

# HEALTHPARK OF MILLENIA

3900 Millenia Boulevard, Orlando FL 32839



**12,000 SF**

MEDICAL OFFICE FOR LEASE

## HEALTHPARK OF MILLENIA

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Orlando FL 32839

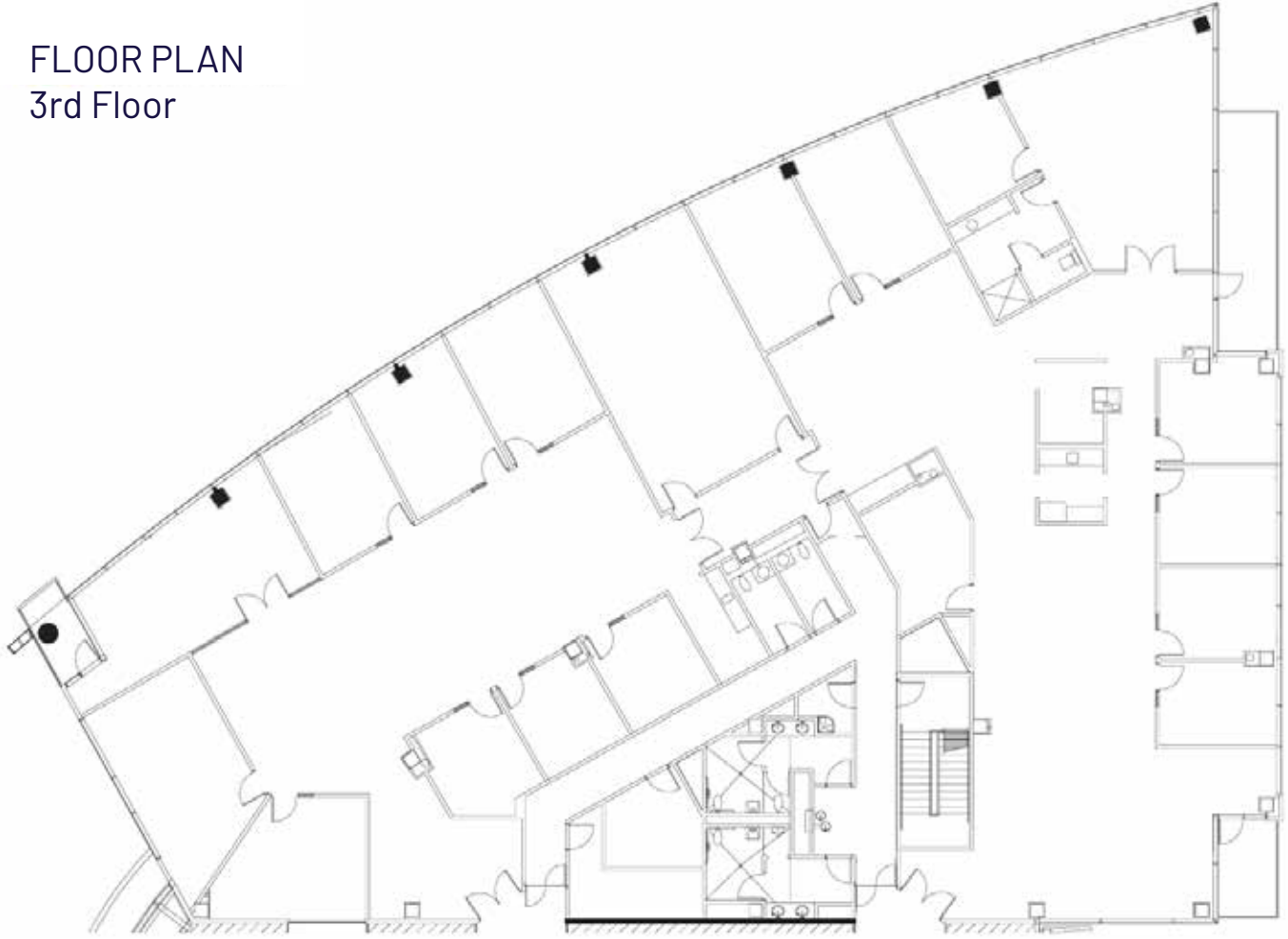
**LIZ COOK, RN**  
VICE PRESIDENT LEASING & BROKERAGE  
PHYSICIAN LIAISON  
443 517 3962  
[liz.cook@FlagshipHP.com](mailto:liz.cook@FlagshipHP.com)



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## FLOOR PLAN 3rd Floor



### BUILDING SUMMARY

- Convenient location with unparalleled amenities
- Unique building with true Class A finishes
- Complimentary structured parking attached to the building, 5/1,000 SF ratio
- On-site security and video surveillance
- 3rd floor space available with excellent views
- TI Allowance available



**12,000**  
AVAILABLE SF



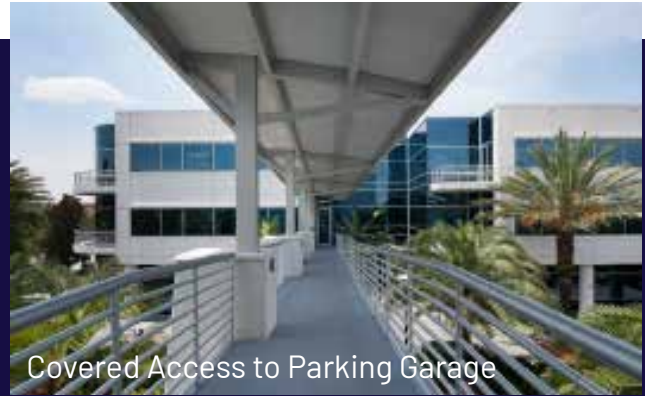
**Immediately**  
DATE AVAILABLE



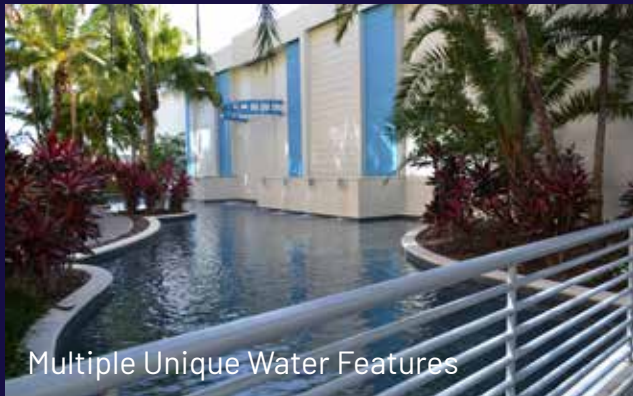
**Contact Broker**  
LEASE RATE



Front Entrance



Covered Access to Parking Garage



Multiple Unique Water Features



Lobby



Front Entrance View



Elevators



BioSpine Institute



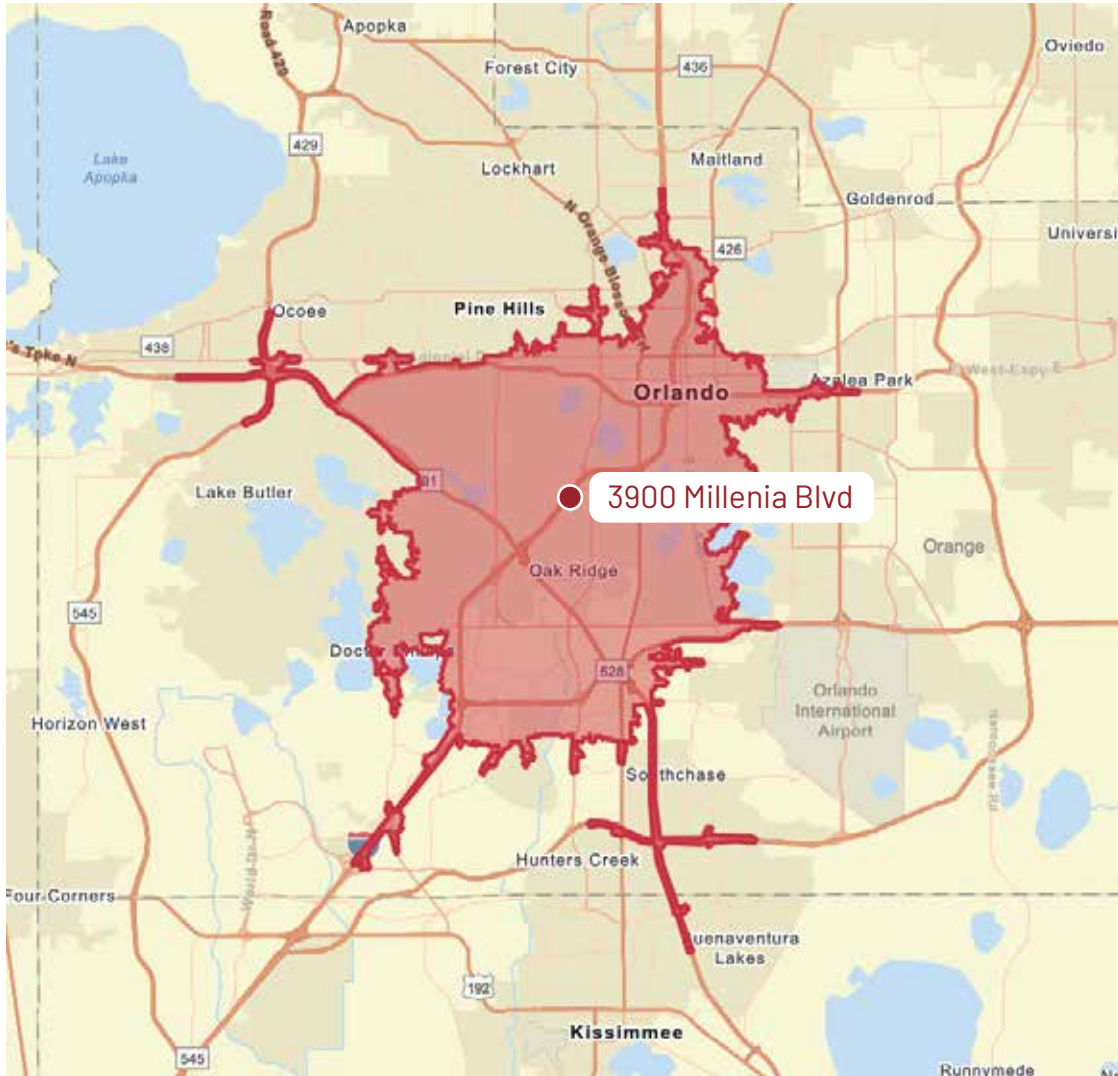
Parking Garage







**15 MINUTE DRIVE TIME MAP & DEMOGRAPHICS**



**AREA  
DEMOGRAPHICS**

15 Minute  
Drive Time



**TOTAL POPULATION**  
2024 - 319,654  
2029 - 331,136



**TOTAL HOUSEHOLD**  
2024 - 126,935  
2029 - 131,725



**AVG. HOUSEHOLD INCOME**  
2024 - \$96,960  
2029 - \$111,718





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Expand your medical services to Millenia Orlando, Florida- a vibrant hub for medical excellence, benefiting patients and providers alike.

The building's strategic location in Millenia Orlando makes it an ideal spot to enhance and broaden your outpatient services to better serve the community.

We are looking for additional healthcare providers to join this exceptional facility.

The Premier Class A medical office building offers a prime location.

Current providers include BioSpine, a state-of-the-art surgery center and a top-tier imaging provider.

We invite interested medical professionals and organizations to lease space and collaborate in delivering comprehensive, high-quality healthcare.

# CALL US ABOUT HEALTHPARK AT MILLENIA



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**FLAGSHIP**  
HEALTHCARE PROPERTIES

2200 N Westshore Blvd, Suite 200  
Tampa FL 33607

[www.FlagshipHP.com](http://www.FlagshipHP.com)