

# MEDICAL/PROFESSIONAL OFFICE FOR LEASE in Harmony, FL



## HARMONY OFFICE PARK

3500 Harmony Square Dr. W  
St. Cloud, FL 34773

### Property Highlights

- Minutes from 3,266 student population Harmony Middle and High School
- Perfect for Destination Medical Office
- Perfect for Professional Office
- Single Tenant or First Floor and Second Floor Tenants welcome
- Minimum Divisible 2,621 sf
- Located within beautiful and established Harmony Golf Community
- Minimum 5 year term
- Immediate availability

## DEMOGRAPHICS

Drive Time	Population	Average HH Income
5 minutes	4,800	\$ 130,929
10 minutes	8,318	\$ 122,907
15 minutes	34,175	\$ 111,874

## OFFERING SUMMARY

\$ 19 base + \$8 NNN  
1st Floor 3,330 SF  
2nd Floor 2,621 SF

For More Information

**Veronica Malolos, CCIM**

C 407-791-3772

[veronica@gocapitalstack.com](mailto:veronica@gocapitalstack.com)



**CAPITAL STACK**  
REAL ESTATE GROUP  
1101 Miranda Lane, Kissimmee, FL 34741

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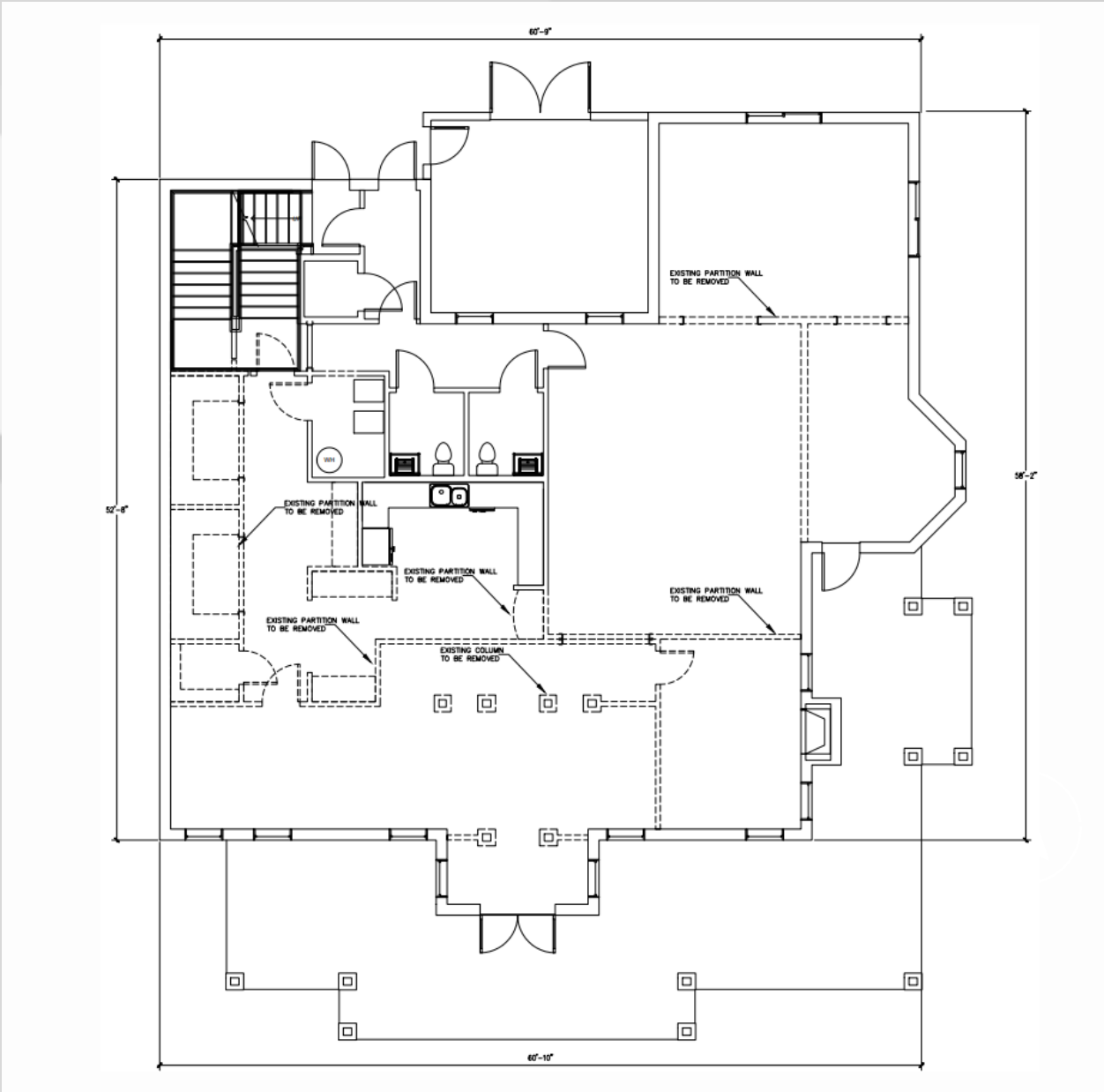
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## FIRST FLOOR PLAN



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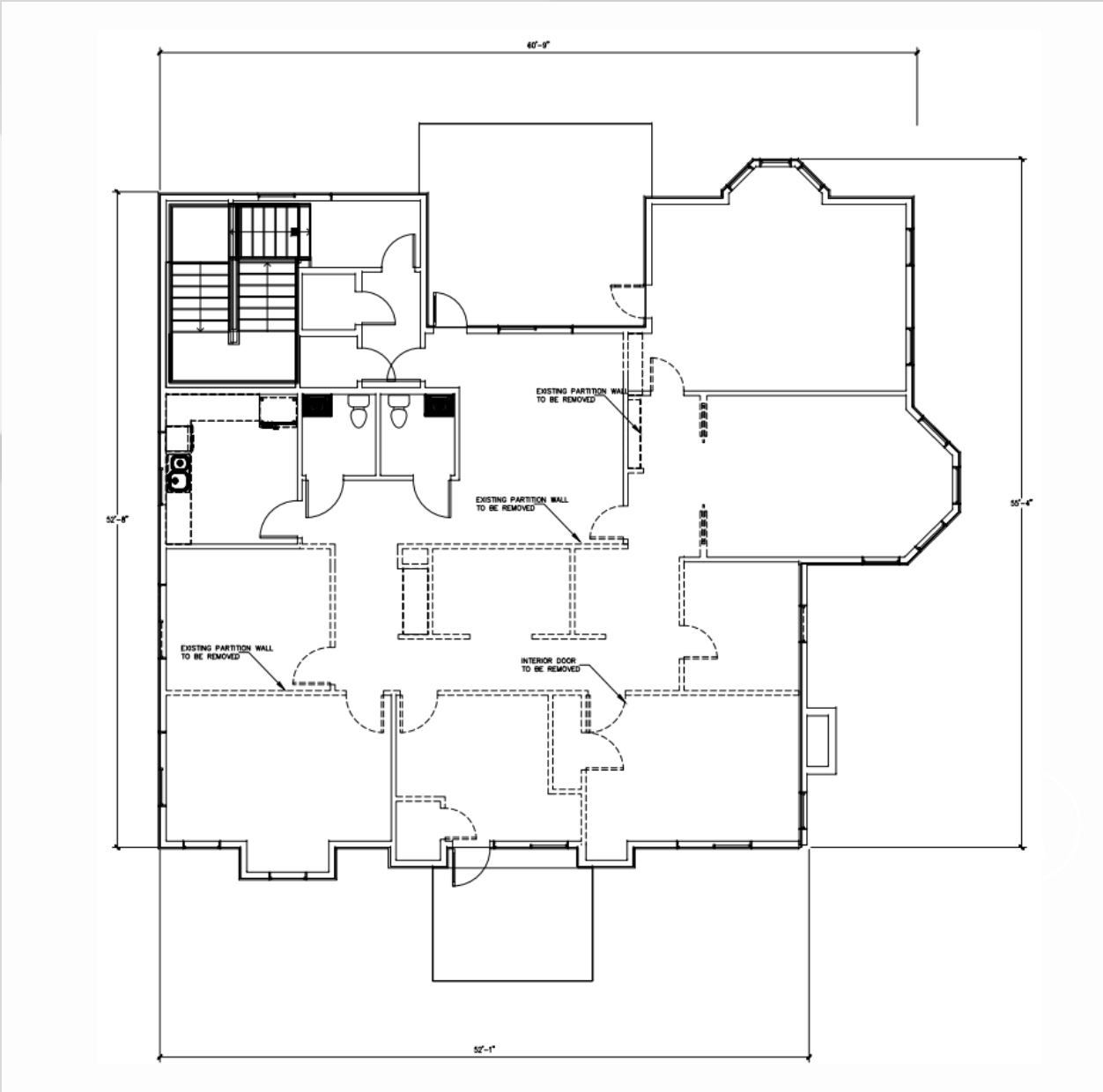
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## SECOND FLOOR PLAN



### HARMONY OFFICE PARK

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### OFFERING SUMMARY

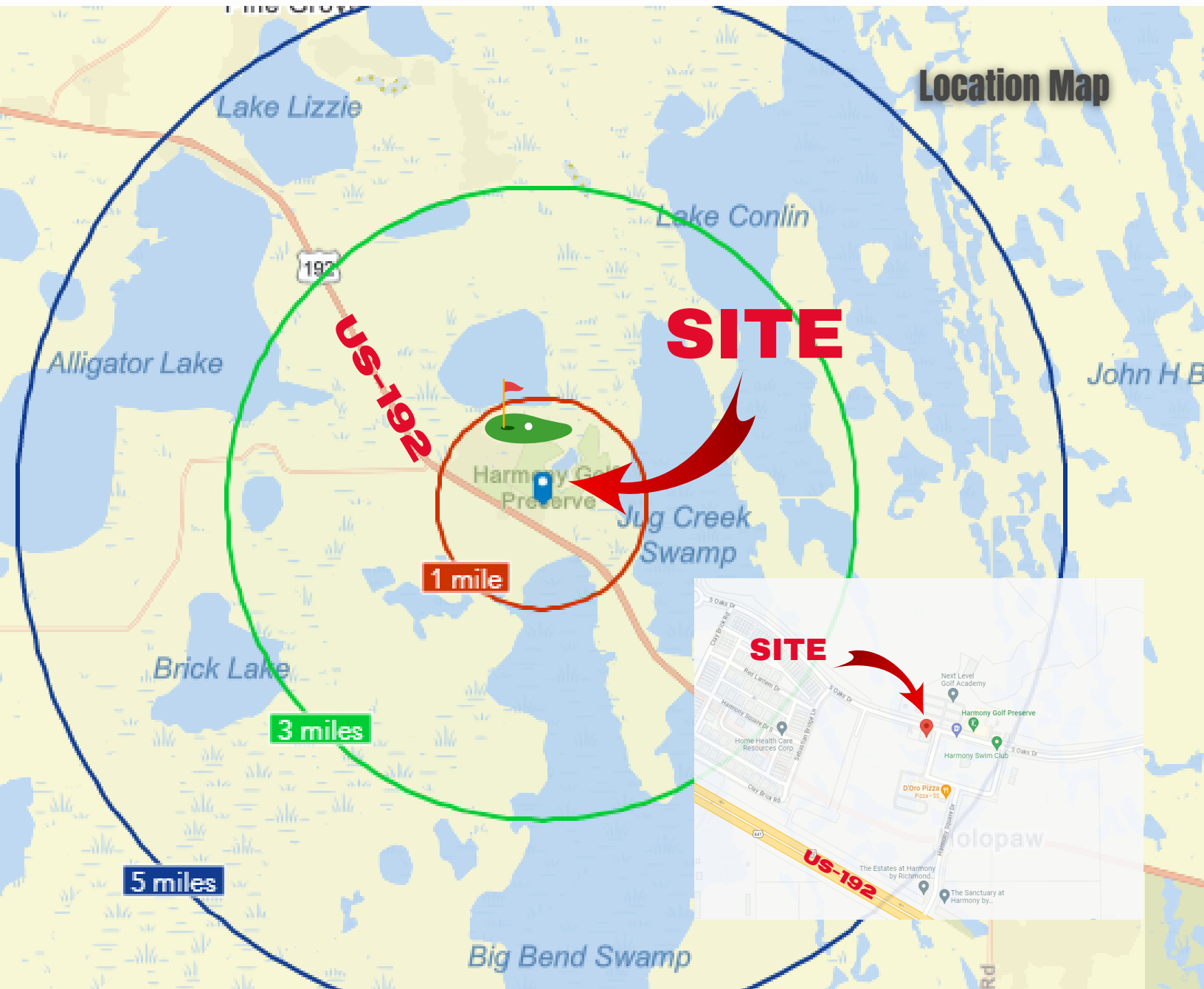
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