

MEDICAL OFFICE FOR SALE

4701 MANATEE AVE W

4701 Manatee Ave W Bradenton, FL 34209



OFFERING SUMMARY

Sale Price:	\$1,467,600
Building Size:	3,669 SF
Lot Size:	17,857 SF
Year Built:	1993
Zoning:	PR-M

PROPERTY OVERVIEW

Explore a turn-key medical office now available for sale in West Bradenton. This property presents an exceptional opportunity for an owner-user or investment property. Conveniently positioned between HCA Florida Blake Hospital and Manatee Memorial Hospital, it offers an ideal location for medical/ dental practices. Boasting a well-thought-out floor plan and modern upgrades designed for efficiency and patient comfort, this office is a prime choice for healthcare professionals. Its high visibility along the heavily traveled Manatee Avenue adds to its appeal, making it an attractive investment opportunity. Excellent signage.

PROPERTY HIGHLIGHTS

- 3,669 free-standing office.
- Ideal for office, medical or dental use.
- Well-maintained property with new roof and hurricane shutters.
- Abundant natural light with lots of windows.
- Reception area with spacious waiting room, centralized work area, 6 private exam rooms with sinks, large treatment rooms, admin offices, kitchenette and more.
- Ready for immediate occupancy and operation

Stacy Rosenberg
(727) 488-4814

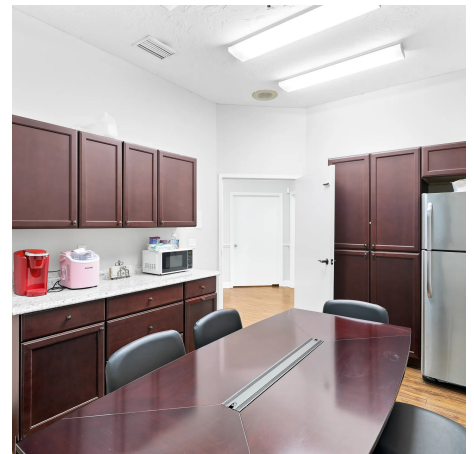
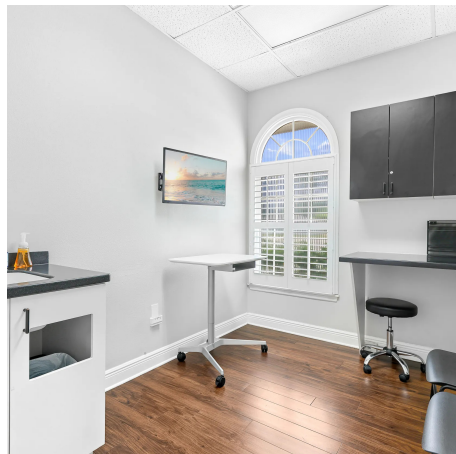
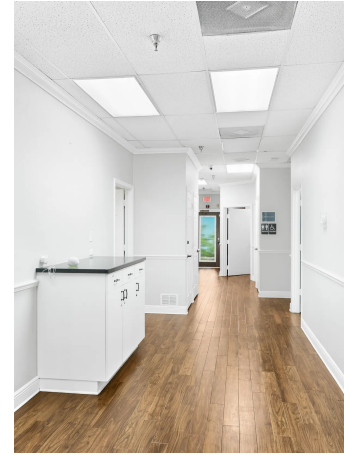
Mousa Wakileh
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SALE

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