

# OAKWOOD LAKES PROFESSIONAL CENTER



**3717 BOYNTON BEACH BLVD., BOYNTON BEACH, FL. 33436**

- SINGLE-STORY WELL MAINTAINED PROFESSIONAL OFFICE BUILDING IDEAL FOR MEDICAL AND PROFESSIONAL OFFICE USERS.
- PROPERTY LOCATED ON W. BOYNTON BEACH BLVD. JUST WEST OF CONGRESS AVE. LOCATED IN WELL POPULATED RESIDENTIAL NEIGHBORHOODS WITH GREAT DEMOGRAPHICS; NEAR BETHESDA HOSPITAL WEST & BETHESDA HEALTH CITY.
- ONE SUITE REMAINING: 1,176 SF ( no loss factor).
- BUILDING SIGNAGE AND PYLON SIGNAGE AVAILABLE. AMPLE SURFACE PARKING
- LEASE RATE: **\$20.00+\$6.50CAM**; TENANT PAYS FOR OWN UTILITIES, AND JANITORIAL SERVICES WITHIN THE SUITE. BUILD OUT ALLOWANCE NEGOTIABLE.
- PROPERTY LOCATED NEAR MANY BANKS, RESTAURANTS AND RETAIL. EASY ACCESS TO I-95 & FLORIDA TURNPIKE.

**HENRY GLUCKSTERN (561) 999-0006 ext.107**

**ComNet Realty, Inc.**

***Commercial Real Estate Solutions***

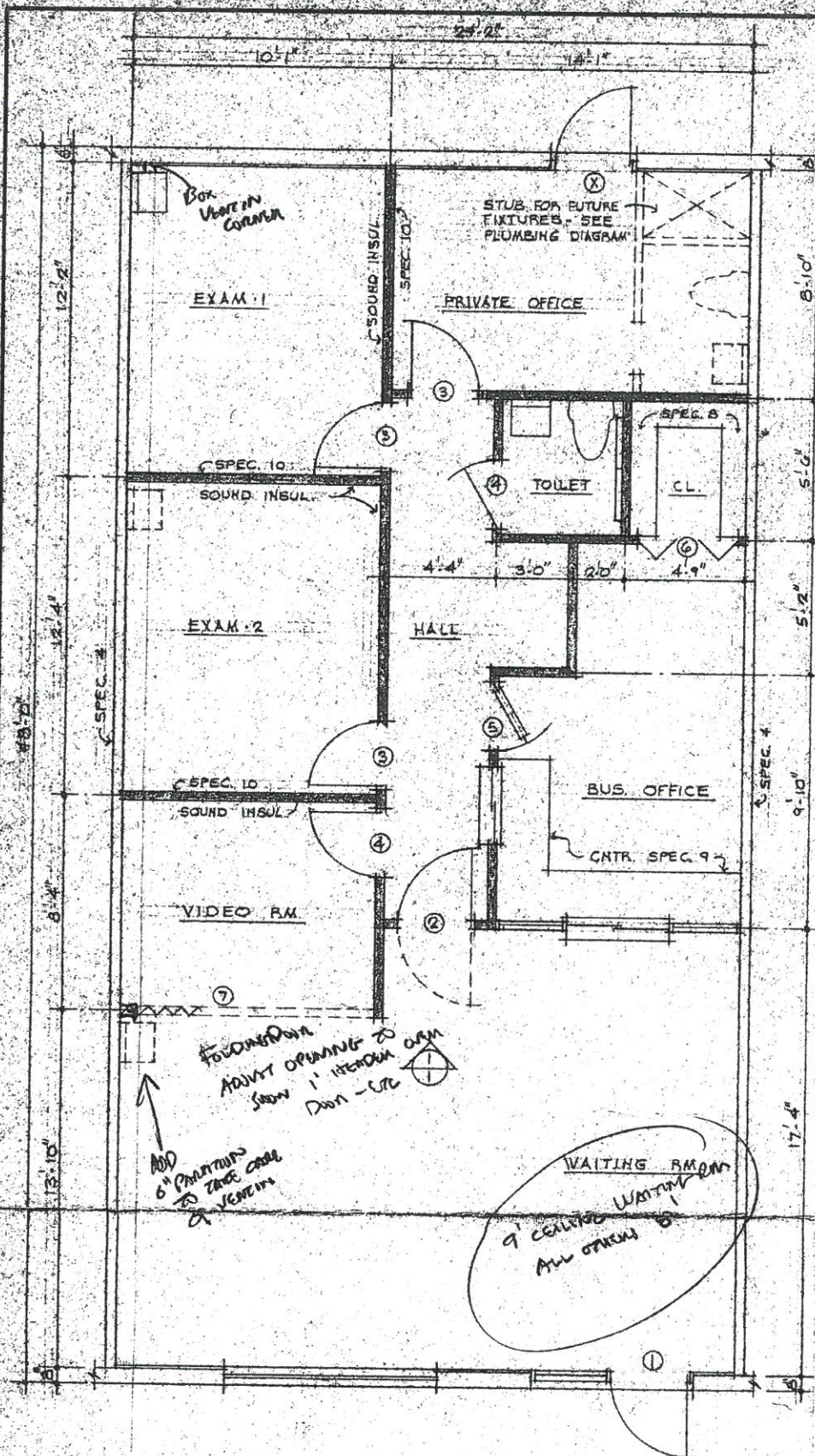
**5850 W. ATLANTIC AVE., SUITE 101, DELRAY BEACH, FL. 33484**

**Phone: (561) 999-0006**

**Fax: (561) 999-0007**

Note: This information is subject to errors, omissions, or withdrawal without notice.





# FLOOR PLAN

1/4" = 1'-0"

## LEGEND

- EXISTING
- NEW WORK

1,176 SF

WALK SCORE ®

48

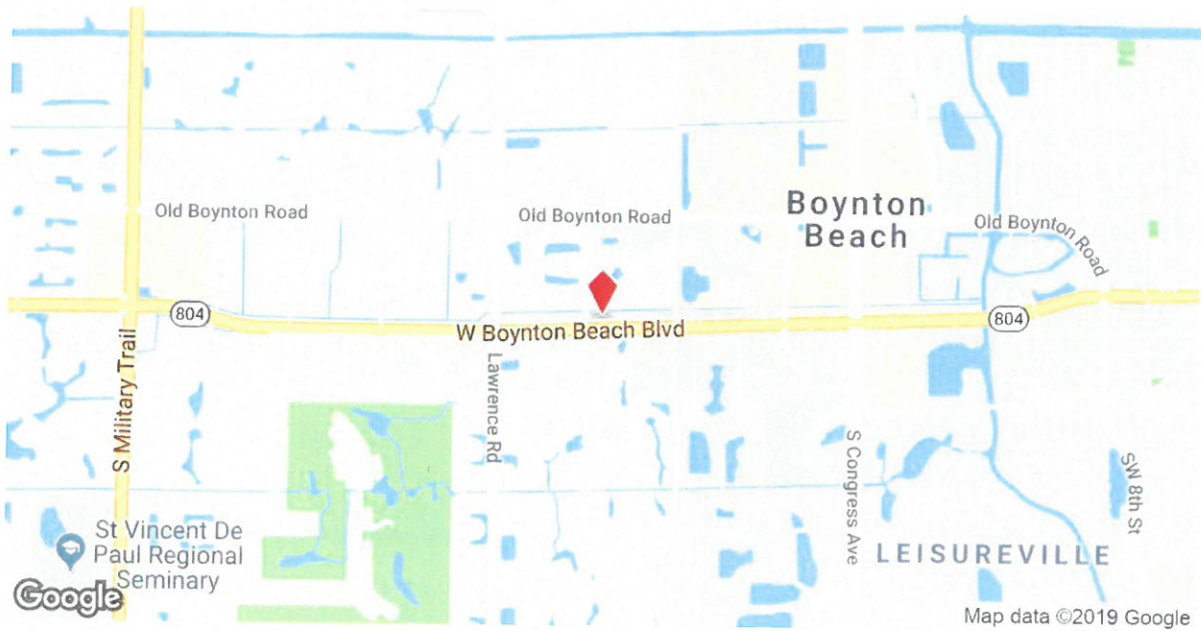
Car-Dependent

TRANSIT SCORE ®

27

Some Transit

**MAP OF 3717 W BOYNTON BEACH BLVD BOYNTON BEACH, FL 33436**



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