

FOR LEASE



6610 Embassy Blvd. | Port Richey, FL 34668

Lease Rate | \$16.00 psf NNN

- 3,956 sf free-standing building available for immediate occupancy
- Four (4) restrooms, private office, storage room and wide open space provides the ability to customize your own layout
- Multiple entrances in both the front and rear of building
- Flexible C-1 zoning allows for a variety of uses to include professional office, retail, medical, educational, or civic / community type businesses
- Property is completely fenced in and surrounded by beautiful & mature trees with additional vacant lot
- Located on Embassy Blvd., just east of the US Hwy 19 intersection
- Excellent visibility, monument signage and ample parking - 25 spaces

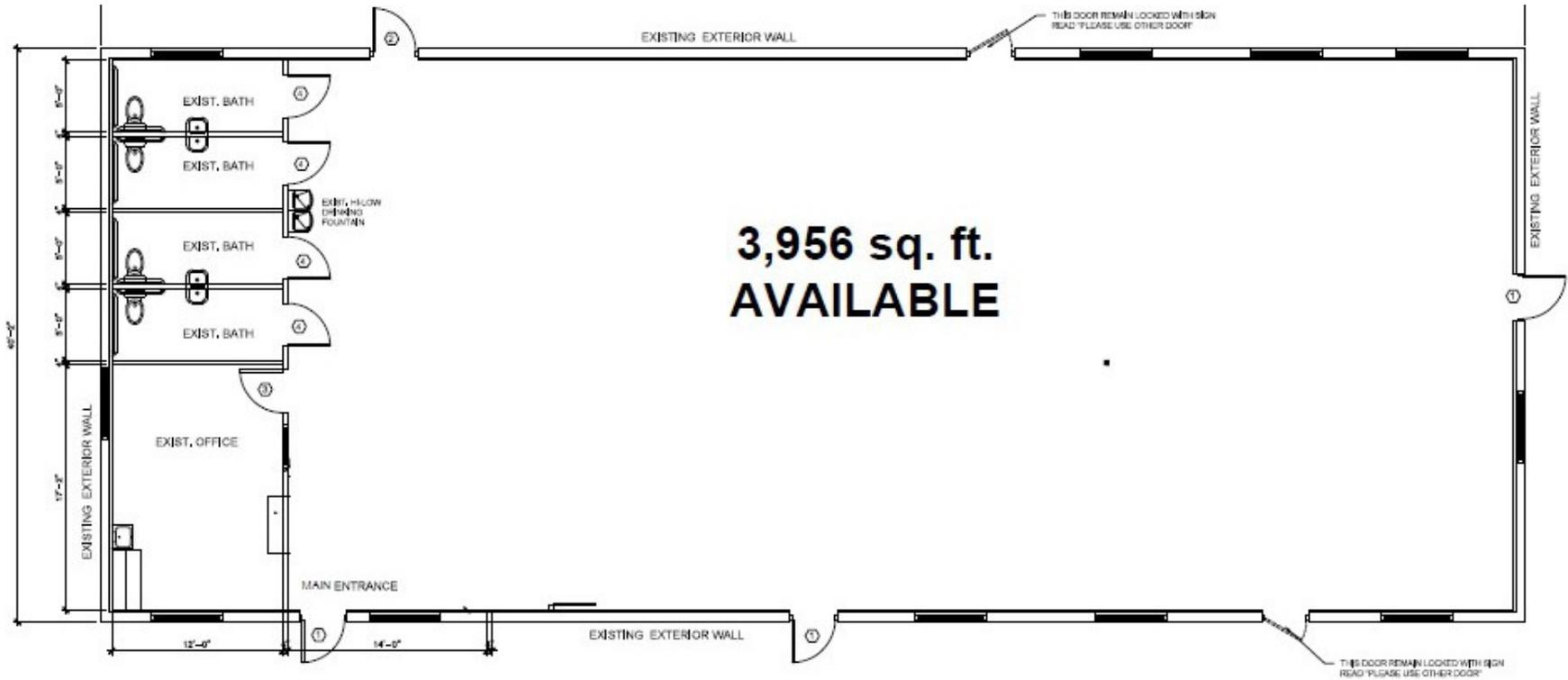
Free-Standing Building

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**COMMERCIAL ASSET
PARTNERS**

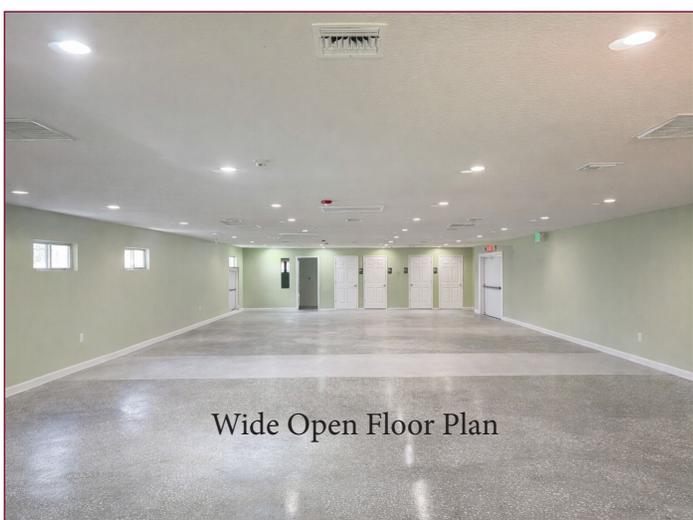
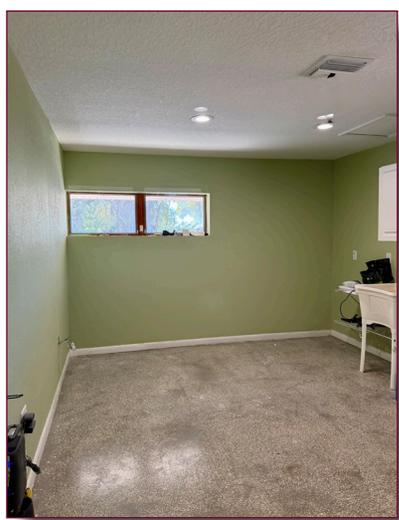


**3,956 sq. ft.
AVAILABLE**

PROPERTY FEATURES



Light and Bright!



Wide Open Floor Plan

Demographics | 5 Miles



166,340

Population



4%

Population Growth



\$61,427

Average HH Income



48.6

Median Age

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Building Exterior -
Nice brick facade



Entry to property is located
at a signalized intersection
allowing for easy ingress &
egress

PROFESSIONAL OFFICE SPACE

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