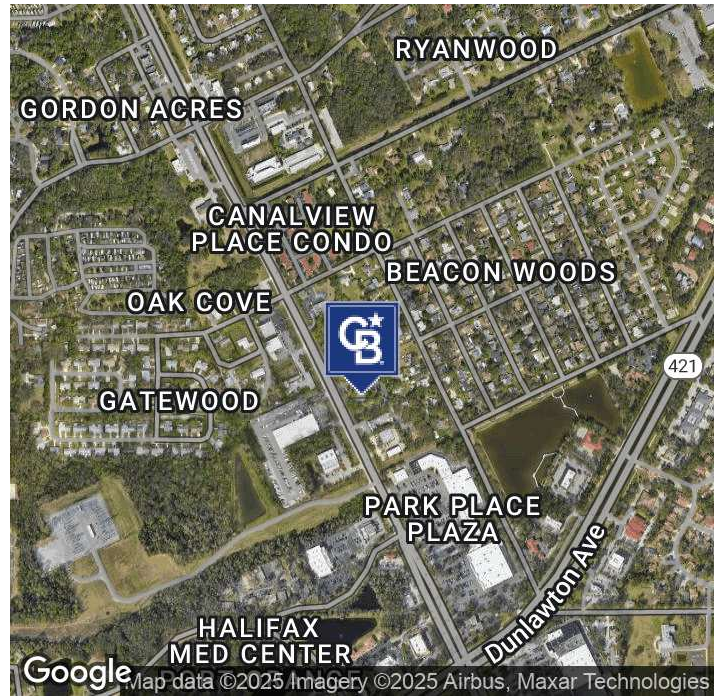


# LEASE

## RETAIL-FREE STANDING BUILDING

3741 Nova Road Port Orange, FL 32129



Lease Rate

**\$22.00 SF/YR**

### OFFERING SUMMARY

Building Size:	3,570 SF
Available SF:	3,570 SF
Lot Size:	100,650 SF
Number of Units:	1
Year Built:	1979
Zoning:	CC - Community Commercial

### PROPERTY OVERVIEW

Great leasing opportunity on Nova Rd in Port Orange! This 3,570 square feet commercial space, previously a bank office with a 4 lane drive through, offers versatility and convenience for your business needs. Build to suit options and flexible zoning, this property is ideal for retail, restaurant or professional/medical offices. Schedule a viewing today of this outstanding space.

### LOCATION OVERVIEW

Busy Nova Road location in Port Orange just north of Dunlawton Avenue. Over 2 acres on Nova Road. This location promises strong traffic counts, visibility and accessibility, with 2 curb cuts on Nova road and a loop around parking lot.

### PROPERTY HIGHLIGHTS

- Former Bank Building
- Free Standing
- Lease or Build-To-Suit
- Busy Nova Road Frontage

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