

RETAIL/OFFICE FOR LEASE

- 2,920 SF up to 15,000 SF Available
- Brand New Interior & Exterior Renovations
- Ample Parking
- 28,000+ Vehicles Per Day
- Located at the Signalized Corner of US Hwy 441 & N 3rd Street
- Close to The Villages and the US Hwy 441 & US Hwy 27 Interchange



**EQUITY
INVESTMENT
SERVICES**

Brokerage | Leasing | Management | Advisory

Medical Villages at Leesburg

106 W North Blvd, Leesburg, FL 34748

For More Information Contact:
Nick Barbato
407.573.0711 ext 309
NBarbato@EISRE.com

www.EISRE.com



| TENANT | SF |
|-------------------------------|-----------------|
| AVAILABLE | 6,800 SF |
| Integrative Physical Medicine | 3,500 SF |
| Central FL Imaging | 2,000 SF |
| AVAILABLE | 2,920 SF |
| AVAILABLE | 4,830 SF |
| West Orange Nephrology | 8,000 SF |



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DEMOGRAPHICS

Population

1 Mile: 4,575

3 Mile: 26,361

5 Mile: 43,086

Average Household Income:

1 Mile: \$48,063

3 Mile: \$48,805

5 Mile: \$53,880



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