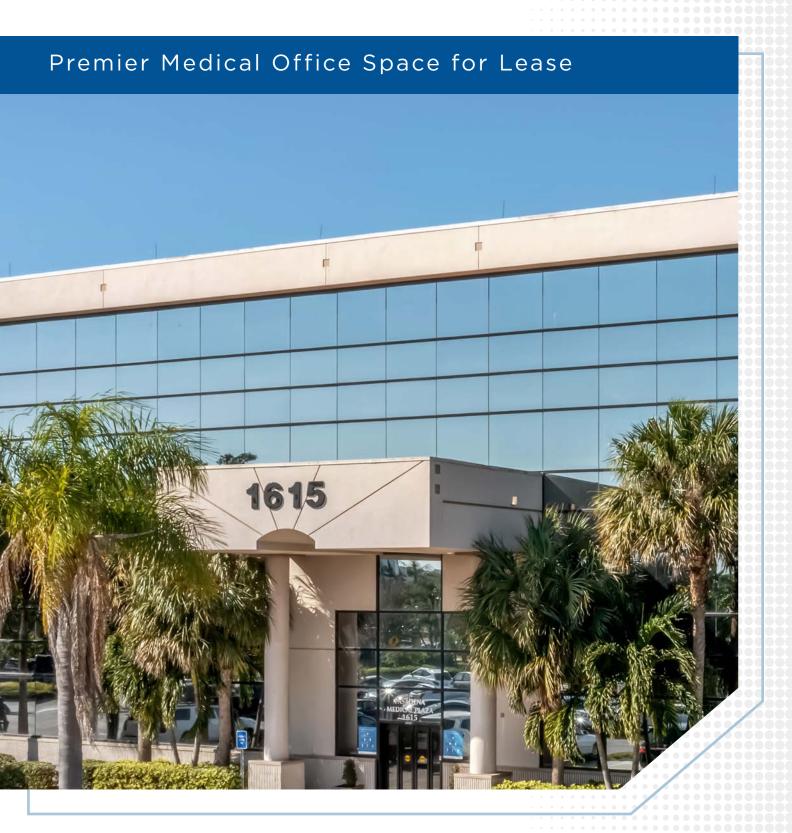
PALMS OF PASADENA 1615 PASADENA AVENUE SOUTH MEDICAL OFFICE BUILDING

ST. PETERSBURG, FL 33707





Building owned and managed by **HEALTHCARE REALTY** BRIAN BREEDING, CCIM

Managing Director +1 813 204 5369 brian.breeding@cushwake.com wendy.giffin@cushwake.com

WENDY GIFFIN

Executive Director +1 727 599 3799

Opportunity

- A four story, 45,548 RSF medical office building in South Pasadena with easy access to the beaches and downtown St. Petersburg
- Fully renovated lobby & restrooms
- Covered patient drop-off & pickup area
- Beautiful intercoastal waterway views from many suites
- Parking: 4.39/1,000 RSF; garage & surface
- Contiguous to HCA/Palms of Pasadena Hospital; a full service and emergency care hospital with over 300 beds and 350 physicians

SIZE

45,548 SF

DEMOGRAPHICS

2022 TOTAL POPULATION 80,115 213,

2022 MEDIAN AGE 51.6 Yrs 49.7

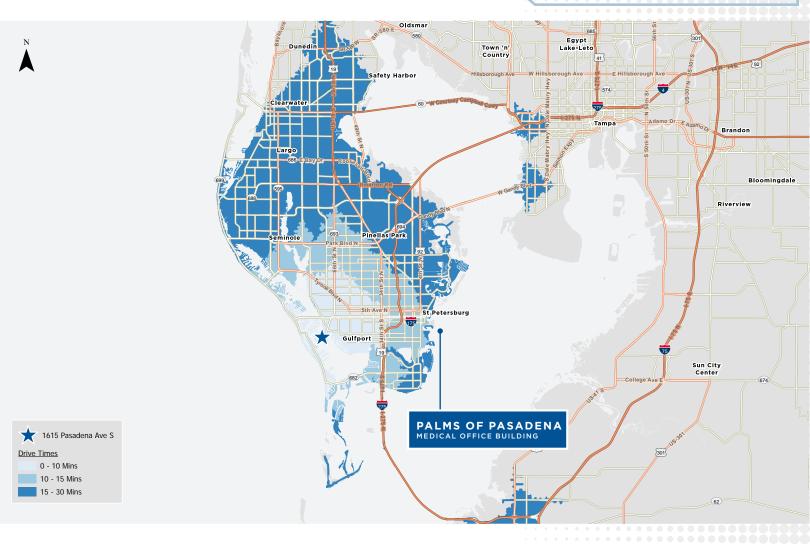
2022 AVERAGE HOUSEHOLD INCOME \$97,054 \$89,

 1 MILE
 3 MILES
 5 MILES

 80,115
 213,865
 686,456

 51.6 Yrs
 49.7 Yrs
 48.8 Yrs

 \$97,054
 \$89,405
 \$91,850





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Nearby Amenities





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PALMS OF PASADENA

MEDICAL OFFICE BUILDING

Nearby Medical









Premier Medical Office Space for Lease

BRIAN BREEDING, CCIM

Managing Director Florida Healthcare Advisory Practice +1 813 204 5369 brian.breeding@cushwake.com

WENDY GIFFIN

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Building owned and managed by **HEALTHCARE REALTY**

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