

# FOR LEASE

1661 Phillips Road Tallahassee, FL 32308

# NAITALCOR



## Office | 13,488 SF

A former surgery center that is ideal for continued use as a medical facility or suitable for re-purposing. It holds multiple operating rooms, recovery areas, private offices, conference rooms, staff locker rooms, medical records room and a business office.

- 3 Acre Site
- Building is equipped with auxiliary generator
- Ideal for continued use as a medical facility or suitable for re-purposing
- Parking Lot Info: 66 Spaces
- Zoning: Office Residential (OR-3)
- Construction: Concrete Block & Brick

**Lease Rate: \$10.00 SF/Yr NNN**



✉ **Jim Taube, CCIM**  
+1 850 545 5649  
jtaube@talcor.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals. No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

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Map data ©2020

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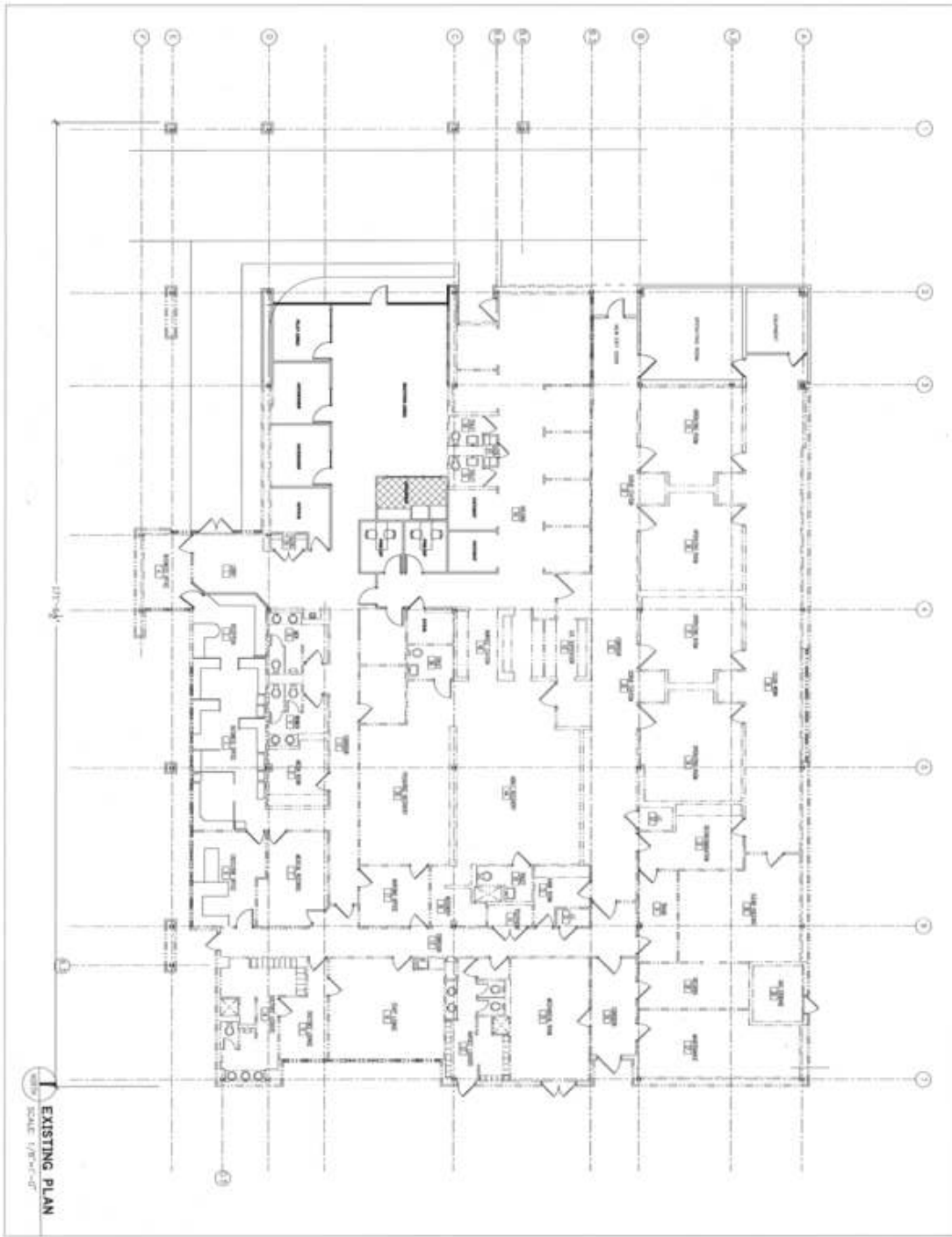
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<p><b>SPERRY</b> A Subsidiary of TALCOR</p> <p>• Project • Design • Construction Services</p> <p>1661 PHILLIPS RD TALLHASSEE, FL 32308</p>	<p><b>SHERRY &amp; ASSOCIATES, INC.</b> 1661 PHILLIPS RD TALLHASSEE, FL 32308 TEL: 904.833.8888 WWW.SHERRYANDASSOCIATES.COM</p>	<p>OWNER: SHERRY &amp; ASSOCIATES, INC.</p>
		<p>PROJECT NUMBER: 1661 PHILLIPS RD</p> <p>PROJECT TITLE: TALLHASSEE SINGLE DAY SURGERY</p> <p>DATE: 10 APRIL 2008</p>

**TALLHASSEE SINGLE DAY SURGERY**  
1661 PHILLIPS RD.  
TALLHASSEE, FLORIDA

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