

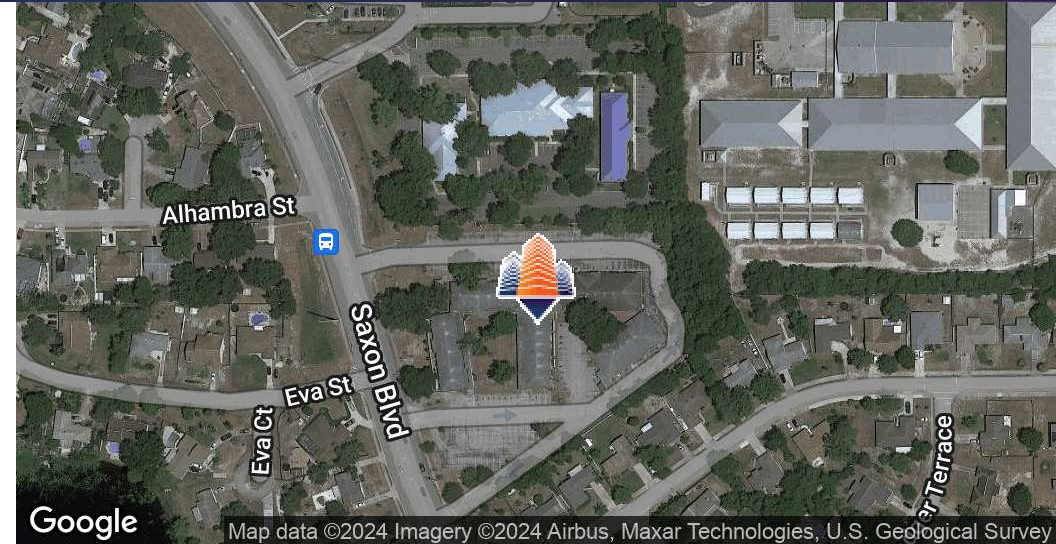
Deltona Medical Office

1555 Saxon Blvd, Ste 401, Deltona, FL 32725



EQUITY
INVESTMENT
SERVICES

PROPERTY SUMMARY



PROPERTY HIGHLIGHTS

- Free Standing Building Available for Lease!
- Medical Layout
- Join Dollar Tree, Taco Bell, and Checkers
- Multiple Access points along Saxon Blvd
- 26,000+ cars per day on Saxon Blvd
- Adjacent to Walmart Neighborhood Market and Saxon Medical Park in a densely populated area
- Neighborhood Walmart gets over 741,000 visits per year, top 30% Nationwide
- Less than 10 minutes from Advent Health Fish Memorial Hospital

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	6,600 SF
Building Size:	6,600 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,248	23,196	48,967
Total Population	11,455	62,580	129,824
Average HH Income	\$59,029	\$60,710	\$61,938

Nick Barbato

954.579.2672

nbarbato@eisre.com

Eric Portnoy

954.242.2010

eportnoy@eisre.com



7575 Dr. Phillips Blvd, Ste 390

Orlando, FL 32819

www.eisre.com

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AERIAL PHOTO



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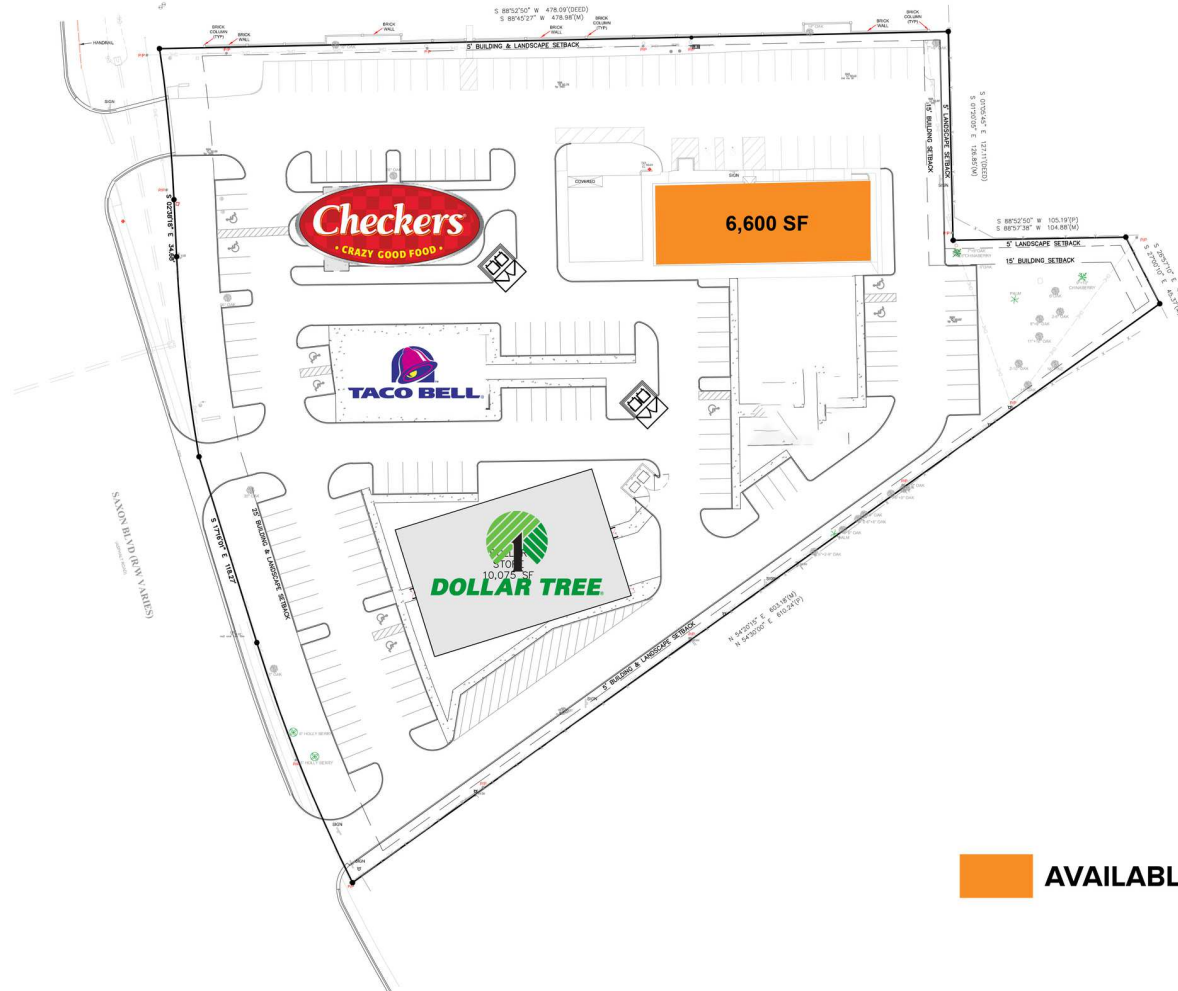
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SITE PLAN



 **AVAILABLE**

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RETAILER MAP



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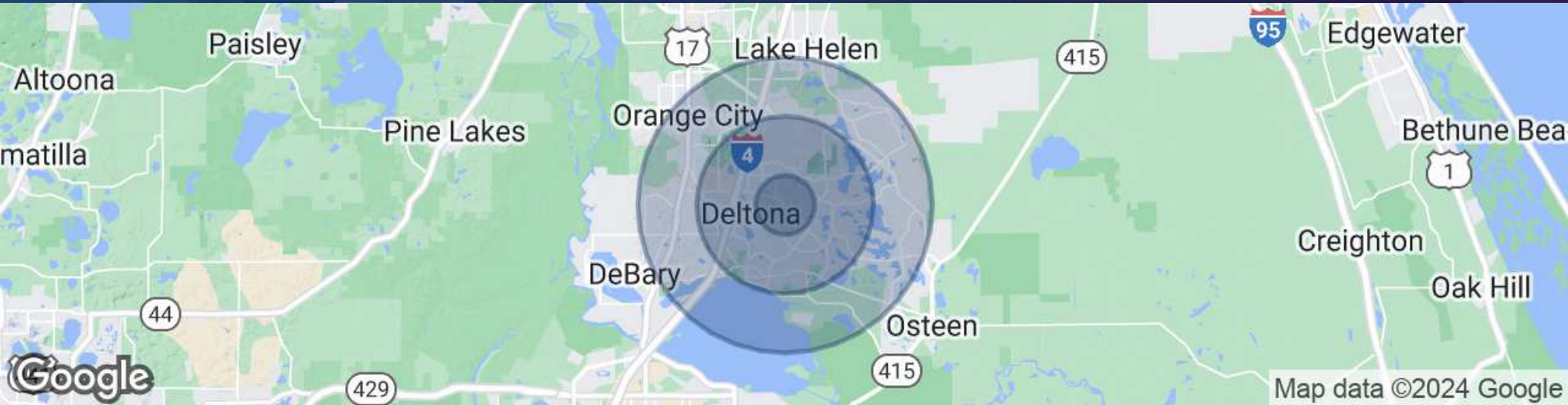
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EQUITY
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,455	62,580	129,824
Average Age	40.7	40.9	41.2
Average Age (Male)	39.4	39.4	39.5
Average Age (Female)	41.3	42.6	42.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,248	23,196	48,967
# of Persons per HH	2.69	2.68	2.633
Average HH Income	\$59,029	\$60,710	\$61,938
Average House Value	\$283,691	\$265,012	\$275,507

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