

Property Summary

Grove Place Medical Building 2C
1285 36th Street, Vero Beach, FL 32960

PROPERTY WEBSITE



PROPERTY HIGHLIGHTS

- Turnkey Class A Suite – 2,622 SF second-floor unit fully built out with 6+ exam/office rooms, conference room, break room, open workstations, storage, and a private restroom—ready for immediate occupancy.
- Hospital-Adjacency Advantage – Located steps from Cleveland Clinic Indian River Hospital within Grove Place Medical Building, delivering instant referral potential and premier medical credibility.
- Visibility & Access – Prominent 36th Street frontage, elevator service, and direct links to US-1 and Indian River Boulevard ensure effortless patient and provider access.
- Ample Parking – Generous parking ratios—including reserved covered spaces—plus a convenient drop-off zone for seamless patient flow.

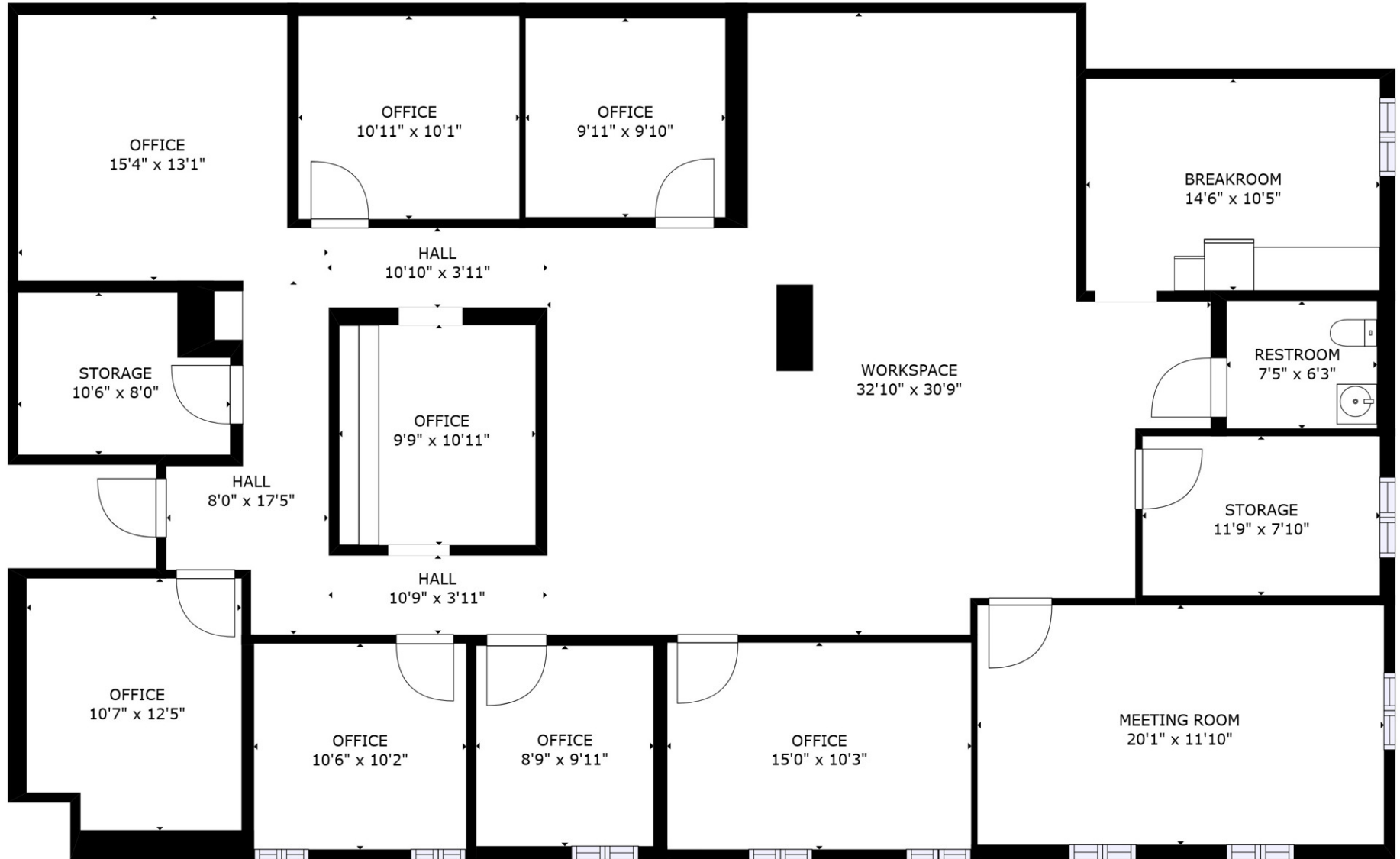
OFFERING SUMMARY

Lease Rate:	\$29.00 SF/yr (Gross)
Available SF:	2,622 SF

SPACES	LEASE RATE			SPACE SIZE
1285 36th Street Suite 2C	\$29.00 SF/yr			2,622 SF
DEMOGRAPHICS	1 MILE	5 MILES	10 MILES	
Total Households	1,036	28,354	58,176	
Total Population	2,155	64,624	135,010	
Average HH Income	\$86,285	\$68,934	\$69,085	

Kollin Kite, CCIM Managing Broker
772.633.5640 | kollin@kitepropertiesllc.com





Property Details & Highlights

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The Kite Team presents a move-in-ready, 2,622 SF second-floor medical/professional office in the Grove Place Medical Building, Vero Beach's premier healthcare address. Anchored by the Orthopaedic Center of Vero Beach (OCVB), this professionally managed facility sits steps from Cleveland Clinic Indian River Hospital, ensuring instant referral potential and strong patient recognition. Position your practice among the region's leading providers and capitalize on the unparalleled convenience, credibility, and growth potential offered by Grove Place Medical Building. Contact The Kite Team to schedule a tour.

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Retailer Map

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Additional Photos

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