

4100 Davie Road Extension, Hollywood, FL 33314



Investment Highlights:

- 100% occupied by Recovery First; 15-year tenant; renewed two years
- Zoning permits overnight stays and medical uses; strong competitive advantage
- Built 2010; well maintained campus; ample parking; minimal CapEx
- Davie Road Extension frontage; 15,000+ VPD; Turnpike and airport access
- Single-tenant asset with long occupancy history; low management burden
- Davie/Hollywood submarket shows steady office/medical demand; supports stability

Price: \$7,500,000

Occupancy: 100%

Type: Single Tenant Medical Office

RBA: 22.7K ft²

Cap Rate: 6.5%

Suites: 6

Year Built: 2010

Offering Memorandum



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4100
DAVIE ROAD EXTENSION
HOLLYWOOD, FL

