

FOR LEASE – CLASS A MEDICAL / PROFESSIONAL
OFFICE SPACE

EIGHTEEN **01**



HRA | FLORIDA

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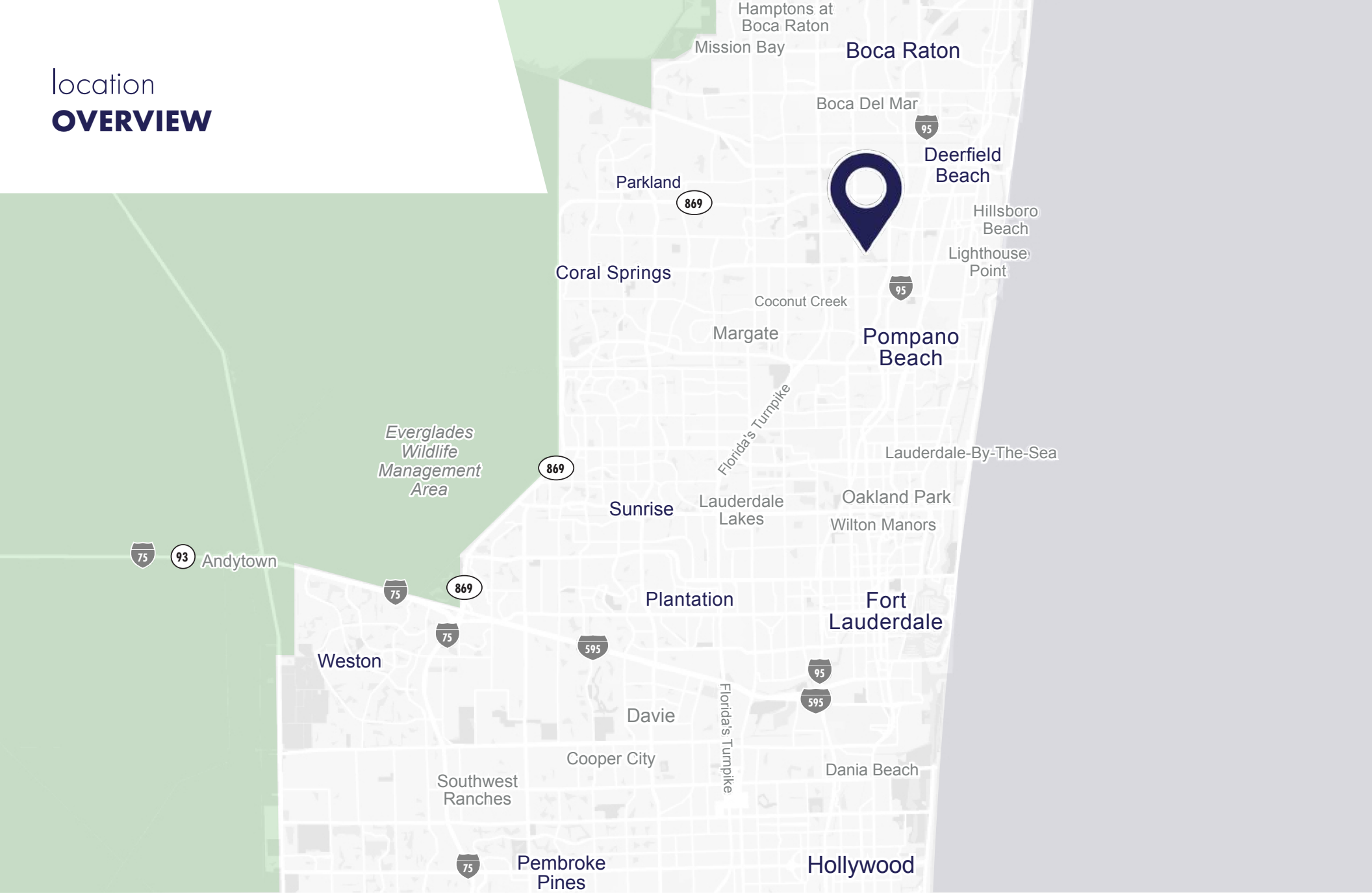
1801 W. SAMPLE ROAD
DEERFIELD BEACH, FLORIDA 33064



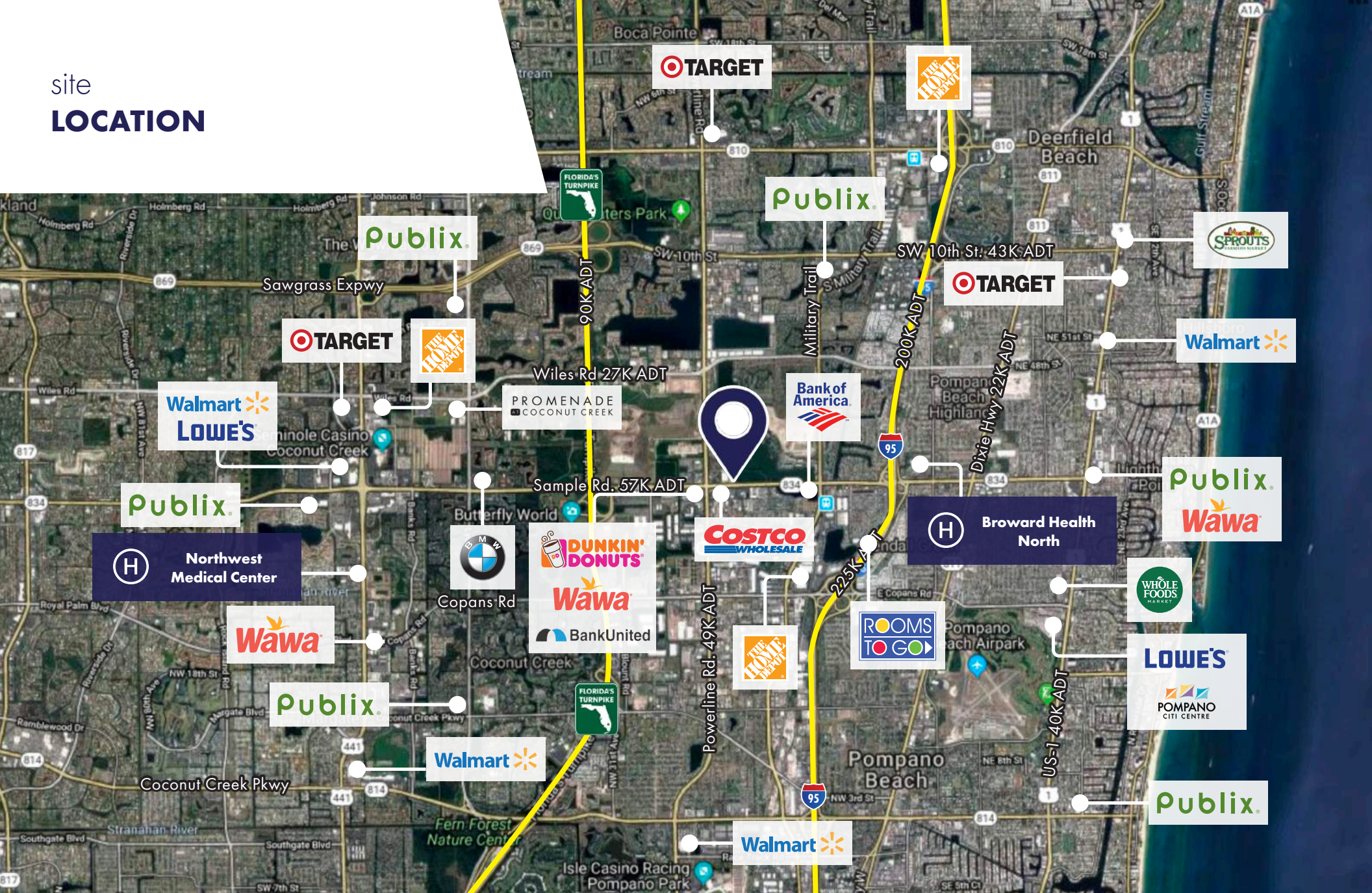
HIGHLIGHTS

- CLASS A MEDICAL/PROFESSIONAL OFFICE BUILDING WITH IMPACT WINDOWS, UPSCALE FINISHES AND FIRST-CLASS COMMON AREAS
- PROPERTY IS IDEALLY LOCATED BETWEEN I-95 AND THE FLORIDA TURNPIKE WITH EASY ACCESS TO BOTH THOROUGHFARES
- DIRECTLY ACROSS THE STREET FROM COSTCO
- RECENT LEASES SIGNED WITH BROWARD HEALTH AND VITAS HEALTHCARE
- NEWLY-OPENED CHASE BANK IMMEDIATELY IN FRONT OF THE BUILDING
- AVAILABLE FOR LEASE (38,718 SF TOTAL)
 - 13,118 Square Feet of Ground Floor Space Available, with a Covered Drop-Off Entrance
 - 25,600 Square Feet on Second Floor Space Available; Unique Opportunity for a Tenant to Occupy an Entire Floor

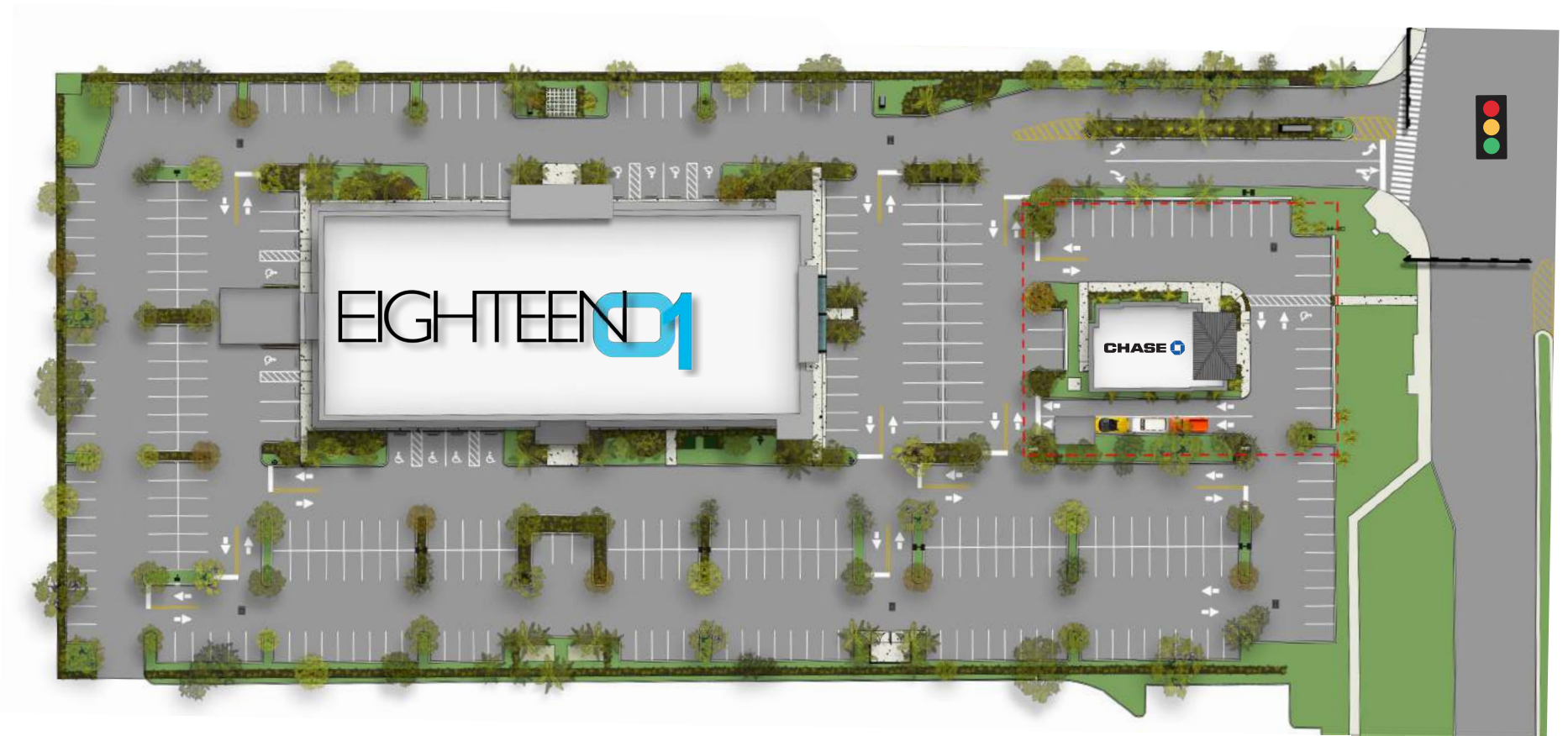
location **OVERVIEW**



site
LOCATION



site
PLAN



first floor
PLAN



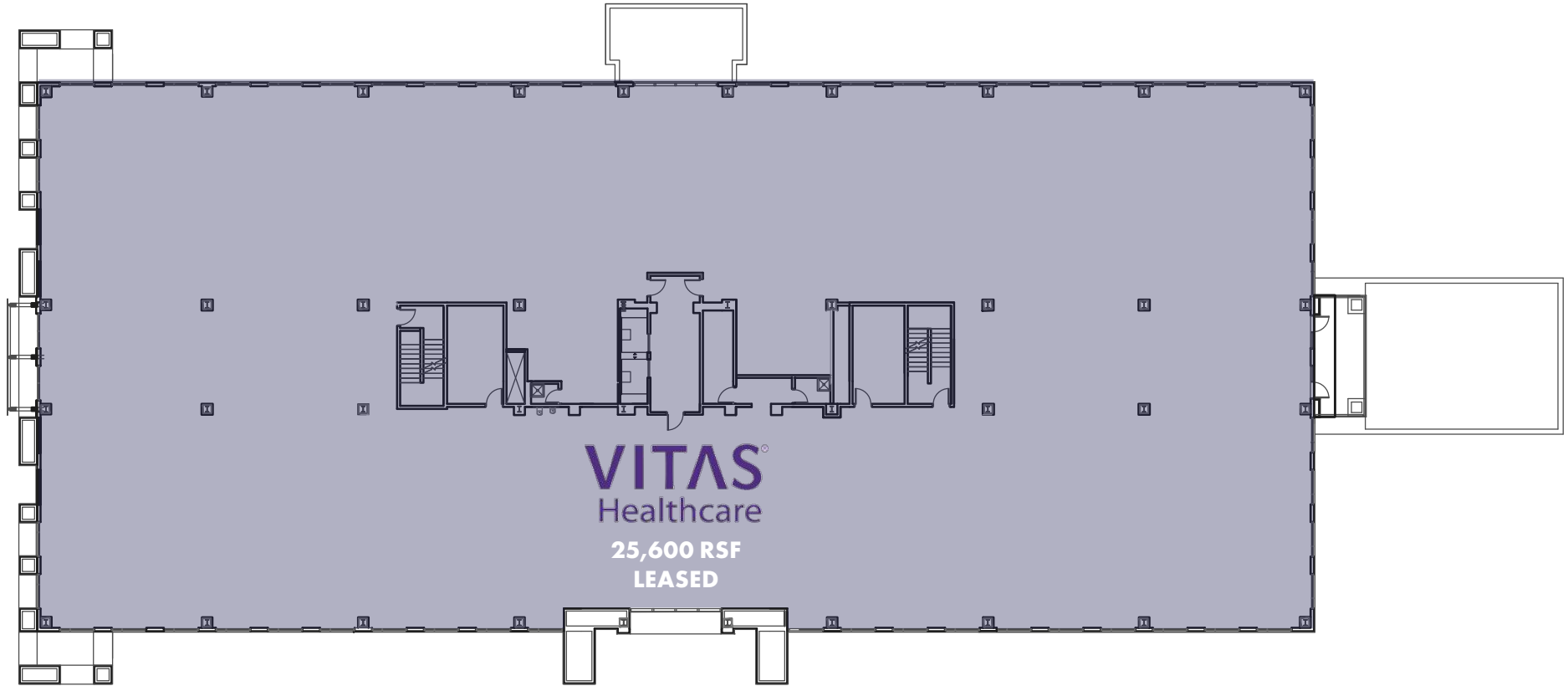
■ AVAILABLE ■ LEASED

second floor
PLAN



■ AVAILABLE ■ LEASED

third floor
PLAN



■ AVAILABLE ■ LEASED

1801 sample rd.



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