

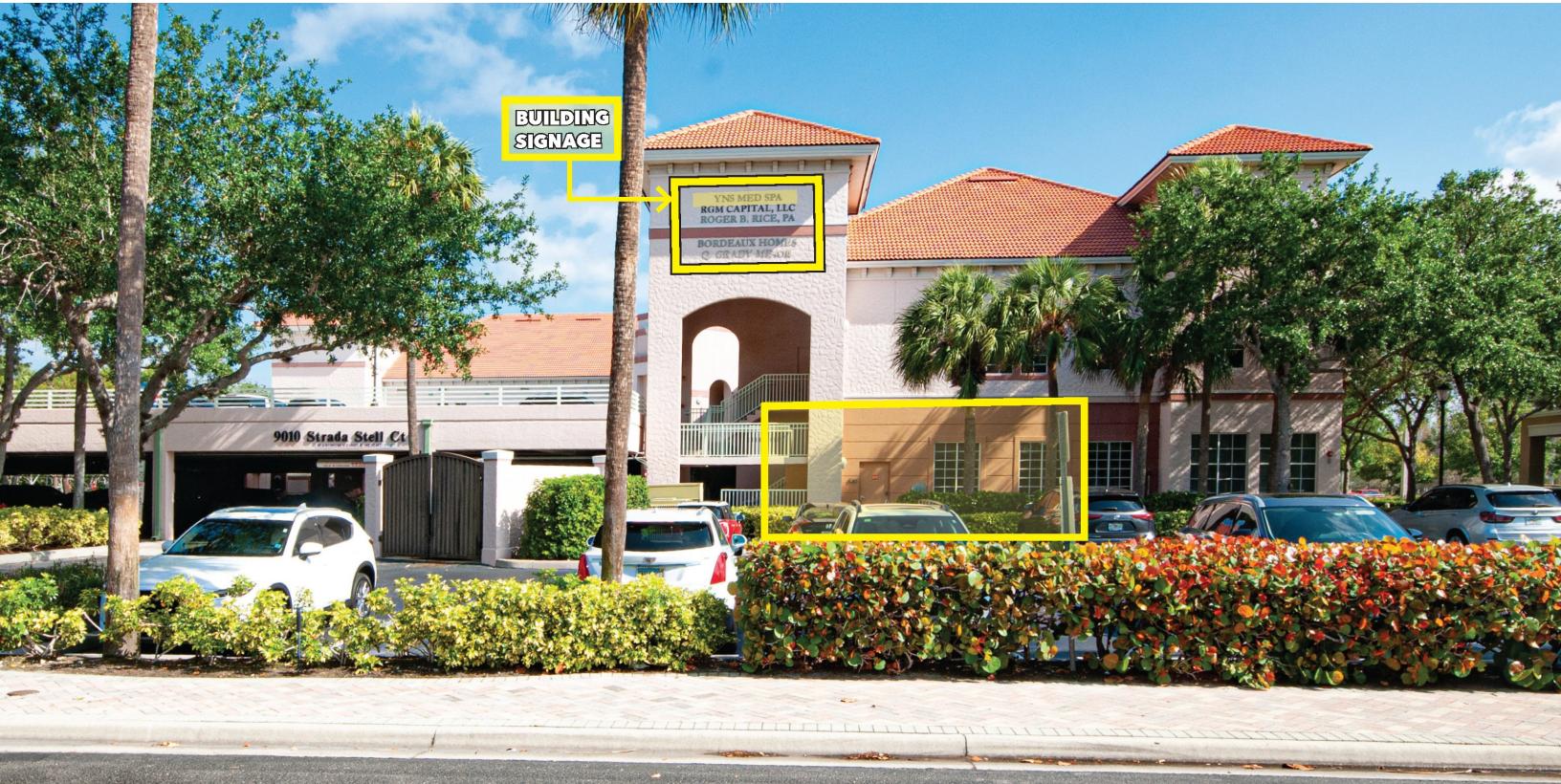
VANDERBILT GALLERIA

9010 Strada Stell Court #106

Naples, FL 34109

FOR SALE or LEASE

CLASS "A" MEDICAL CONDO



PREMISES: • 1st floor, 1,352 +/- SF office/medical office condo
• 2 private parking spaces (1 space is covered)
• Building signage available
• Built-out and ready for occupancy

SALE PRICE: \$925,000

LEASE RATE: \$39.00 PSF + NNN (est. \$13.70 PSF)

ZONING: Approved for office or medical office uses

LOCATION: • Located within Vanderbilt Galleria at the NW corner of Vanderbilt Beach Road and Airport-Pulling Road.

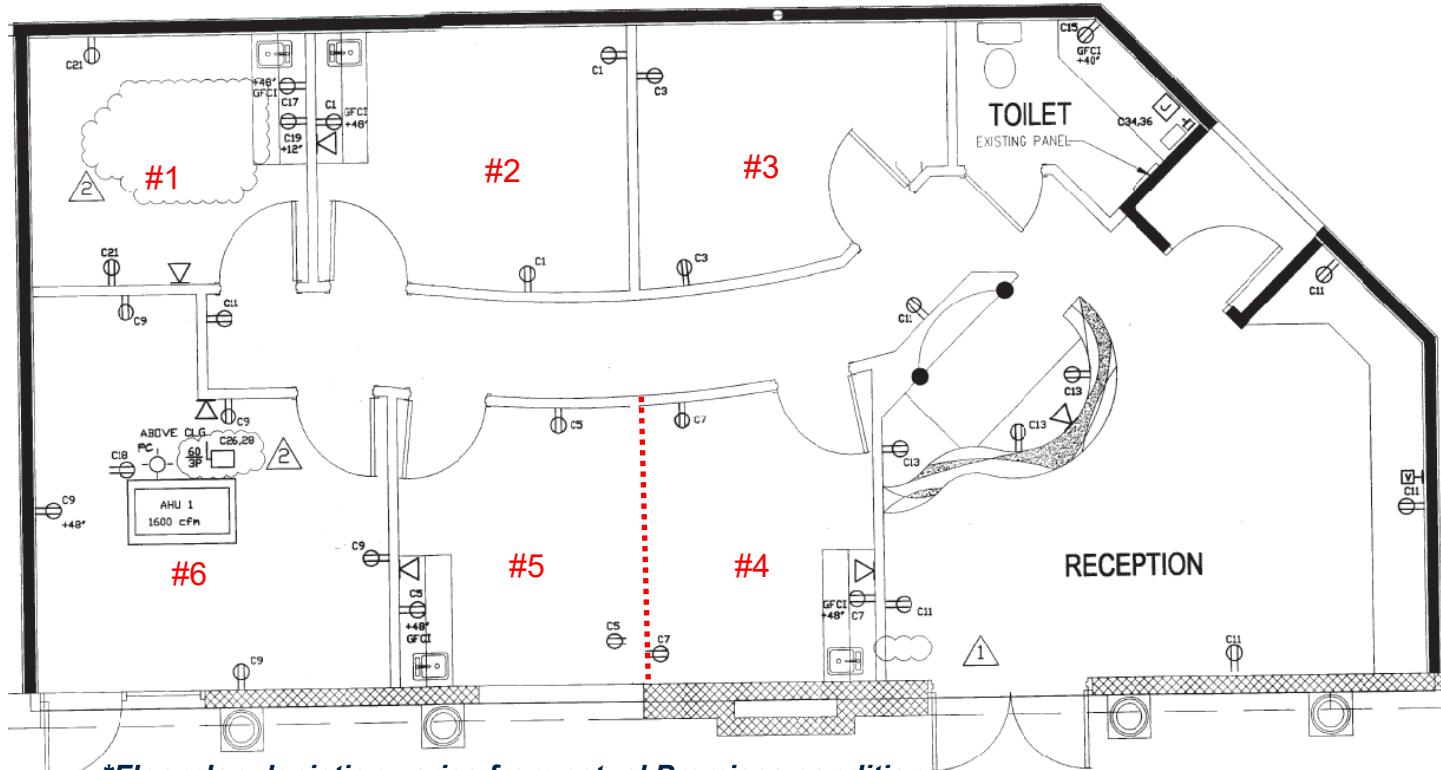
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FLOOR PLAN



*Floorplan depiction varies from actual Premises condition

LOCATION MAP



