



POINCIANA MEDICAL OFFICE CONDO

516 CYPRESS PARKWAY
KISSIMMEE, FL 34759

OFFICE
FOR LEASE



1,664 SF



FOR LEASE



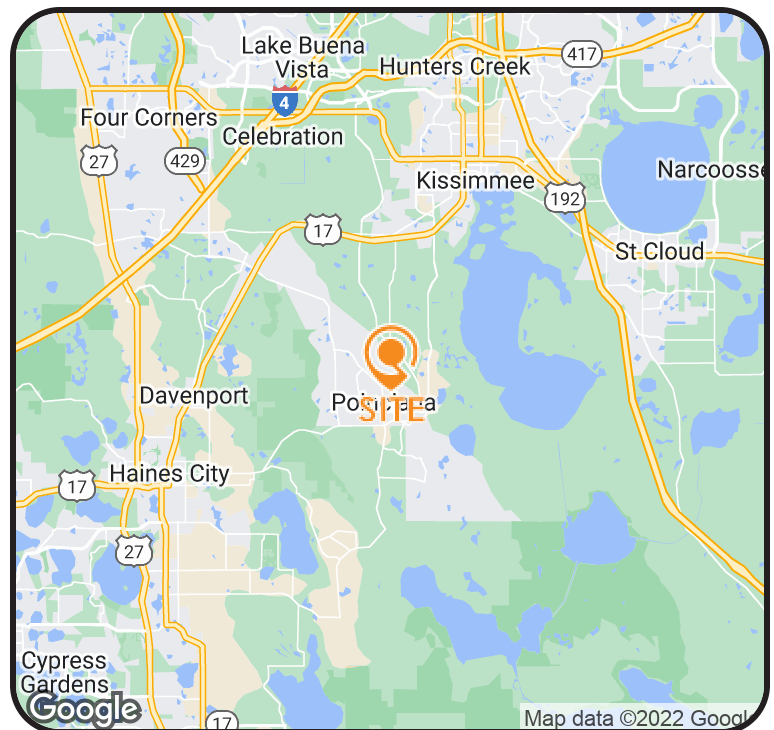
CALL FOR RATES

PROPERTY SUMMARY

Lease Rate:	Call For Rates
Size Available:	1,664 SF
Class:	B
Built:	2017
Cypress Parkway AADT:	36,500 CPD

- Medical office condo available
- Located in southwest of Kissimmee
- Conveniently located near HCA Florida Poinciana Hospital
- 10 miles to SR 17-92
- This suite includes 2 patient bathrooms, 3 patient rooms, 3 closets, a private doctor's office with bathroom, 1 lab room, kitchen area, nurse practitioner office, a reception area, and patient waiting area

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Total Population	9,282	52,204	78,983
5-Yr Pop. Increase	1.3%	1.7%	2.5%
Average HH Income	\$53,586	\$55,585	\$58,618
# Households	3,136	17,336	25,806
# Employees	1,945	1,441	2,345



500 Winderley Place Suite 104, Maitland, FL 32751

JULIA SOSA
MANAGING PRINCIPAL
D: 407.660.7500 x308
C: 407.257.8246
jsosa@lqwest.com

MIKE SHEERIN
ASSOCIATE
D: 407.660.7500 x310
C: 321.443.3194
msheerin@lqwest.com

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