

Pine Oak Office Condo



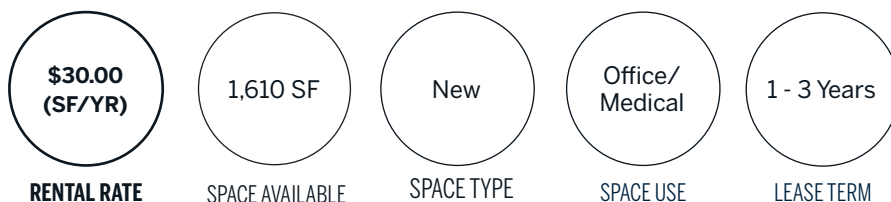
8890 W OAKLAND PARK BLVD, SUNRISE, FL 33351

ONE COMMERCIAL
REAL ESTATE

MEDICAL OFFICE FOR LEASE IN BROWARD COUNTY

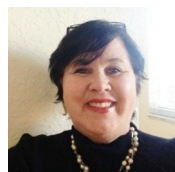


For those ready for what's next



OFFICE LOCATION

3250 Mary Street, Suite 520
Coconut Grove, FL 33133



CAROLINA CARBONELL

BROKER ASSOCIATE

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ONECommercialRE.com

ONE Commercial Real Estate is pleased to present this unique opportunity, Medical Office for Lease in Broward County. Currently used as an Obstetrics & Gynecology practice, this fully equipped and furnished medical office is ready for immediate use. It is ideal for healthcare professionals seeking a turnkey solution in a prime location. The office includes:

4 Exam Rooms: Each room is furnished and equipped with essential medical tools, perfect for providing healthcare services.

2 Private Offices: Designed for administrative work, consultations, or personal use by medical professionals.

Laundry Room: A dedicated laundry area for the convenience of staff, ensuring cleanliness and hygiene standards.

This medical office is an excellent setup for a small to mid-sized practice, offering a seamless transition with all necessary furnishings and equipment provided. The space is well-maintained and in a prime location in Broward County for accessibility and patient traffic, which an estimation for potential returns can be derived.

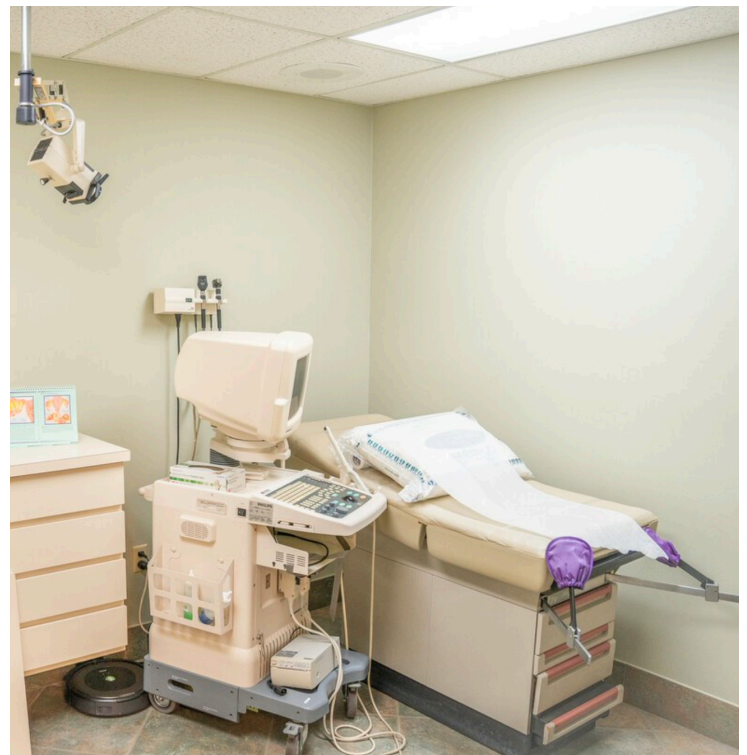
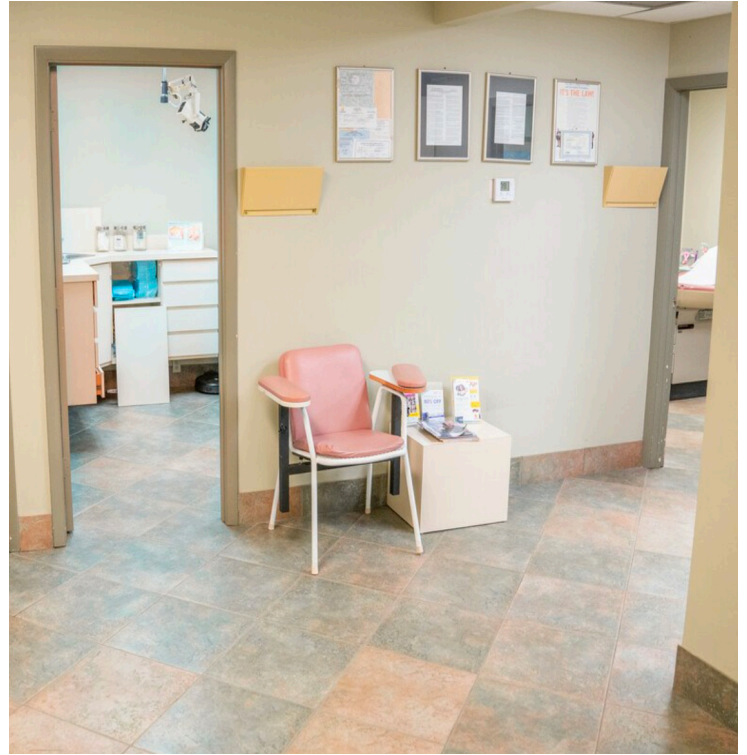
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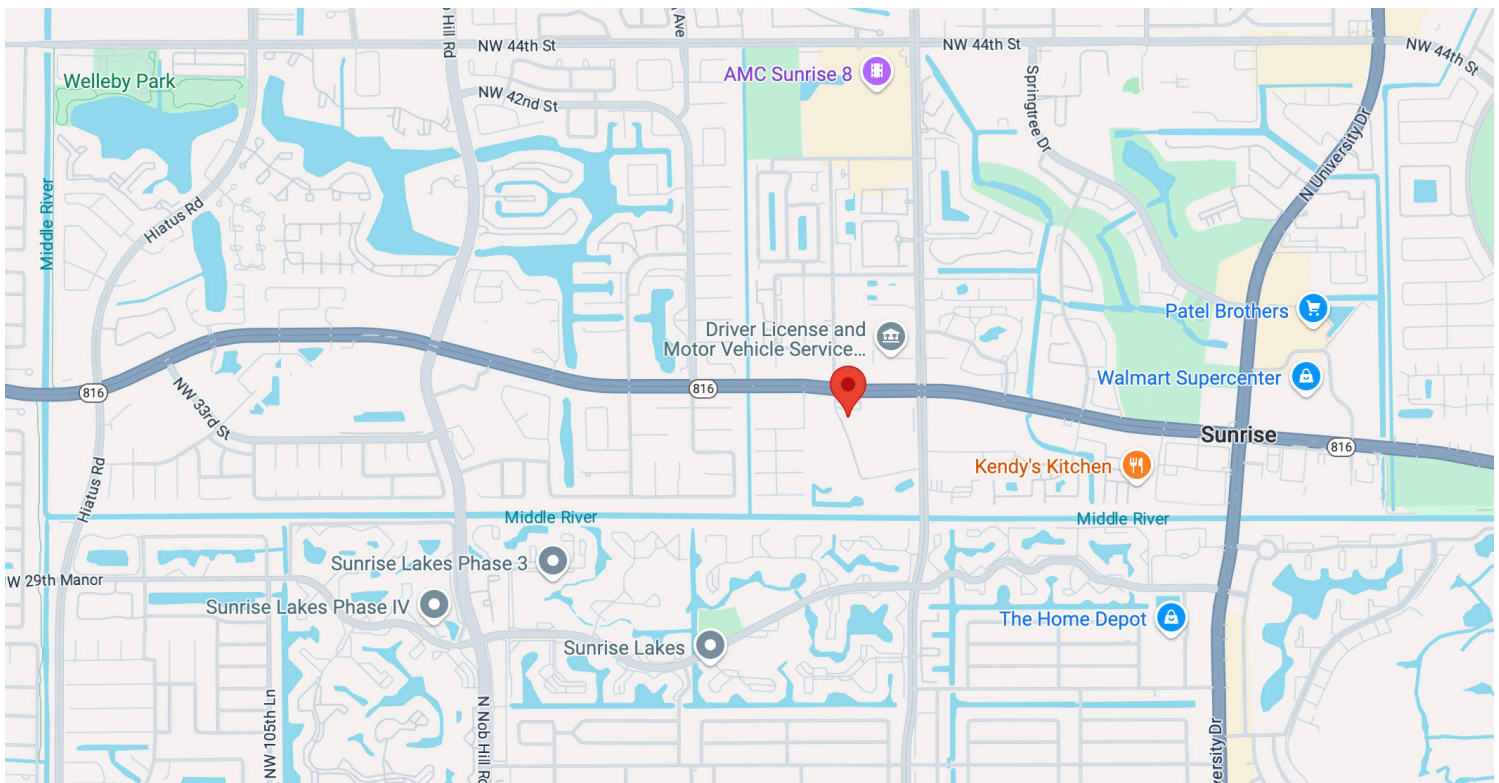
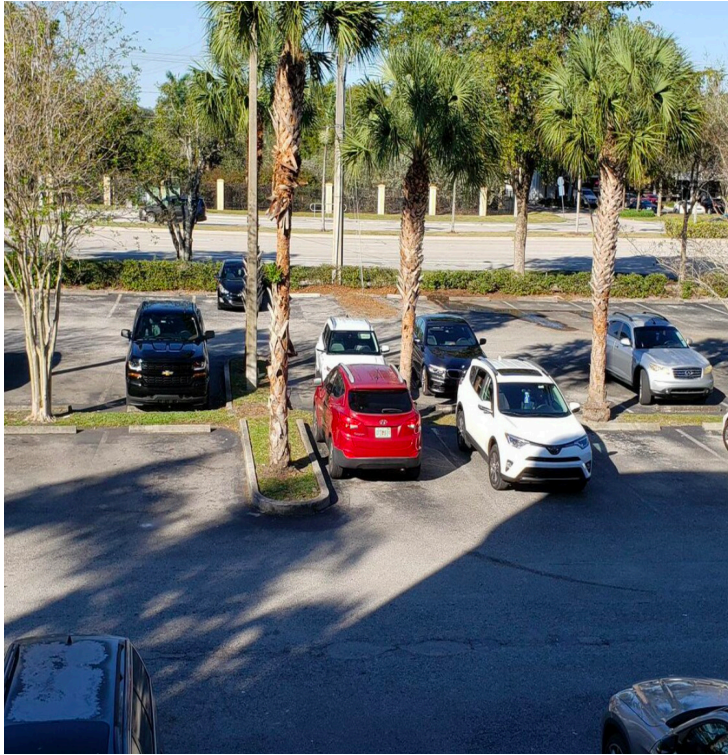
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We Advise Our Clients in the Following Aspects of CRE:



ONE COMMERCIAL
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CAPITAL MARKETS - DEBT & EQUITY

Our analysis of opportunities can provide a variety of finance options.



INVESTMENT SALES & ACQUISITIONS

Our comprehensive research and relationships bring deals to the finish line quicker for clients seeking to sell or acquire income-producing property.



DEVELOPMENT ASSISTANCE

Developers are orchestra leaders who manage and coordinate the development process from the idea to creation of the real estate.



WEALTH MANAGEMENT ADVISORY

We are advisors to families and individuals who invest in real estate for generational wealth-building and diversification.



TENANT REPRESENTATION

We understand the South Florida marketplace. Each tenant requirement is unique. Our custom solutions include: Penetration Studies, Demographics, Void Analysis, Adjacency Studies, Location Analysis and Dynamics, and Lease Negotiations.



LANDLORD REPRESENTATION

Leasing a property is only one part of Landlord Representation. We manage the marketing process and create the messages to attract the right tenants. We have been through market cycles that shift supply and demand so we know how to deliver intelligence that produces results.



ASSET MANAGEMENT

Our single purpose as Asset Managers is to maximize a property's value for investment purposes.

Are you ready for what's next?

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