

# CYPRESS RIDGE MEDICAL OFFICE

295 Patterson Road | Haines City, FL 33844

Medical Office For Lease



**LQ Commercial  
REAL ESTATE SERVICES**

**LQCRE.COM**



**CALL FOR  
RATES**

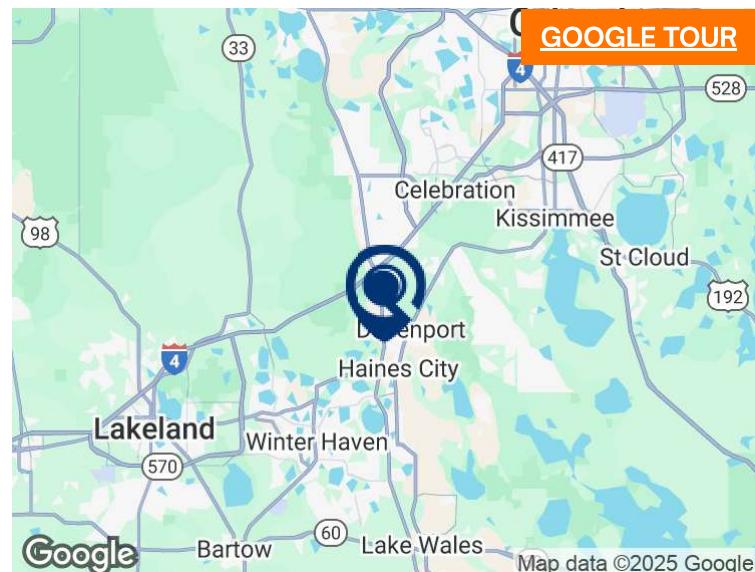


**3,863 SF  
AVAILABLE**



**9,148 SF  
RBA**

- 3,863 SF Turnkey Medical Office Space For Lease
- Site includes:
  - reception area
  - waiting area,
  - 3 exam rooms
  - nurses station
- 10 minutes from Interstate 4
- Close proximity to Heart of Florida Regional Medical Center



[PROPERTIES.LQCRE.COM/CYPRESS-MEDICAL-OFFICE](http://PROPERTIES.LQCRE.COM/CYPRESS-MEDICAL-OFFICE)



**TOTAL POPULATION  
90,402**



**5-YR POP. INCREASE  
3.8%**



**AVERAGE HH INCOME  
\$90,440**



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REAL ESTATE SERVICES**

500 Winderley Pl #104

Maitland, FL 32751

**LQCRE.COM**

**Julia Sosa**

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**Eva Royal**

Principal, Senior Associate

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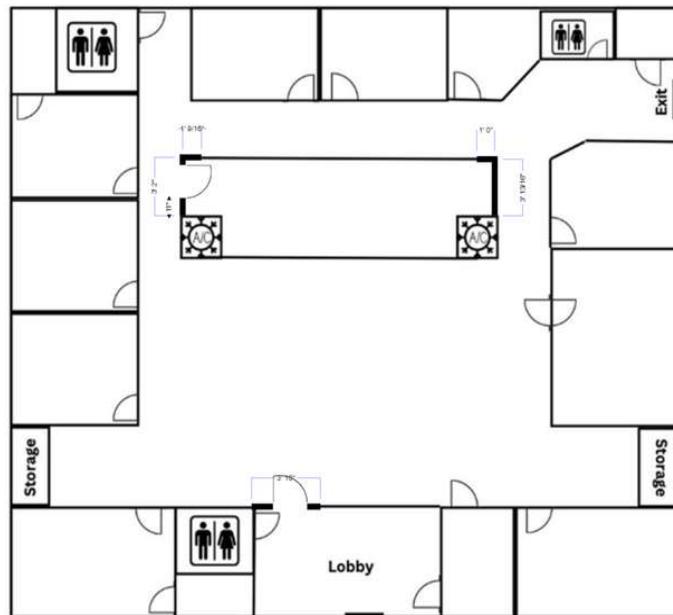
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## SITE PLAN 3,863 SF



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Information obtained from owner(s) or other sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. All properties subject to change or withdrawal without notice.

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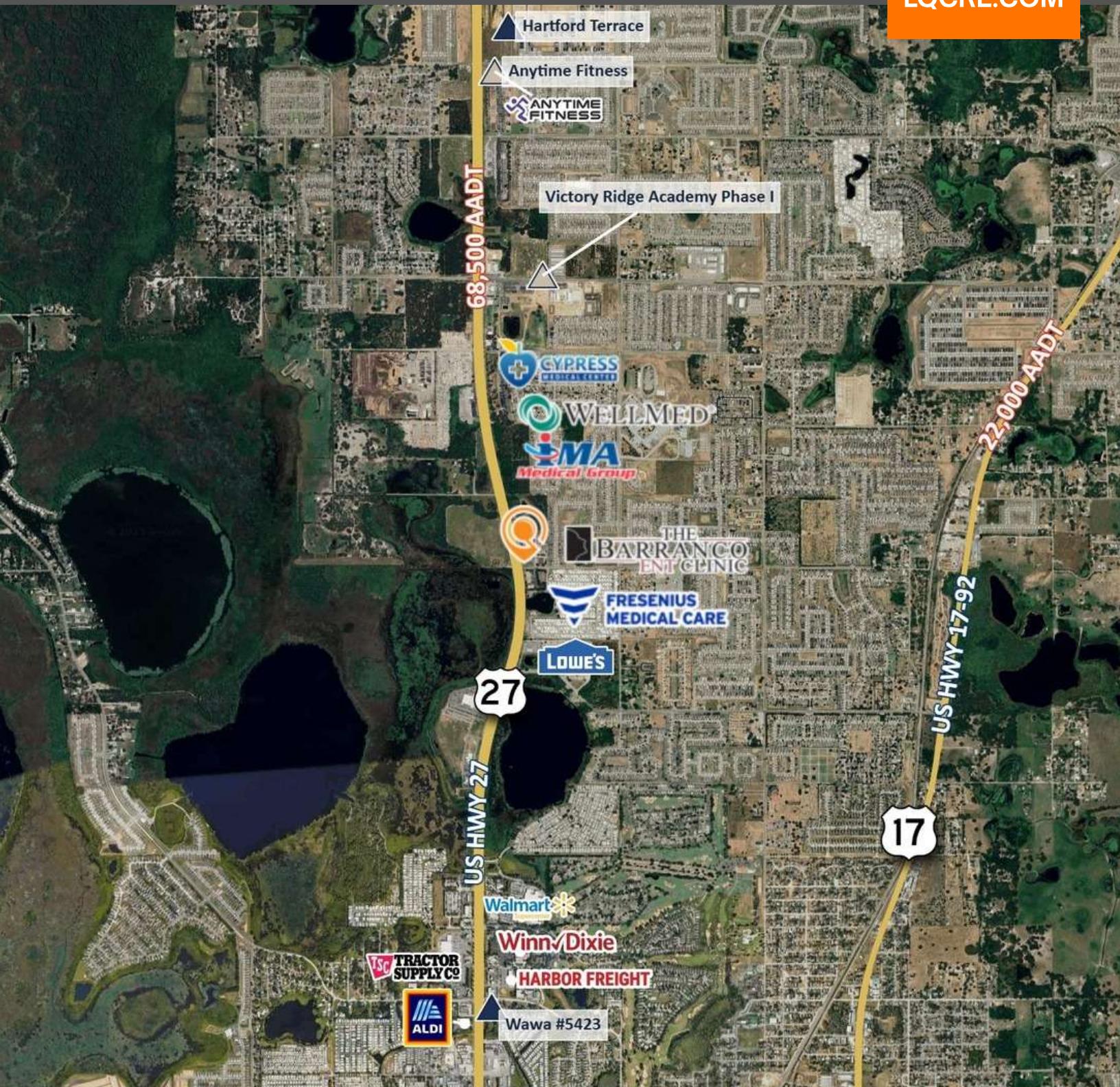
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