



FOR LEASE
LEASE RATE: \$32-41/SF



**10920 MOSS PARK RD.
ORLANDO, FL 32832**

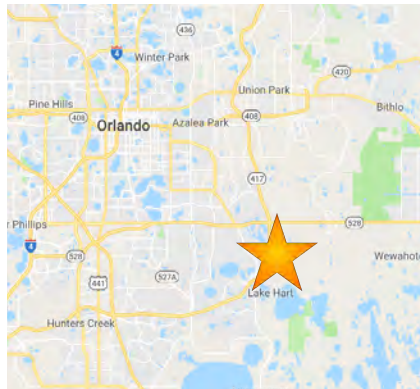
**MEDICAL VILLAGE
AT NONA**

For More Information:

Bobby Bridges

407 616 1025

bobby@v3capgroup.com



PROPERTY HIGHLIGHTS

- Two-building medical office complex; one existing and one under construction
- Prominent location with easy access and visibility from FL-417
- Building signage available
- Ample parking with a 6.0/1,000 SF parking ratio
- 3,166 SF and 2,800 SF available in existing office building
- New construction with high-end finishes
- 6,300 SF available in new office building

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	7,419	31,202	54,439
Households	2,609	10,617	18,884
Median HH Income	\$85,130	\$92,226	\$83,627



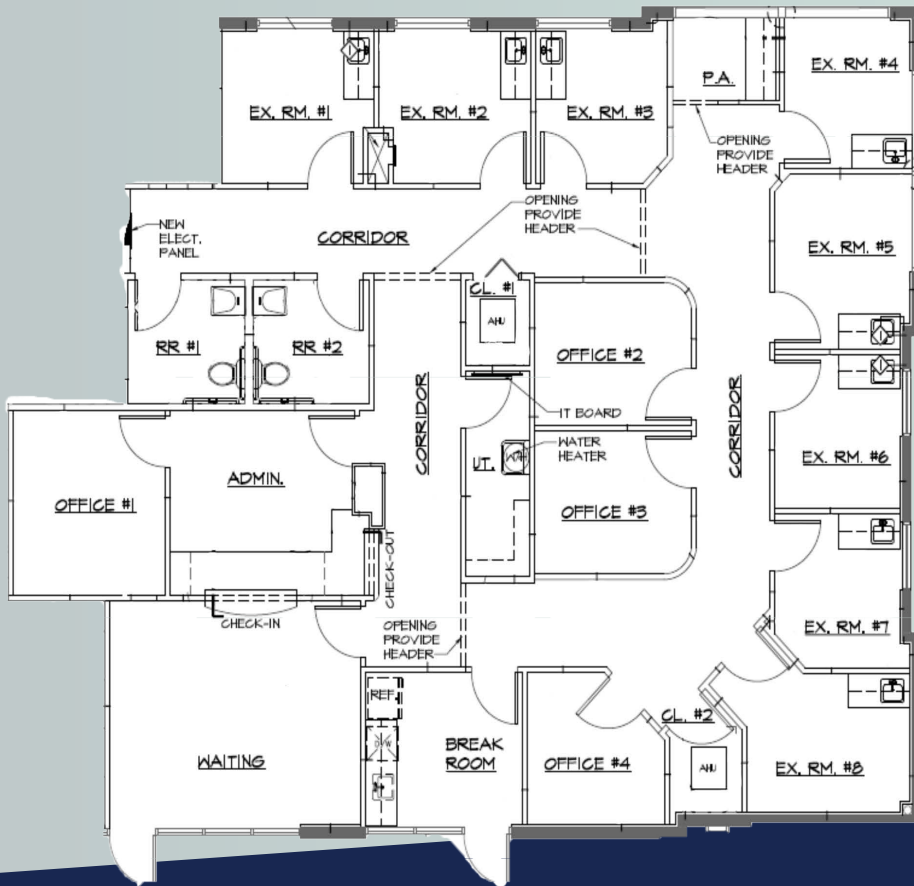
IN PARTNERSHIP WITH:



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PROPERTY AERIAL



LEASE RATE: \$32-37/SF
SIZE: 3,166 SF
AVAILABLE: IMMEDIATELY

- Located on the second floor
- Eight exam rooms
- Four private offices
- Spacious waiting room
- Two ADA bathrooms
- Break room equipped with fridge, dishwasher, and sink

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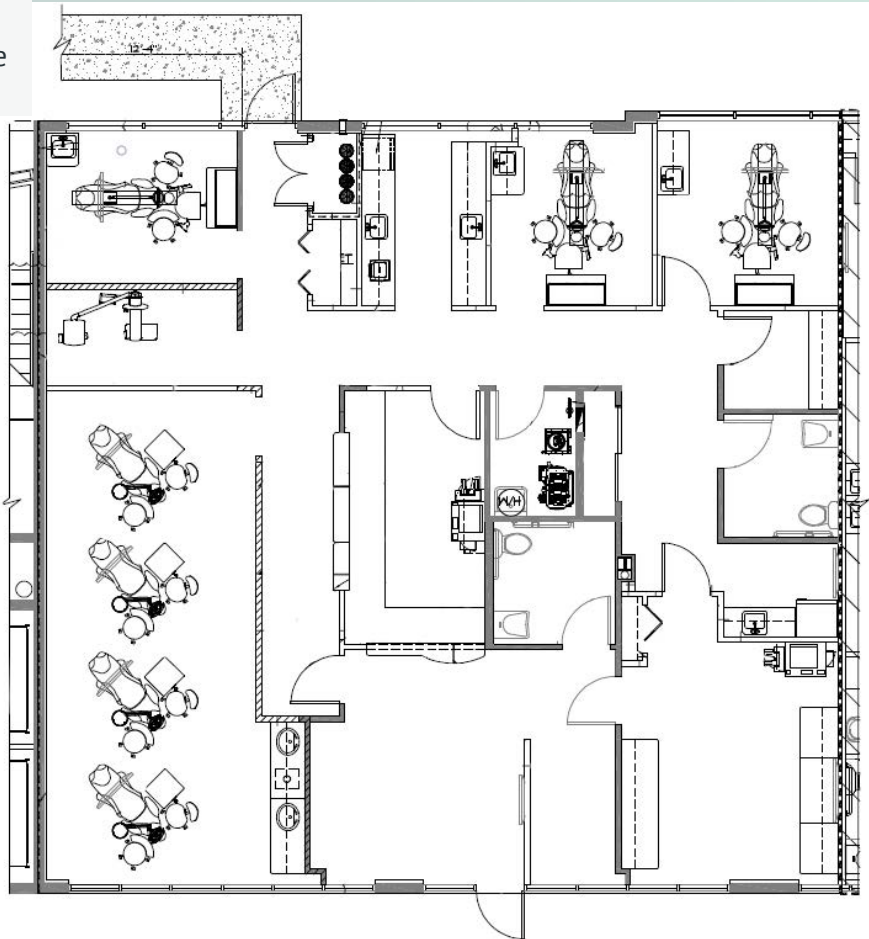
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SUITE 100

LEASE RATE: \$32-37/SF
SIZE: 2,800 SF
AVAILABLE: IMMEDIATELY

- Located on the first floor
- Three private exam rooms
- One large office space
- Spacious waiting room with separate kids' waiting area
- Two ADA bathrooms
- Break room equipped with fridge and sink



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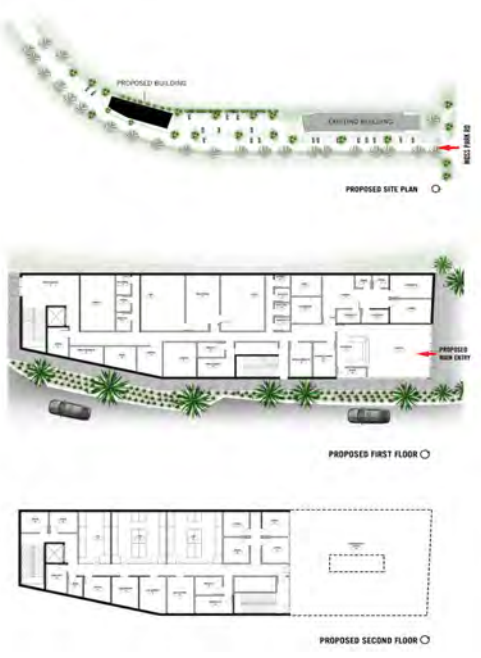
RENDERING



BUILDING DETAILS

LEASE RATE: \$38-41/SF
TOTAL SIZE: 10,500 SF
AVAILABLE: 6,300 SF

- Attractive architectural design
- Class A interior finishes
- Building signage available with visibility from FL-417



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