

FOR SALE

±1,259 SF MEDICAL OFFICE CONDO FOR SALE

1447 Medical Park Boulevard Unit 105, Wellington, FL 33414

WELLINGTON MEDICAL
ARTS PAVILION



RARE OPPORTUNITY TO OWN WITHIN
WELLINGTON REGIONAL MEDICAL CENTER CAMPUS

EXCLUSIVE LISTING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

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Property Overview

HIGHLIGHTS

- ±1,259 SF Unit 105 Medical Office Condo for Sale
- Prime Corner of Forest Hill Boulevard and US 441/State Road 7
- Asking Price \$599,000
- Adjacent to Wellington Regional Medical Center/Hospital
- Rare Opportunity to Own a Three Star Medical Office Condo in Wellington
- One of four Medical Buildings on the Campus of Wellington Regional

DEMOGRAPHICS

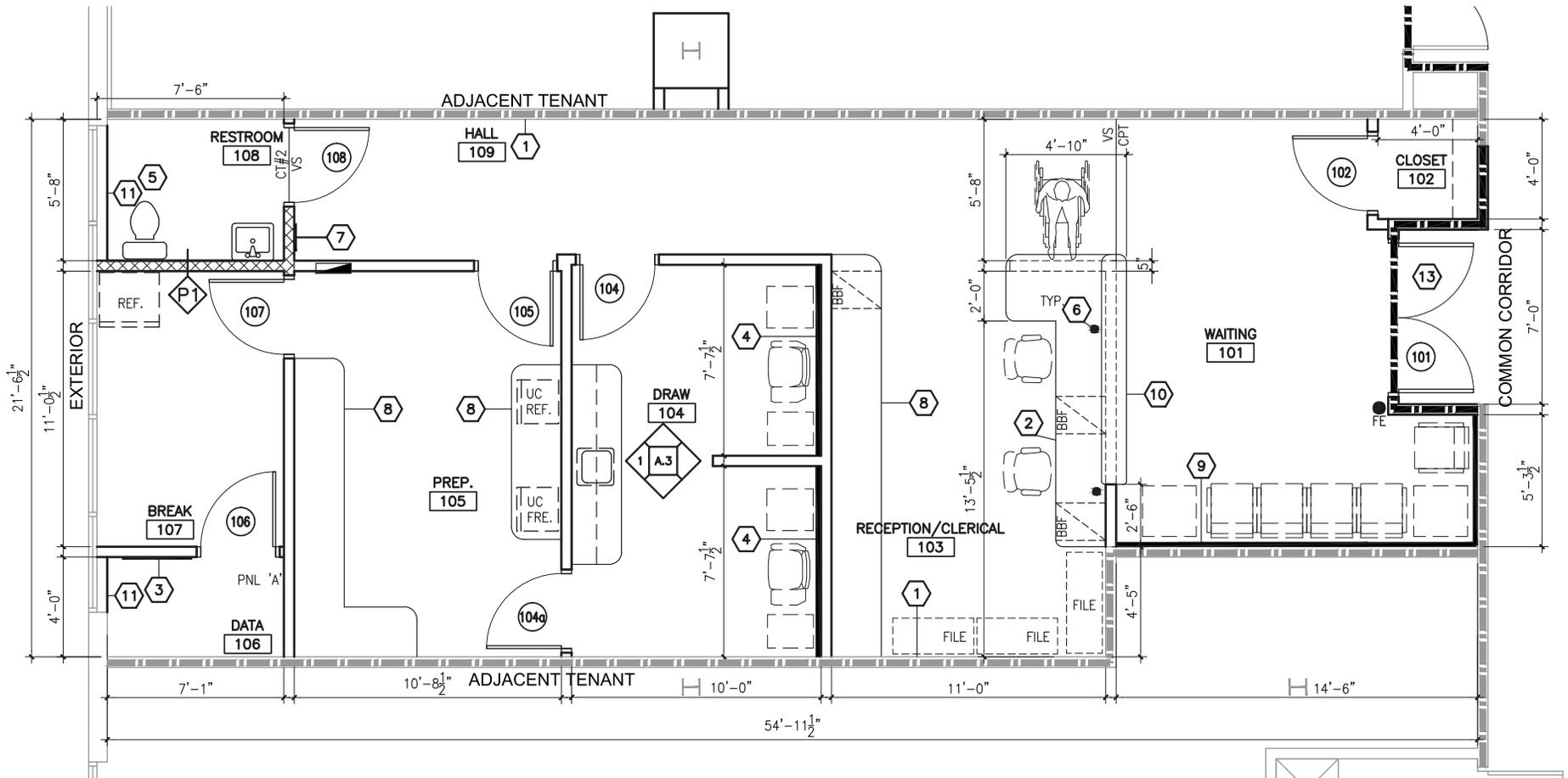
	1 MILE	3 MILES	5 MILES
POPULATION	10,586	66,121	210,309
HOUSEHOLDS	3,727	23,002	77,795
EMPLOYEES	4,393	19,279	45,960
AVERAGE HH INCOME	\$149,476	\$146,214	\$118,812

	5 MINUTES	10 MINUTES	15 MINUTES
POPULATION	20,842	89,631	256,927
HOUSEHOLDS	7,176	31,960	95,897
EMPLOYEES	6,597	22,808	52,028
AVERAGE HH INCOME	\$149,082	\$131,872	\$113,428









THE SQUARE AT LOTIS

COOPER'S HAWK
RESTAURANT & BREWERY

Lazy DOG
EAT · DRINK

MOOZAH
BREWERY · RESTAURANT

FIRSTBORN
COFFEE CO.

THE JUCE
KURA

TURNING POINT
PHYSICAL & MEDICAL THERAPY

TREMBLE

degree
WELLNESS


**LOTIS WELLINGTON
 PHASE 1
 372 UNITS**

SITE

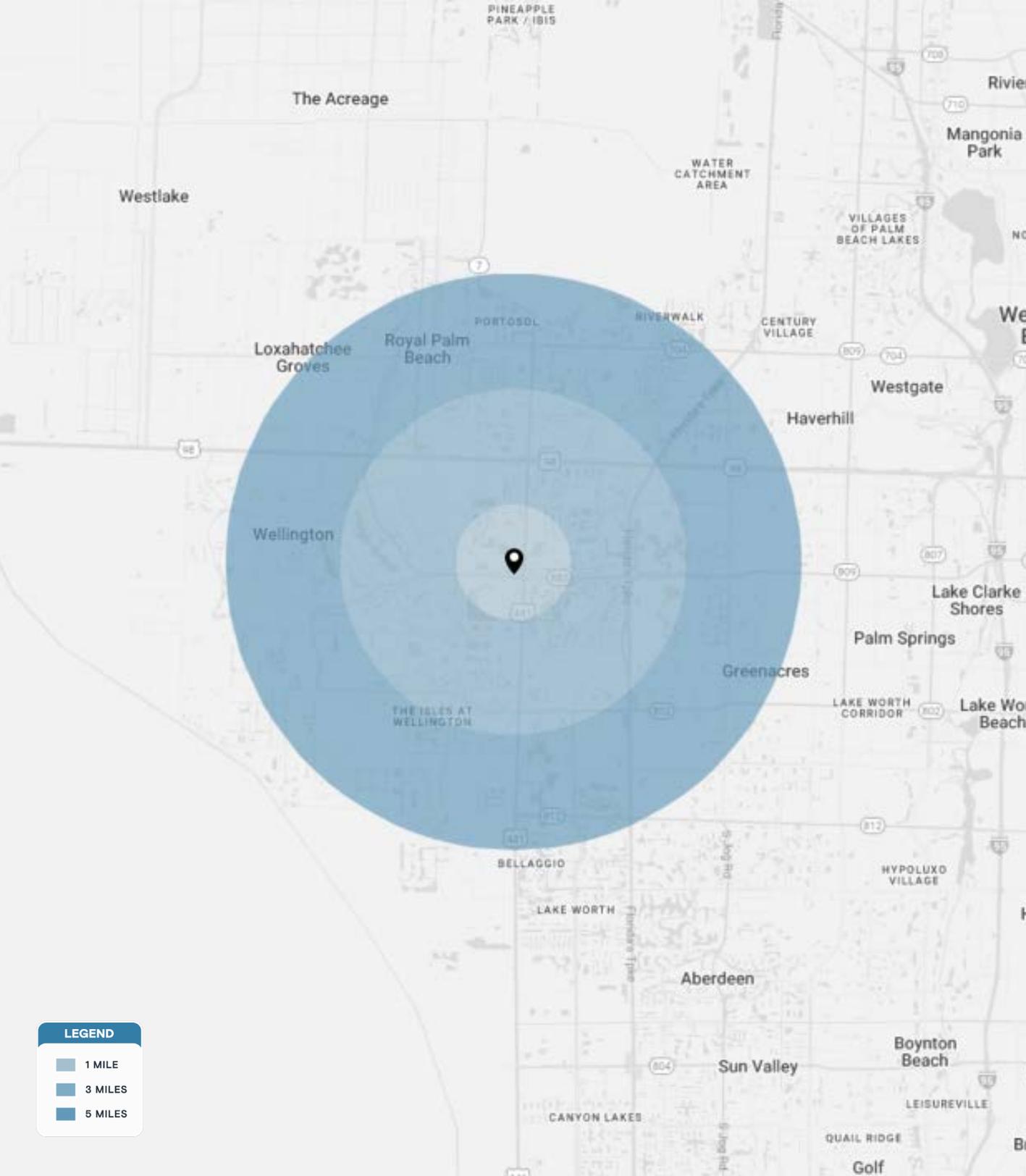

**WELLINGTON MEDICAL
 ARTS PAVILIONS**

N STATE ROAD 7 - 65,500 AADT


**WELLINGTON
 REGIONAL
 MEDICAL CENTER
 235 BEDS**







LEGEND

- 1 MILE
- 3 MILES
- 5 MILES

Contact Broker

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