



FOR LEASE

WELLNESS & MEDICAL CENTER

**2040 WASHINGTON ST
HOLLYWOOD, FL**

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PRICE: \$27 PER SF NNN + \$5 PER SF CAM

PROPERTY OVERVIEW:

PRIME LEASE OPPORTUNITY! This high-visibility corner property, located just minutes from Downtown Hollywood, was previously built out as a wellness and medical center and is ideal for a variety of uses including daycare, museum, restaurant/bar, and more. The property offers ample street parking, front parking, and additional rear parking for convenience. Surrounded by thriving destination spots such as Hollywood Broadwalk, Young Circle/ArtsPark, Hard Rock Guitar Hotel, and popular dining and retail destinations, this location provides exceptional exposure and accessibility. Don't miss the chance to position your business in one of Hollywood's most dynamic and growing areas!

PROPERTY HIGHLIGHTS:

- A+ Location in near Downtown Hollywood
- Space Size: 2,673 SF
- Great Visibility and Signage
- Fully Built-Out and Ready to Move-in!
- Previously Built as a Wellness & Medical Center
- Ample Parking
- Perfect for medical office, day care, museum, restaurant/bar, general retail and more!

THE DEMARCO REAL ESTATE GROUP™

Office: (954) 453-1000

john@demarcogroup.com

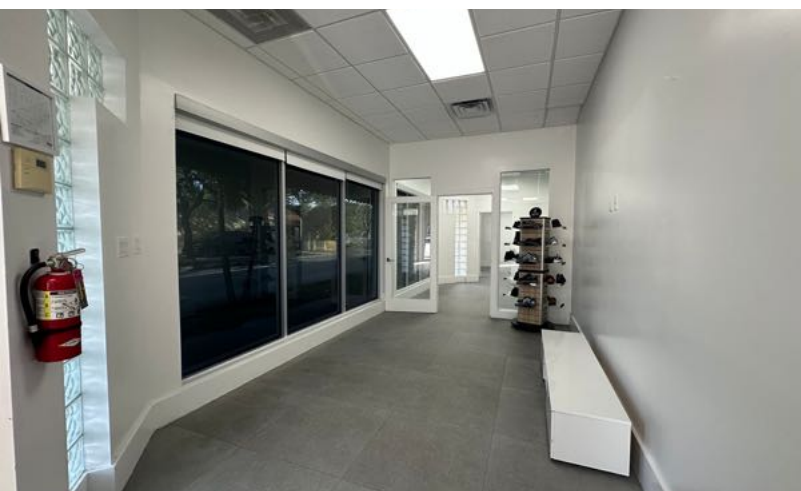
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1901 Harrison Street, Hollywood FL, 33020



PICTURES:

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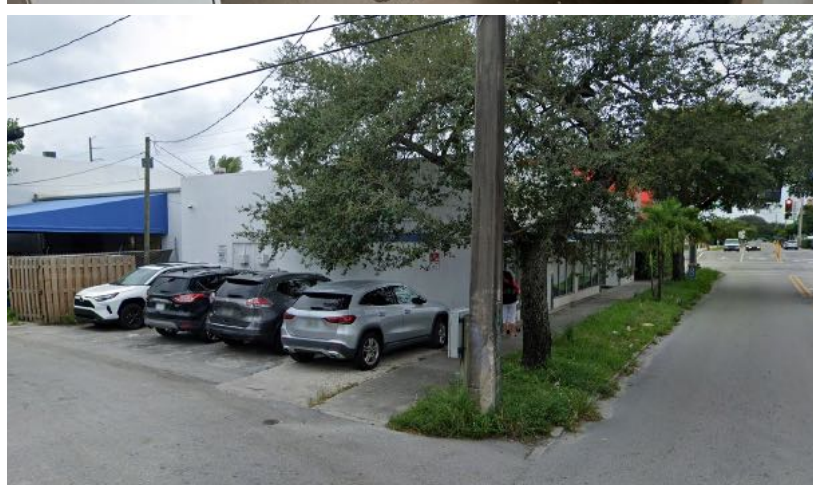
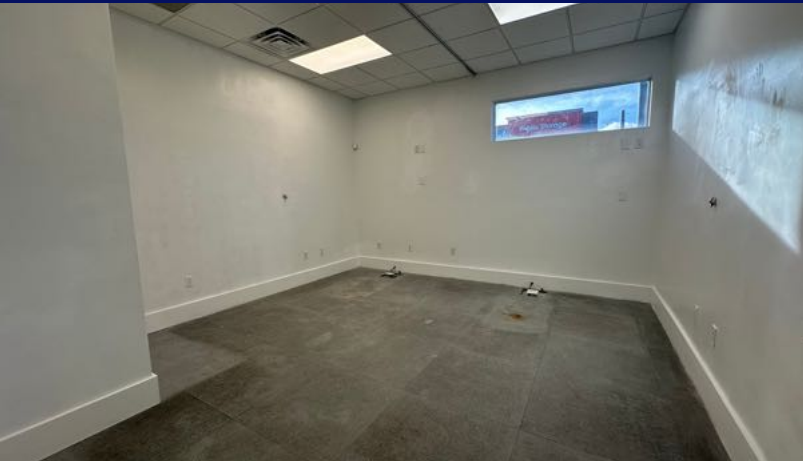
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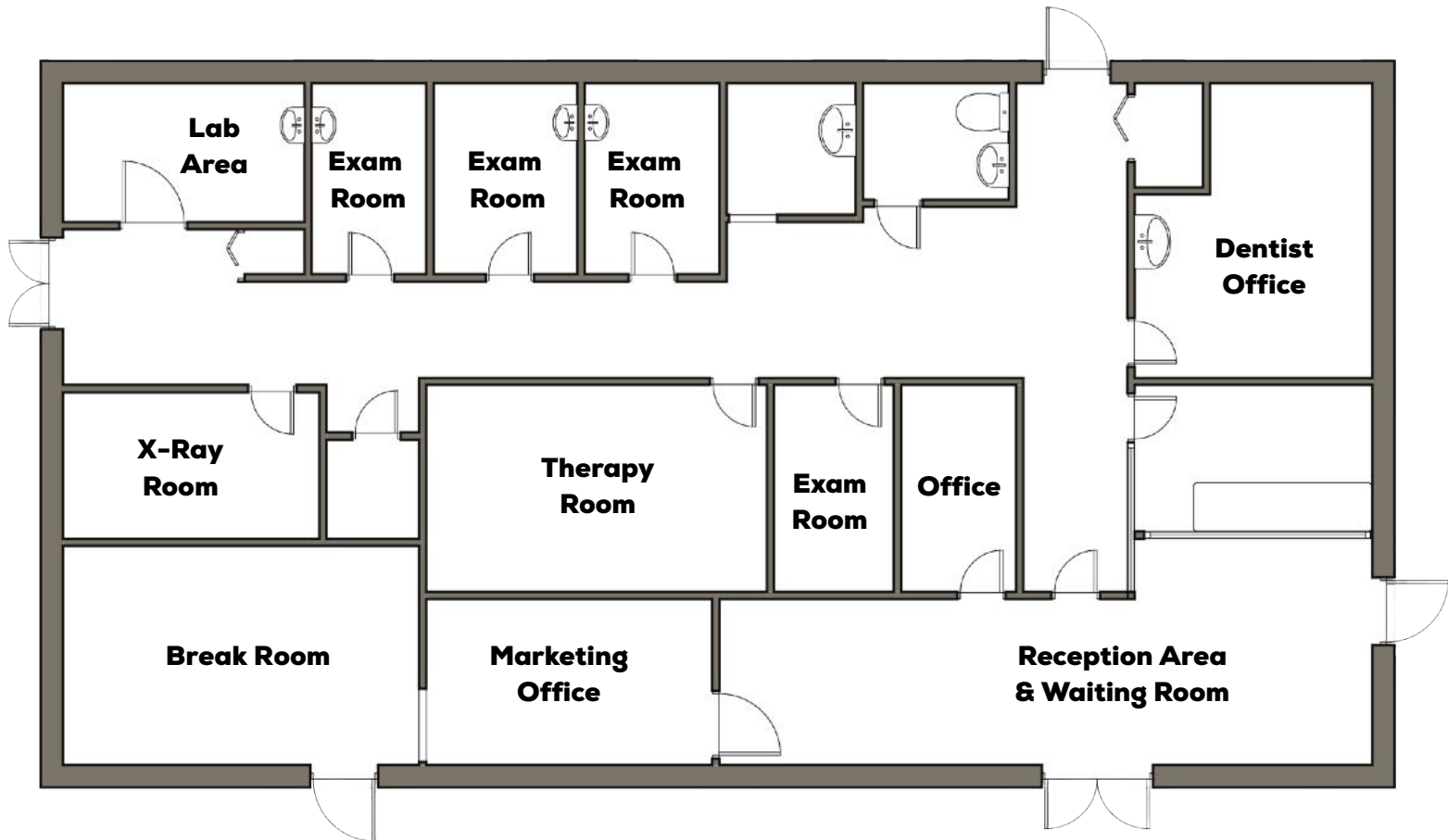
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FLOOR PLAN:

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