

# ONE SPACE AVAILABLE ~ Freedom...

3990 E SR 44, Wildwood, FL 34785

Presented by  
Preferred Realty Management



**Price: \$22.00 /SF/Yr**

NOW LEASING.....Freedom Plaza is a 88,500 sq. ft. mixed use Professional Plaza, comprising of Retail, Commercial, Hospitality Restaurants and select Professional Offices. The Plaza consists of 46,500 sq. feet of Leasable Retail Space, and 36,000 sq. ft. of Medical/Professional Office Condominiums for Sale from 3,000 to 18,000 sq. ft.

Frontage directly on SR 44, 1/2 mile east of US 301, 1 Mile from FL Turnpike & 4.5 Miles from Interstate 75. Adjacent to the newest Town Square Brownwood ~ The Villages

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Adjacent to the New Under Construction 240,000 Center for Advanced  
Healthcare & Brownwood Hotel & Spa  
Directly on SR 44, 1/2 mile east of US 301, 1 Mile from FL Turnpike & 4.5 Miles  
from Interstate 75. Direct access from East & West

**John Toscani**

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**Preferred Realty Management**

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201 available 1



Baldwin

## Major Tenant Information

Tenant	SF Occupied	Lease Expired
Baldwin Brothers Inc	3,750	June 2024
Hair Creations	2,250	May 2024
Health Solutions of The Villages	3,000	June 2024
Rain or Shine Golf	6,000	June 2024
Remax Premier Realty	4,250	May 2026
Retirement Evolution	1,500	March 2024
Selina Nails & Spa	3,000	April 2024
Village Pharmacy	1,500	May 2024

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Retirement

## Listing space

### 1st Floor Ste 201

Space Available	1,500 SF
Rental Rate	\$22.00 /SF/Yr
Contiguous Area	1,500 SF
Date Available	Now
Service Type	Triple Net
Space Type	New
Space Use	Retail
Lease Term	5 Years



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## Property Photos



Hair salon



Selina

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## Property Photos



Pharmacy



Rain or Shine



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## Property Photos



Remax 1



Remax



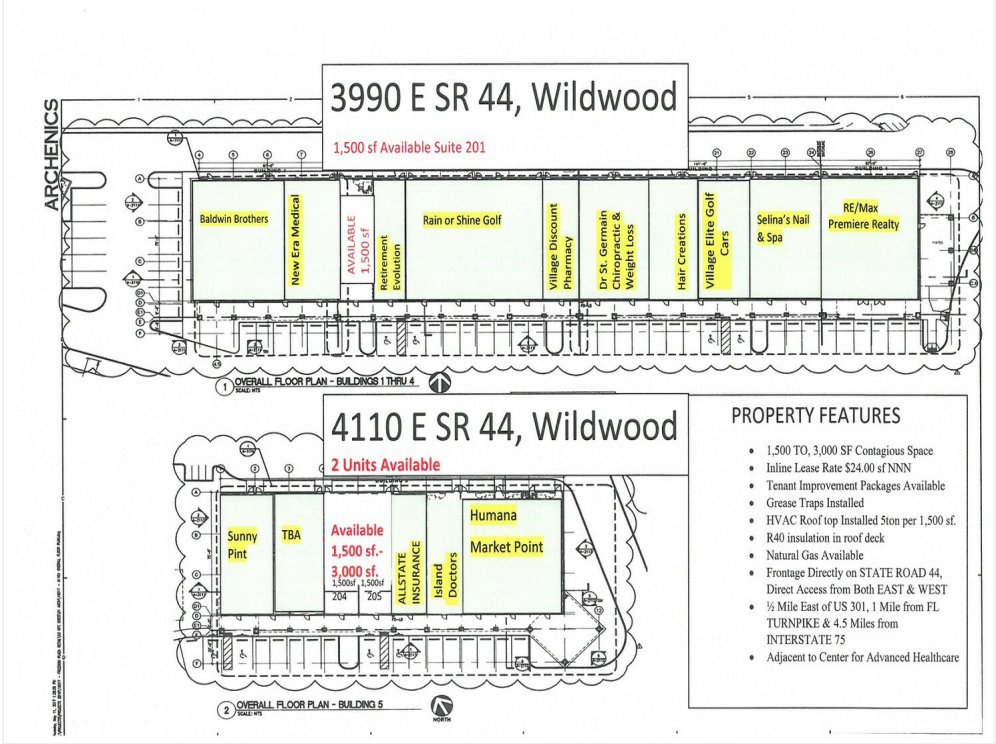
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## Property Photos



Freedom Plaza Update Jan 2020-1 (2)



freedom 6-17-20



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## Property Photos



Freedom Plaza to Healthcare-1



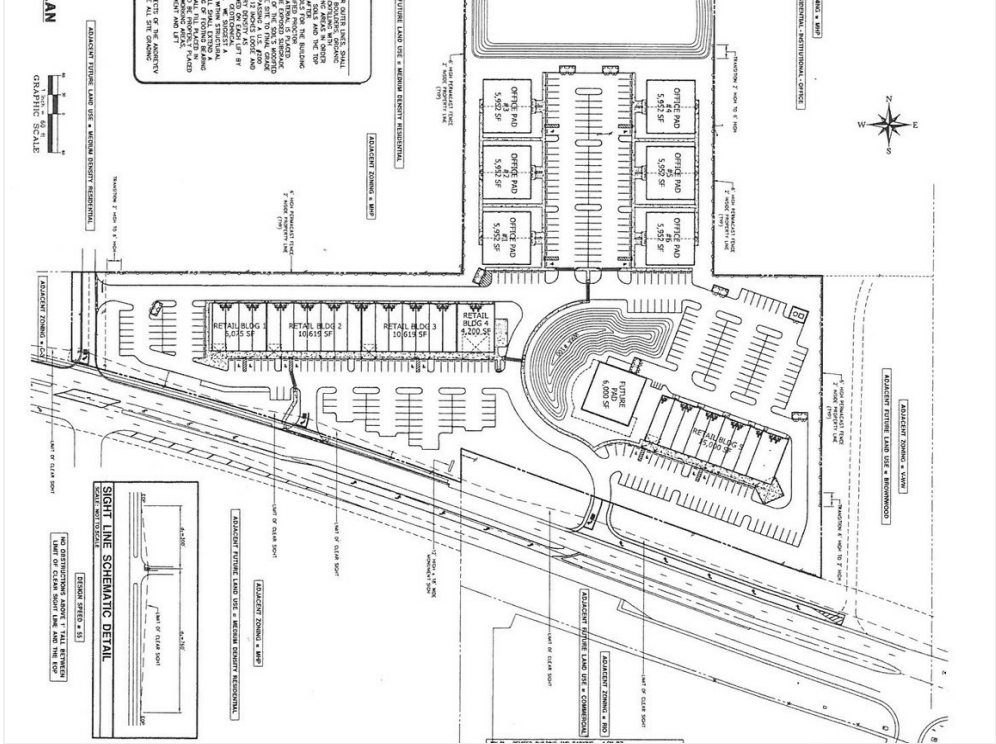
freedom looking east label



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## Property Photos



site plan\_0001



Freedom Location2



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## Property Photos



Freedom Location3



Freedom Plaza\_-3



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## Property Photos



Freedom Plaza Update Jan 2020-7 (2)3990

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## Location

