

For Lease | Prestige Park Executive Office Suites

2233 NW 41st Street | Gainesville, FL 32606

Size: 60± SF - 247± SF | Lease Rate: Various, based on office size



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Property Details

Your Professional Office Awaits at Prestige Park

Situated in Gainesville's prestigious Millhopper/Thornebrook Business & Professional District, **2233 NW 41st Street** offers private executive office suites designed to meet the needs of today's professionals. With spaces ranging from 60± SF to 247± SF, this property combines convenience, flexibility and functionality in a prime location.

Utilities, janitorial services for common areas and maintenance are included in the base rent, and the offices are wired for AT&T and Cox services for reliable connectivity.

This professional setting also features prominent monument signage, ample parking and zoning that accommodates a mix of uses, making it a strategic choice for businesses looking to thrive in Gainesville.

Highlights

- Prime NW Gainesville location in the thriving Millhopper/Thornebrook District
- Variety of office sizes to suit your business needs
- All-inclusive rent covering utilities (excluding internet), common area janitorial and maintenance
- Monument signage and ample parking for enhanced accessibility
- Proximity to shopping, dining, banking and public transportation
- MU2 zoning for mixed-use flexibility



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Photo Gallery

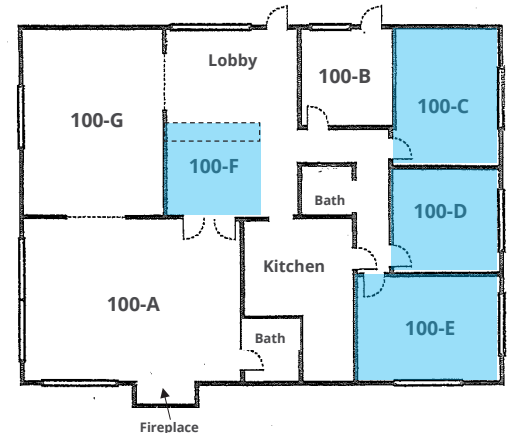
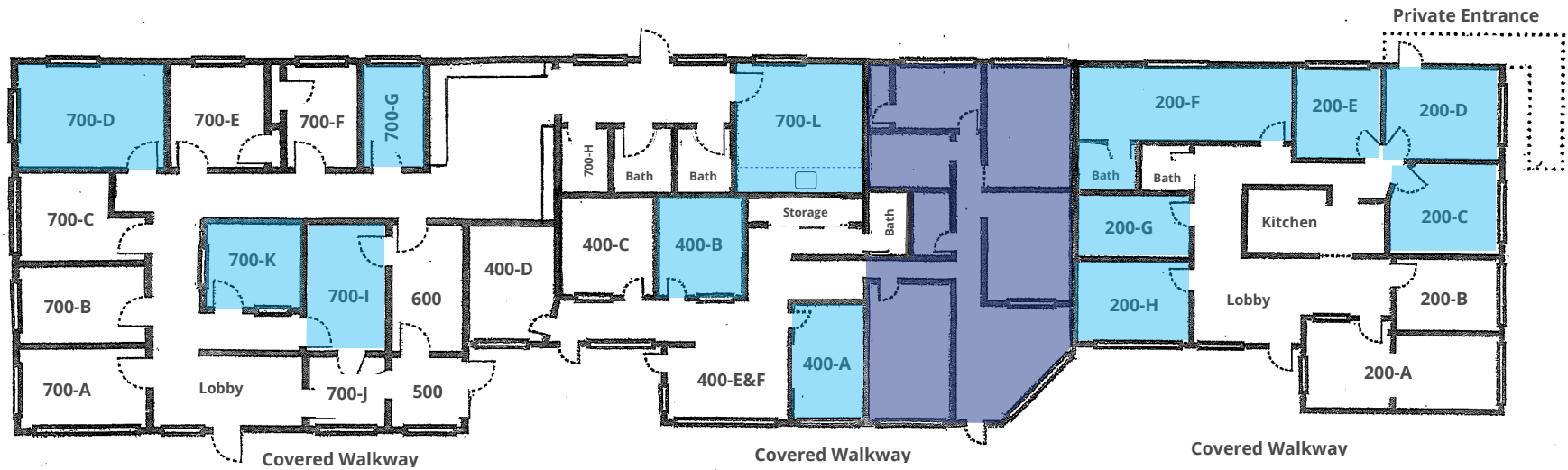
Interior



Prestige Park is ideal for a variety of tenants, including start-ups, freelancers, small business owners, remote teams, tech innovators and regional representatives for national and international companies.

Located in the bustling NW 16th Blvd/NW 43rd Street corridor, the property provides easy access to shopping, dining, banking, a community playhouse and public transportation.

Floor Plan



Available

Unavailable

Availability

Suite	Dimensions	SF	Monthly Lease
Suite 100-C	10' X 13'	130±	\$525
Suite 100-D	10' X 10'	100±	\$425
Suite 100-E	8'10" X 13'7"	111±	\$495
Suite 100-F*	Lobby Work Station	60±	\$345
Suite 200-C	12' X 11'5"	138±	\$525
Suite 200-D	12' X 11'5"	138±	\$525
Suite 200-E	12' X 10'	120±	\$495
Suite 200-F w/ private bath	19'11" X 9'7"	215±	\$895
Suite 200-G	12' X 6'10"	72±	\$425

Suite	Dimensions	SF	Monthly Lease
Suite 200-H	8'5" X 12'	103±	\$625
Suite 400-A	12'9" X 9'10"	118±	\$645
Suite 400-B	11'6" X 10'3"	120±	\$545
Suite 700-D	12' X 12'	144±	\$675
Suite 700-G	7' X 12'	84±	\$425
Suite 700-I (future availability)	14'9" X 11'9"	178±	\$575
Suite 700-K	11'5" X 10'6"	122±	\$545
Suite 700-L	13'7" X 18'	247±	\$795

*Only available w/ 100C, D or E suite rentals



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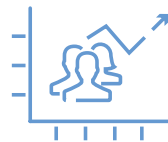
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Area Demographics

Source: ESRI Business Analyst, 2024



Population (2024)



Population Projection (2029)



Average Household Income (2024)



Projected Average Household Income (2029)

	Population (2024)	Population Projection (2029)	Average Household Income (2024)	Projected Average Household Income (2029)
1 Mile	7,618	7,514	\$119,546	\$137,045
3 Mile	82,230	81,877	\$91,020	\$106,982
5 Mile	181,284	182,063	\$81,336	\$96,253

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