

# Northwest Medical Park

2960 N State Road 7, Margate, FL 33063



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[VIEW LISTING](#)

- Three-story, 45,000 SF medical office building on the HCA Florida Northwest campus
- Ample surface parking with direct access adjacent to hospital main entrance
- Monument and building signage opportunities available
- HCA Florida Northwest Hospital directly across the street
- Located on US-441 (N State Road 7), 1 mile south of Sample Road in Margate
- Competitive lease rates with generous tenant improvement allowances

# On-campus building adjacent to HCA Florida Northwest Hospital's main entrance.

POPULATION

401,304

MEDIAN HOUSEHOLD INCOME

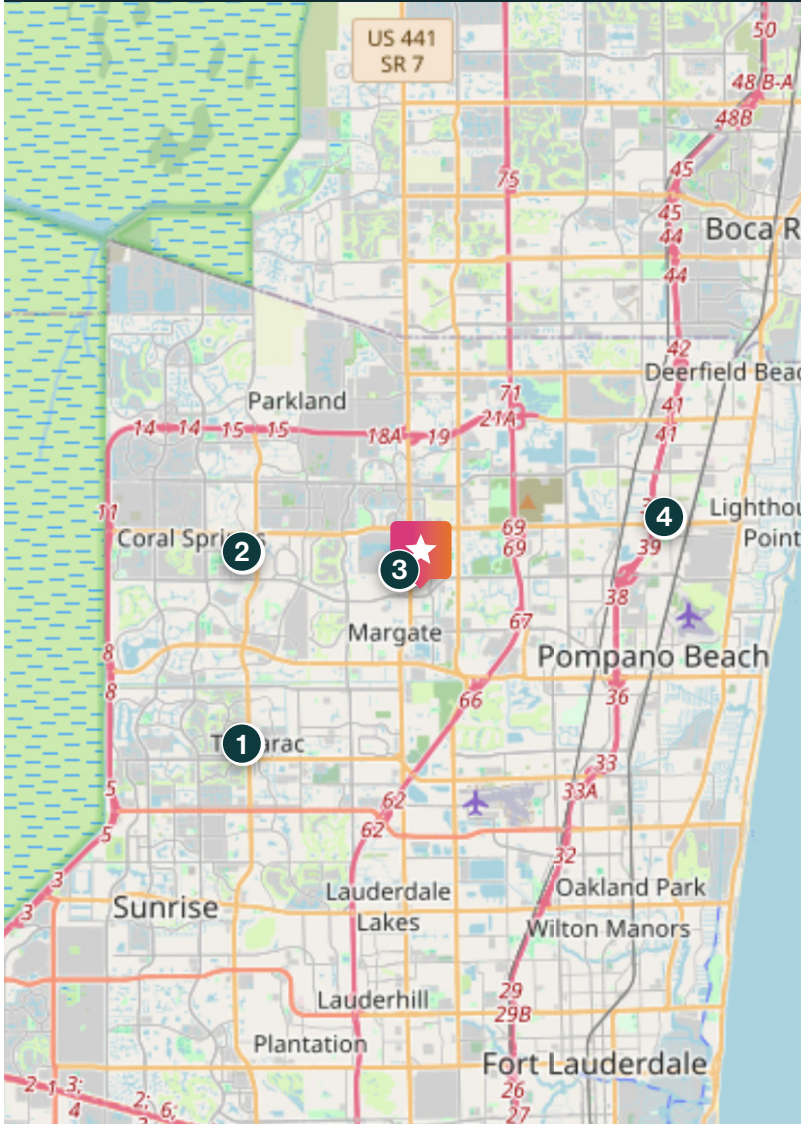
\$75,434

PERCENT OF POPULATION INSURED

85.2%

SOURCE: ESRI, 2026 (5 MILE RADIUS)

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## NEARBY HOSPITALS

	DISTANCE	DRIVE TIME
1. HCA Florida Woodmont Hospital	7.6 mi	20 min
2. Broward Health Coral Springs	4.4 mi	14 min
3. HCA Florida Northwest Hospital	0.9 mi	5 min
4. Broward Health North	6.2 mi	18 min

## SURROUNDING POINTS OF INTEREST

- John Knox Village of Florida
- Florida Medical Center Rehabilitation Services
- Broward College North Campus
- Fort Lauderdale Executive Airport
- Seminole Casino Coconut Creek
- Coral Square Mall