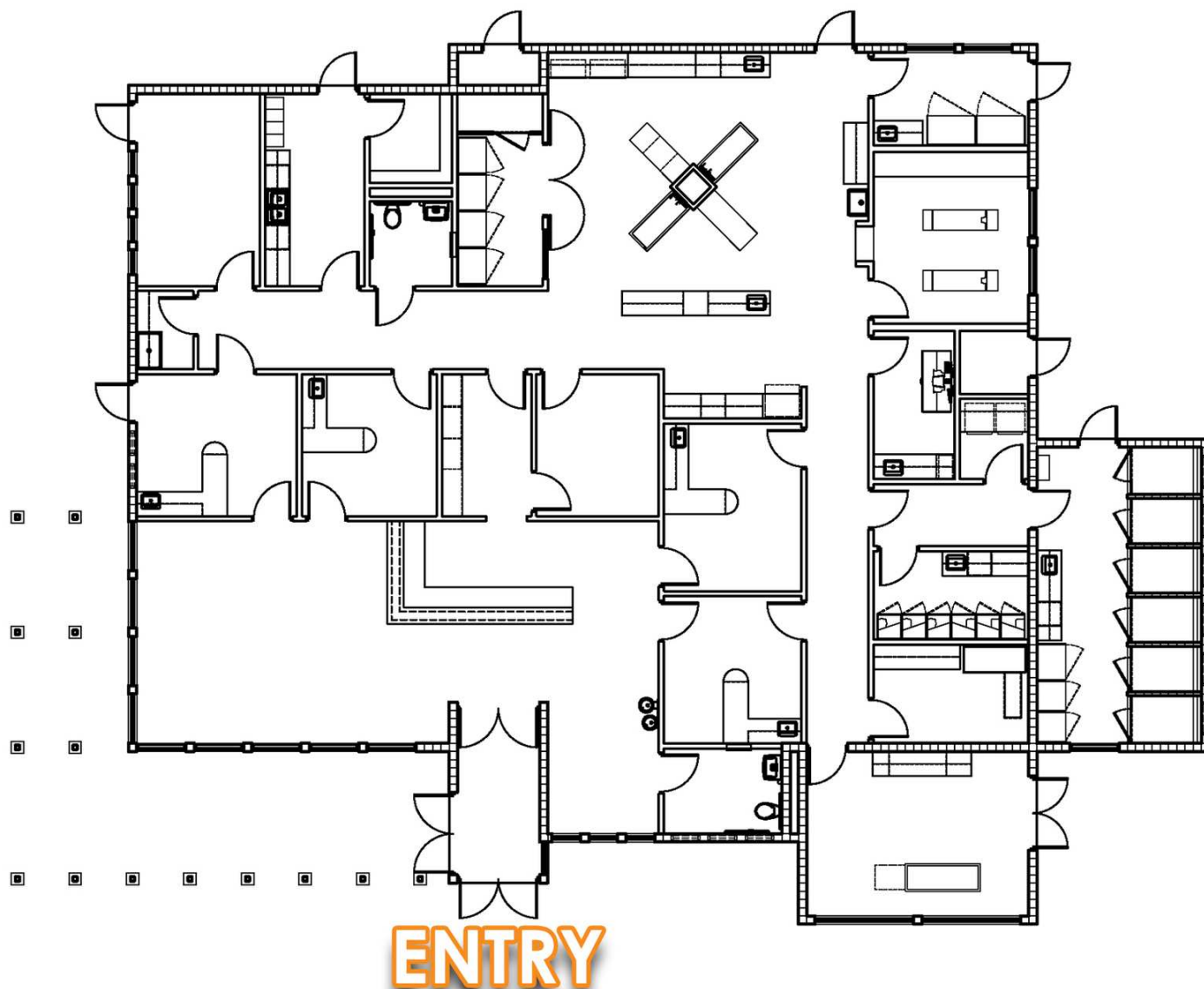
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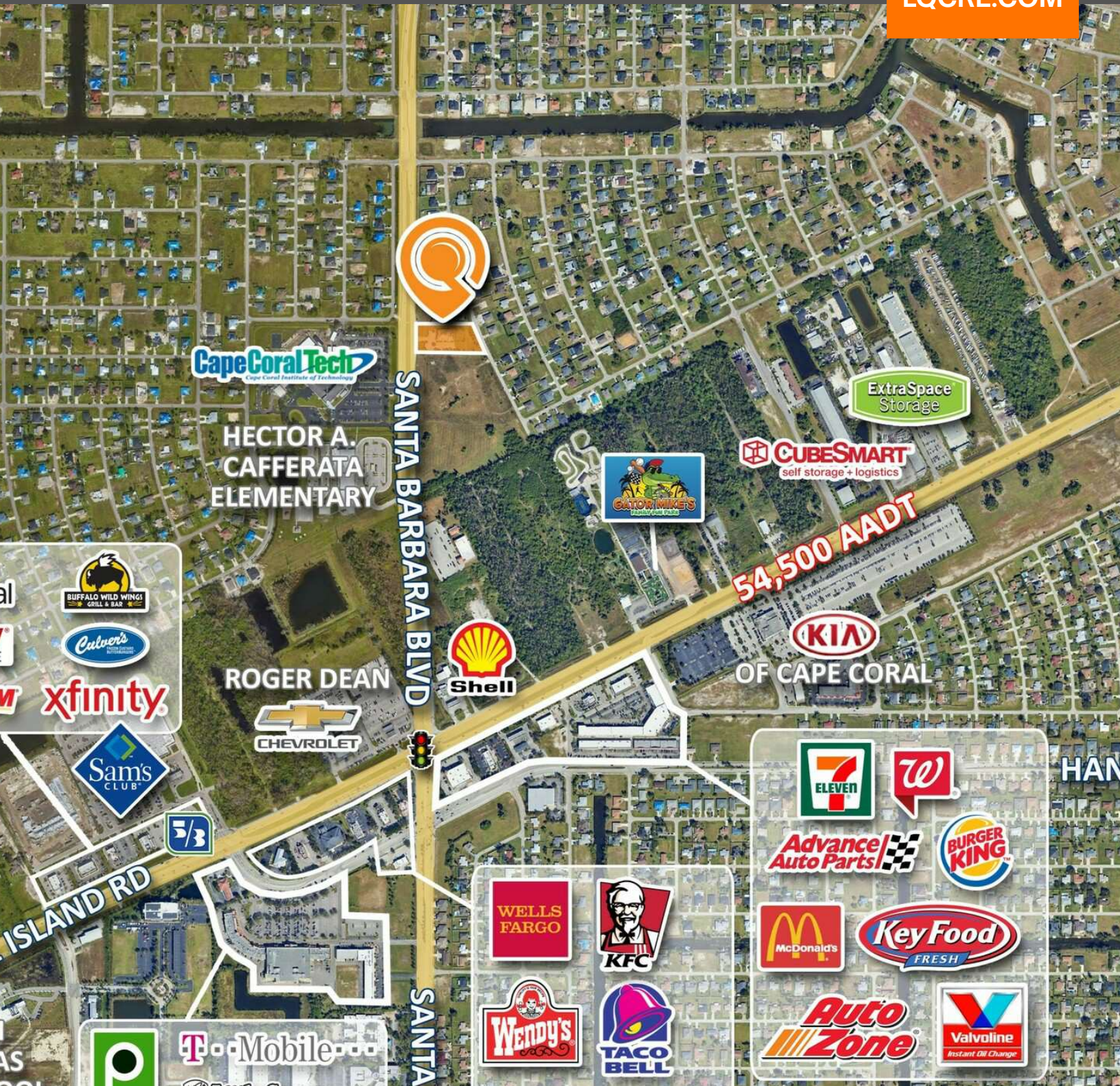
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