V3 COMMERCIAL

FOR LEASE

Lease Rate: $22/SF NNN

319 W OAK STREET KISSIMMEE, FL 34741

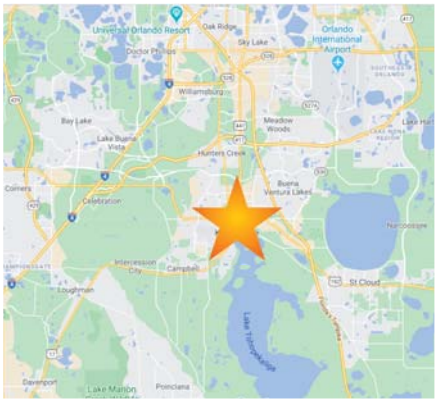
MOVE-IN READY MEDICAL OFFICE NEAR OSCEOLA REGIONAL HOSPITAL

For More Information:

Bobby Bridges

407 616 1025

bobby@v3capgroup.com



PROPERTY HIGHLIGHTS

- One unit available for lease at 2,000 SF
- Located across the street from Osceola Regional Medical Center
- Prominent exposure with 200' frontage on W Oak Street
- Monument signage available
- Traffic counts of 5,600 AADT on W Oak Street

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	9,509	86,436	219,620
Households	3,366	25,534	62,694
Avg HH Income	$48,426	$55,431	$63,064

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www.v3commercialadvisors.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

AERIAL MAP

SIGNAGE AVAILABLE

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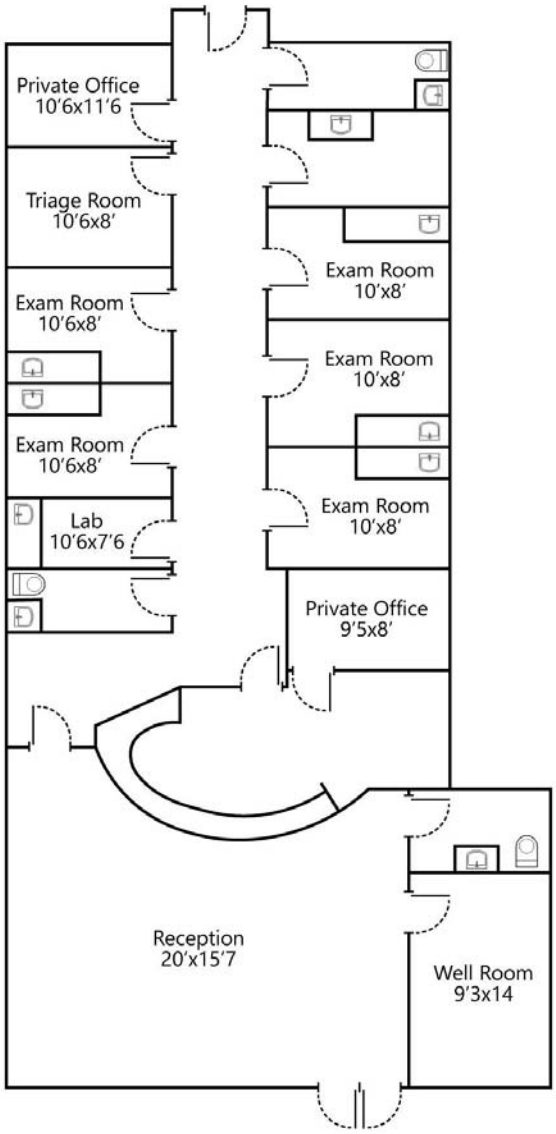
UNIT 319 (±2,000 SF)

- Move-in ready medical office
- Five exam rooms and lab with sinks
- One triage room
- Two private offices
- Large reception area with check-in and check-out areas
- Three bathrooms
- One breakroom with sink and fridge

Reception

Nursing Station/Hallway



All dimensions and measurements are approximate

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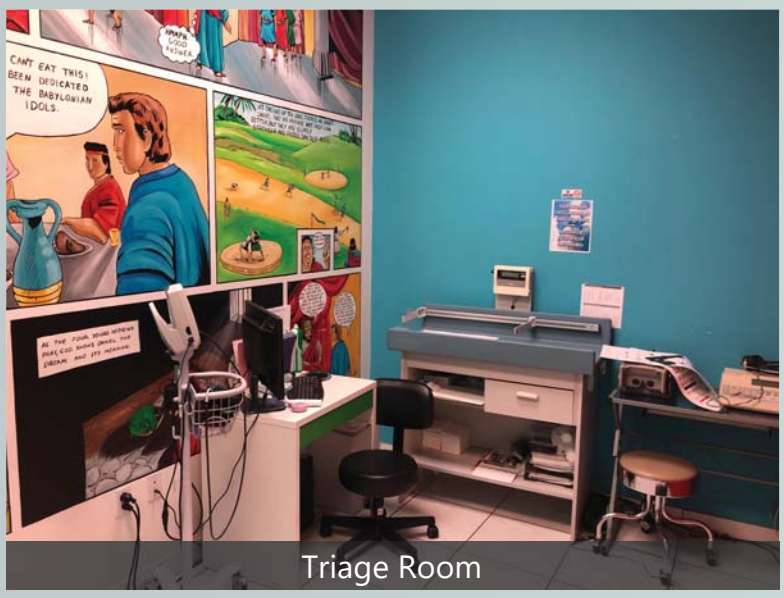
INTERIOR PHOTOS

Exam Room

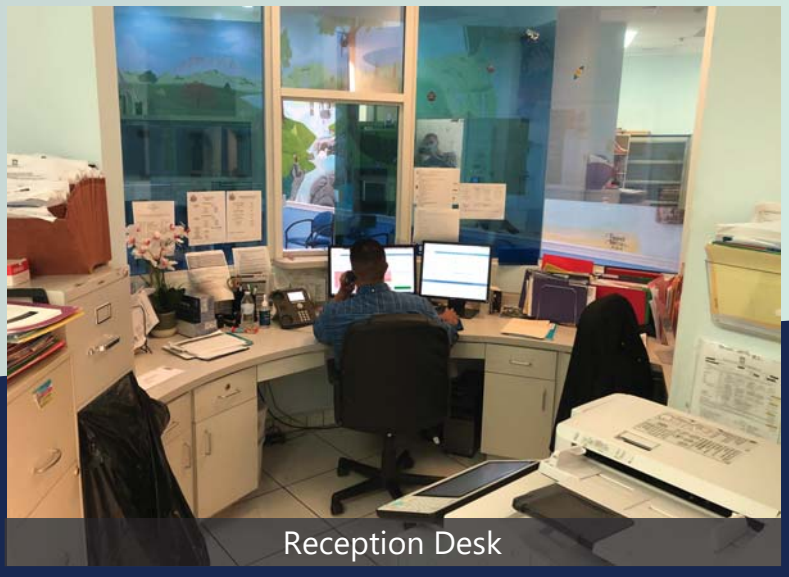
Private Office



Triage Room

Lab

Bathroom



Reception Desk

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