



37802-37814 Medical Arts Ct

37802-37814 Medical Arts Ct, Zephyrhills, FL 33541



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37802-37814 Medical Arts Ct

\$18.00 /SF/Yr

PROFESSIONAL OFFICE UNITS FOR LEASE!

Located in the Townview Medical Arts Center development, 3 units currently available - (Unit 37802 - 2,483 sq ft), (Unit 37806 - 1,250 sq ft), and (Unit 37810 - 1,500 sq ft). Units can be combined to create more square footage for your business or practice needs. The building has just recently undergone a beautiful exterior upgrade transformation with new paint, landscaping, and the parking lot has just been recently restriped and sealed. Solid concrete block construction and metal roof. These units are located on the corner of Medical Arts Court and Greenslope Drive,...

- Excellent location in prime retail and medical area
- Pylon directory signage on US 301 (Gall Blvd)
- Exterior just recently renovated
- Highly visible corner lot
- Excellent parking ratios
- Units have rear staff entrances

For more information visit:

<https://www.loopnet.com/Listing/37802-37814-Medical-Arts-Ct-Zephyrhills-FL/26286815/>



Rental Rate:	\$18.00 /SF/Yr
Property Type:	Office
Property Subtype:	Medical
Building Class:	B
Rentable Building Area:	5,233 SF
Year Built:	1994 (Exterior renovated 2022)
Walk Score ®:	58 (Somewhat Walkable)
Rental Rate Mo:	\$18.00 Per Sq Ft Plus \$5 NNN

1st Floor Ste 37802

Space Available	2,483 SF
Rental Rate	\$18.00 /SF/Yr
Date Available	July 29, 2022
Service Type	Triple Net (NNN)
Built Out As	Standard Medical
Space Type	Relet
Space Use	Office/Medical
Lease Term	Negotiable

Unit 37802 - 2,483 sq ft....formerly used as a medical lab space.

1

1st Floor Ste 37806

Space Available	1,250 SF
Rental Rate	\$18.00 /SF/Yr
Date Available	July 29, 2022
Service Type	Triple Net (NNN)
Built Out As	Dental
Space Type	Relet
Space Use	Office/Medical
Lease Term	Negotiable

Unit 37806 - 1,250 sq ft....formerly used as a dental practice space. Air, water, and suction lines infrastructure in place.

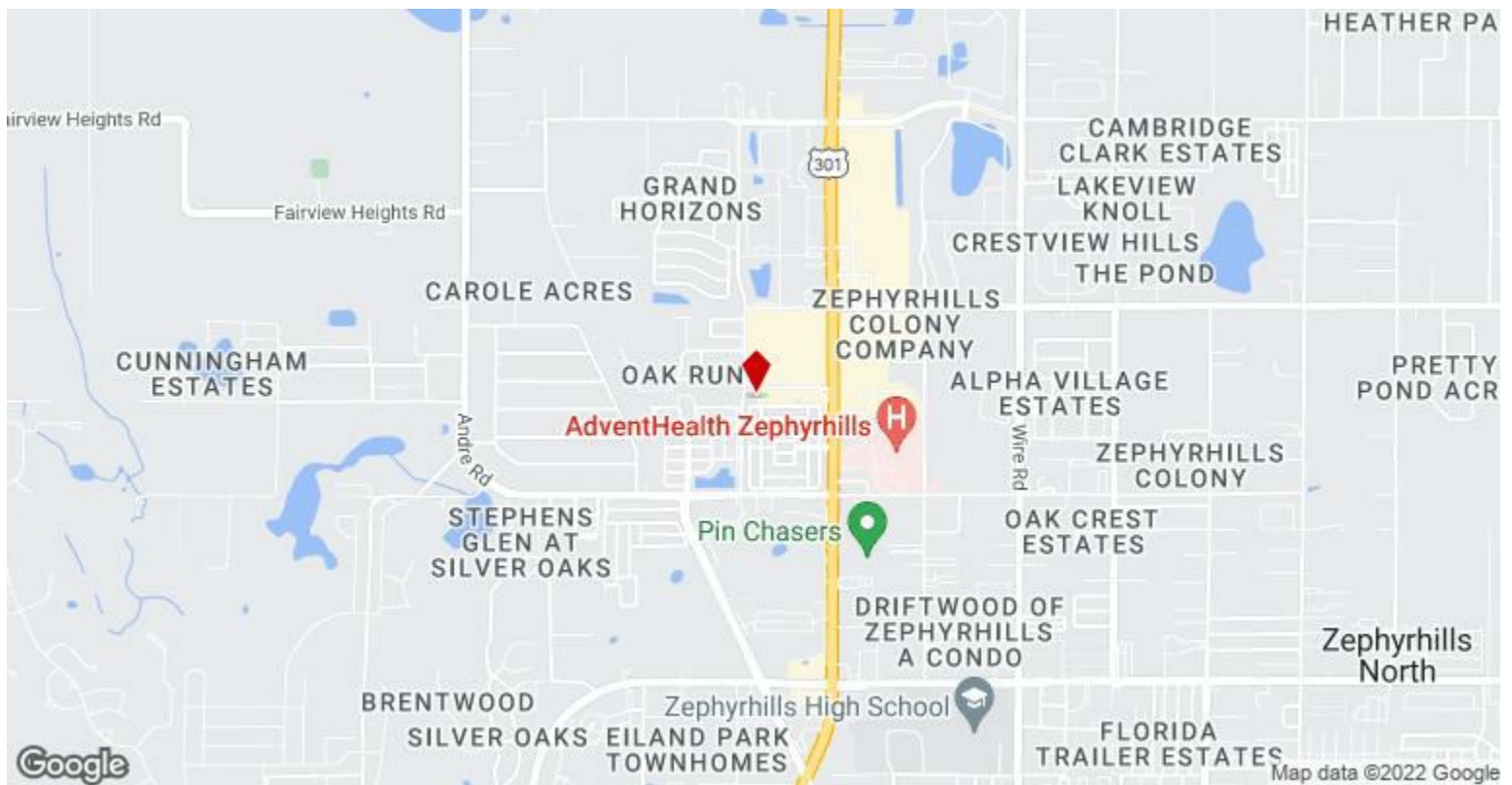
2

1st Floor Ste 37810

Space Available	1,500 SF
Rental Rate	\$18.00 /SF/Yr
Date Available	July 29, 2022
Service Type	Triple Net (NNN)
Built Out As	Standard Medical
Space Type	Relet
Space Use	Office/Medical
Lease Term	Negotiable

Unit 37810 - 1,500 sq ft. Formerly used for medical consulting office.

3



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Property Photos

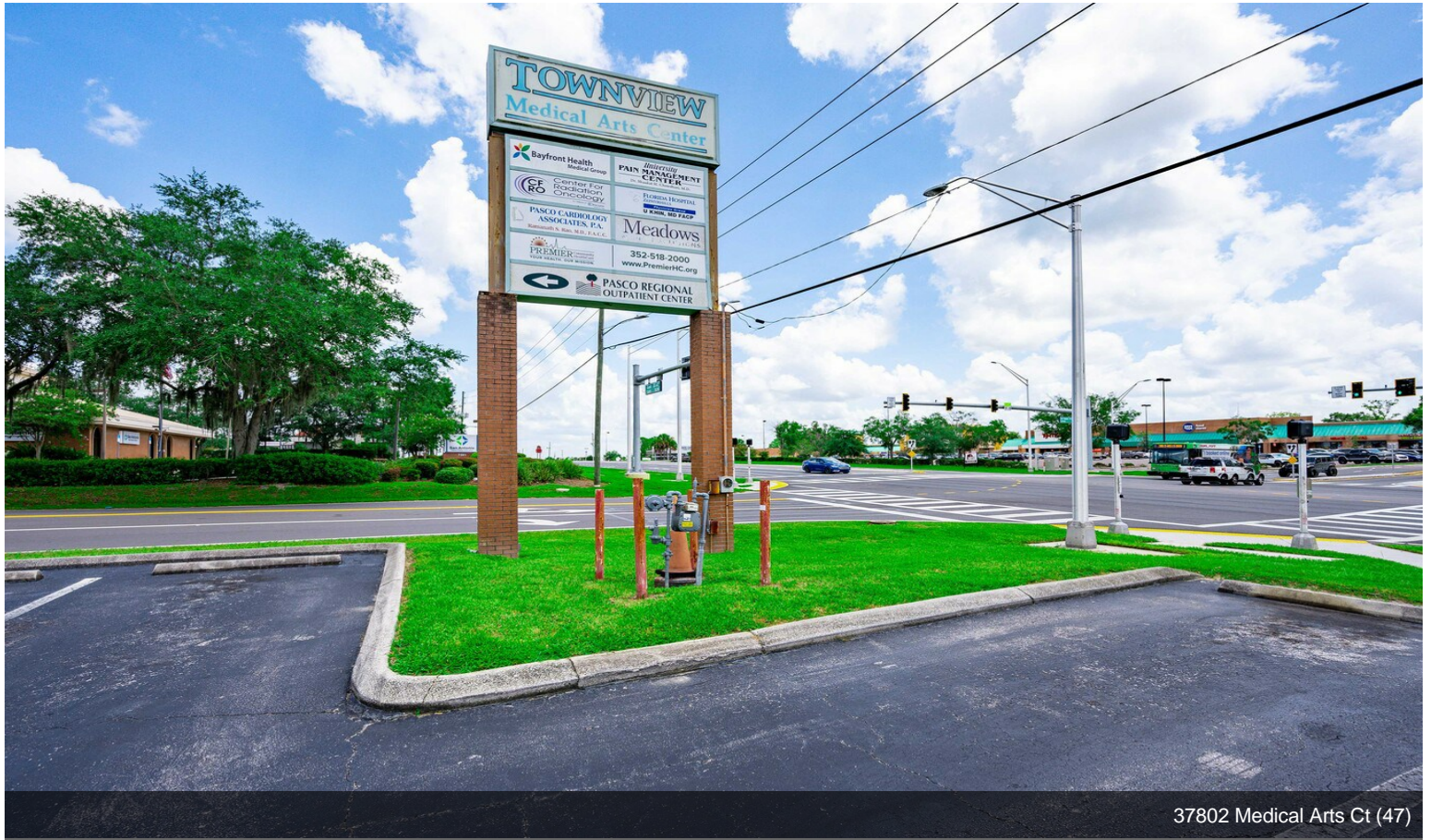


37802 Medical Arts Ct (51)



37802 Medical Arts Ct (52)

Property Photos



37802 Medical Arts Ct (47)

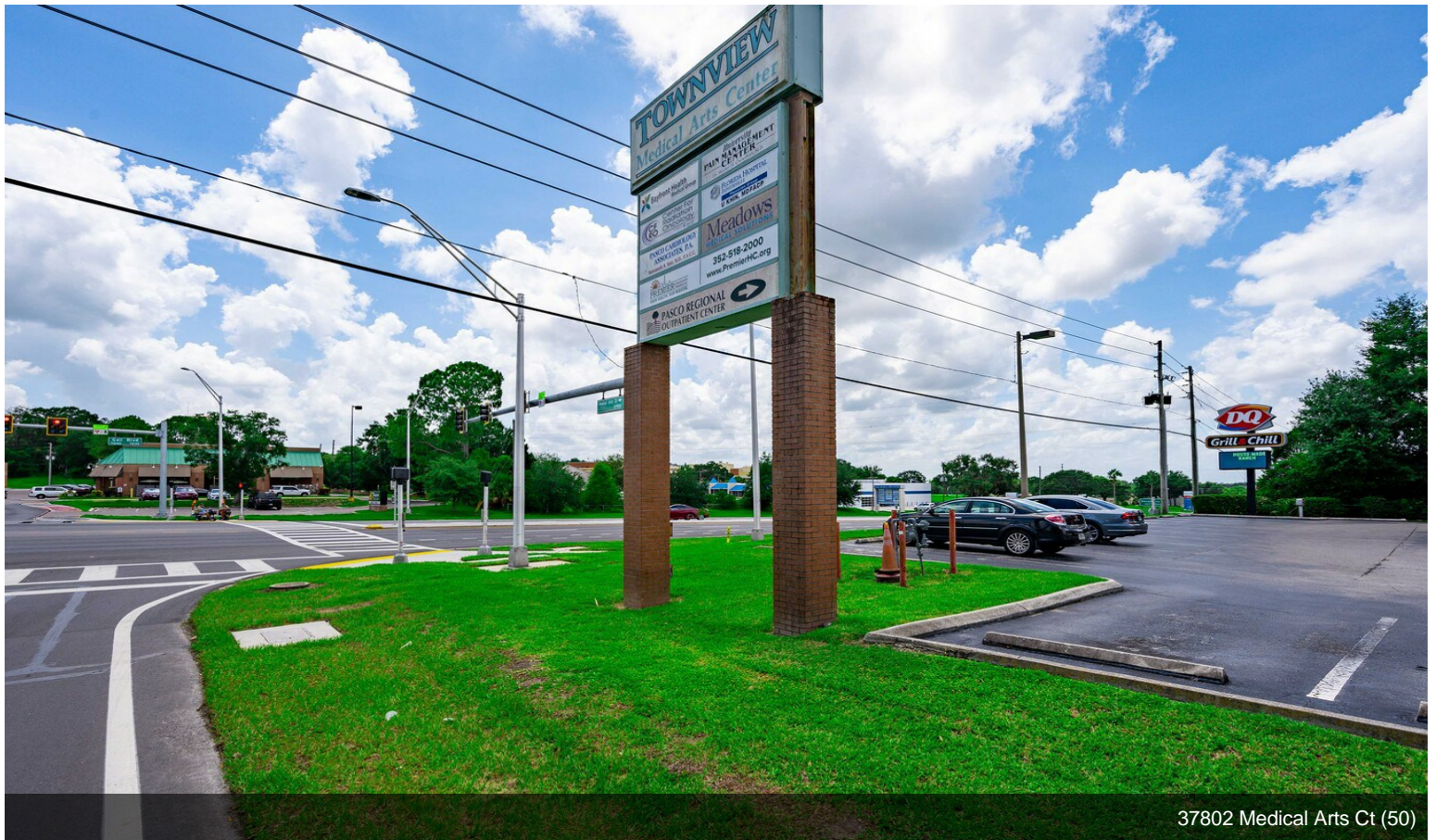


37802 Medical Arts Ct (48)

Property Photos



37802 Medical Arts Ct (73)



37802 Medical Arts Ct (50)

Property Photos



37802 Medical Arts Ct (53)



37802 Medical Arts Ct (54)

Property Photos



37802 Medical Arts Ct (55)



37802 Medical Arts Ct (56)

Property Photos



37802 Medical Arts Ct (57)

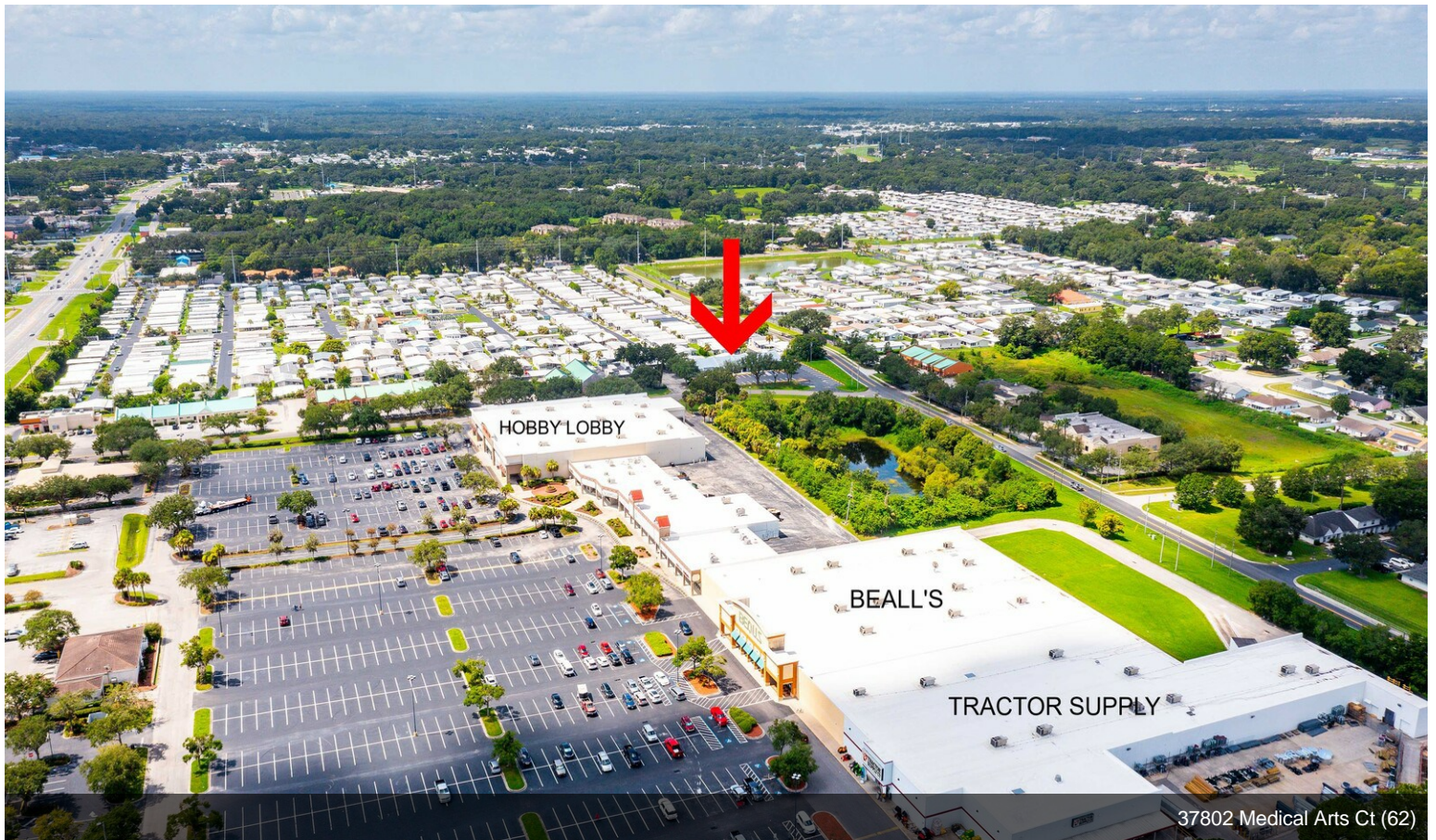


37802 Medical Arts Ct (58)

Property Photos



Property Photos



Property Photos



37802 Medical Arts Ct (63)



37802 Medical Arts Ct (64)

Property Photos

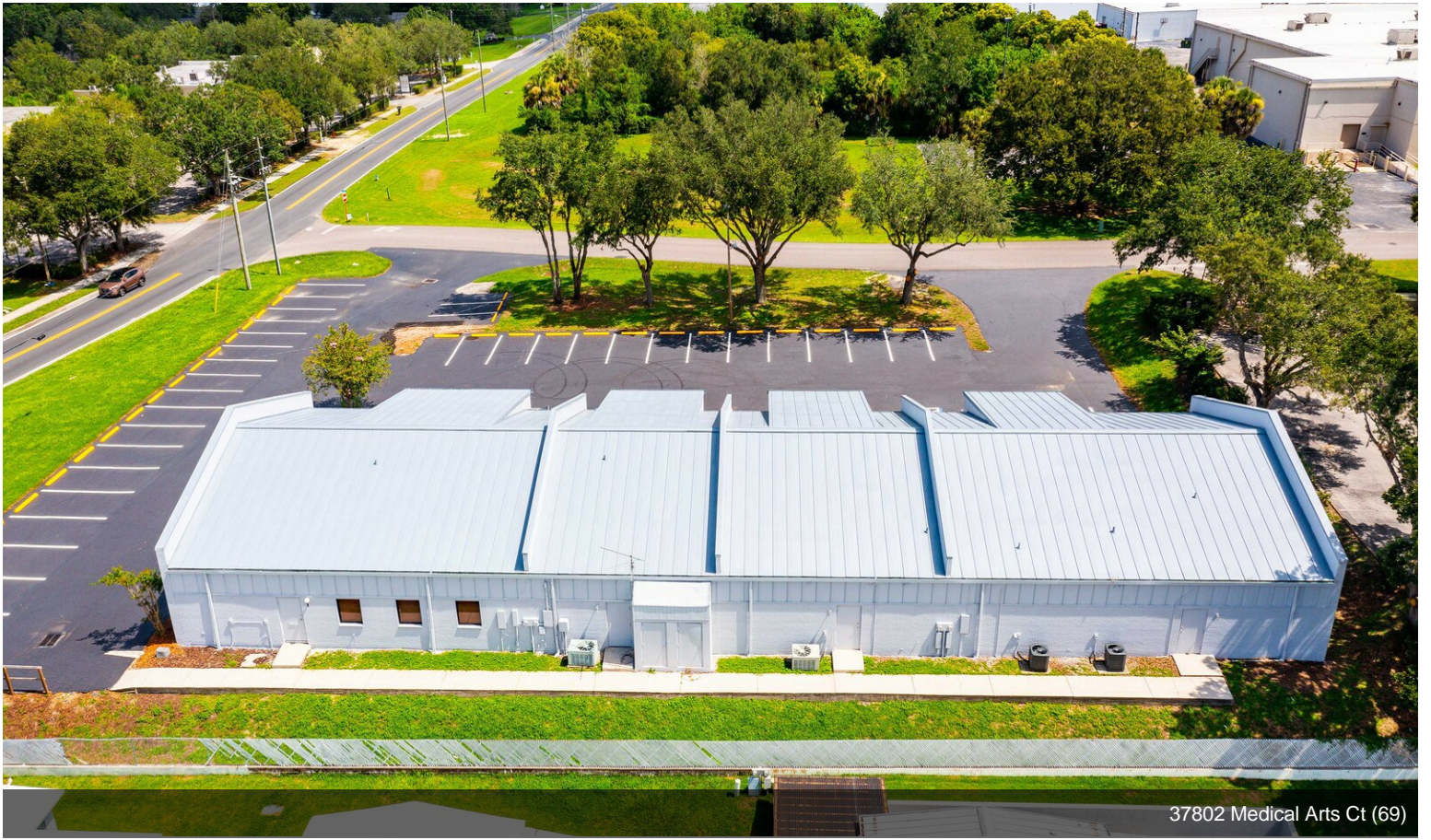


37802 Medical Arts Ct (67)



37802 Medical Arts Ct (68)

Property Photos



Property Photos



37802 Medical Arts Ct (73)



37802 Medical Arts Ct (74)

Property Photos



37802 Medical Arts Ct (69)



37802 Medical Arts Ct (76)

Property Photos



37802 Medical Arts Ct (67)



37802 Medical Arts Ct (49)

Property Photos



37802 Medical Arts Ct (74)