MEDICAL OFFICE SPACE FOR LEASE

4565 & 4575 US HIGHWAY 17 ORANGE PARK, FL







PROPERTY OVERVIEW

- Suites Available from 4,000 12,088 SF
- Two medical office buildings located in the growing community of Fleming Island, just south of Jacksonville
- Excellent location with great visibility off US 17 with nearby hospitals, retail, and hotels
- Customizable suites with generous Tenant Improvement Allowances
- Direct access and ample parking on-site for tenants and patients
- Neighboring tenants include Southeast Orthopedic, DaVita, Brooks Rehab, Akumin, First Coast Heart, and Family Care Partners

2022 DEMOGRAPHICS

WITHIN A 5-MILE RADIUS



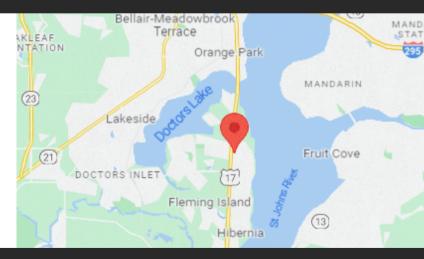
AGE MEDIAN AGE



93,078

42

\$114,139



CONTACT US TODAY!

holladayproperties.com

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904-463-1550

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4565 & 4575 US HIGHWAY 17 ORANGE PARK, FL







ABOUT 4565

- Suites 4,000 12,088 SF Available
- 2-story building
- Generous Tenant Improvement allowance
- Customize to your practice needs

ABOUT 4575

- 6,560 SF Available
- Single story building
- Generous tenant improvement allowance
- Customize to your practice needs



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