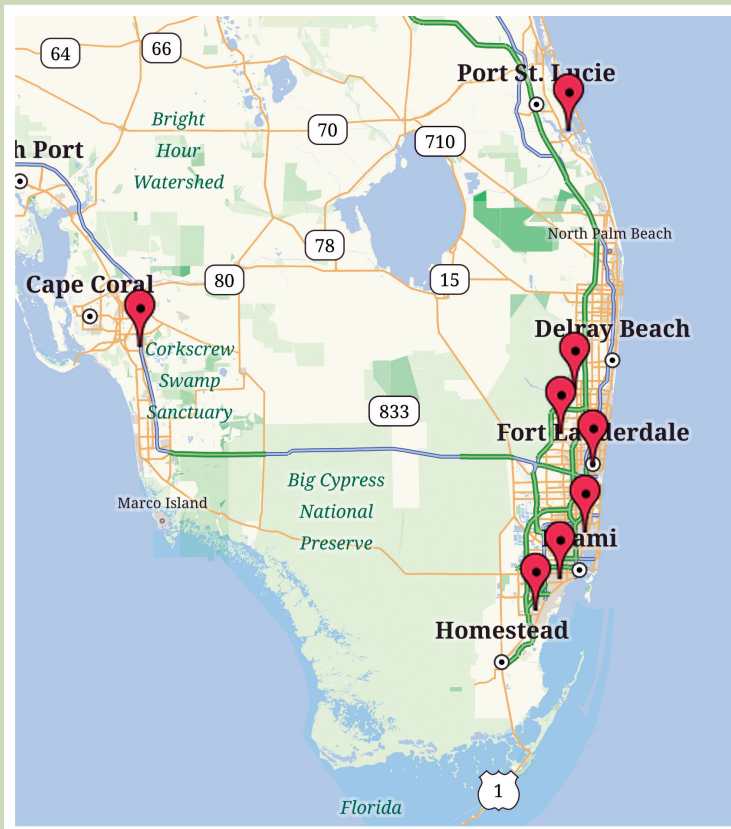


# Are You Looking for Part-time Office Space in South Florida?



Florida Medical Space represents a healthcare provider who is looking for part-time subtenants to share its offices in Miami-Dade, Broward, Palm Beach, Martin and Lee counties.

*See reverse side for details.*

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10167 NW 31st Street, Suite 102  
Coral Springs, FL 33065  
(954) 346-8200, ext. 201  
[www.floridamedspace.com](http://www.floridamedspace.com)

**Zack Adams**  
MEDICAL REAL ESTATE  
CONSULTANT  
(954) 729-8893  
[zack@floridamedspace.com](mailto:zack@floridamedspace.com)

**Tommy Adams**  
MEDICAL REAL ESTATE  
CONSULTANT  
(561) 980-3618  
[tommy@floridamedspace.com](mailto:tommy@floridamedspace.com)

# TURNKEY PART-TIME MEDICAL SPACE

IMMEDIATE AVAILABILITY - FLEXIBLE LEASE TERMS OFFERED

## MIAMI-DADE COUNTY



### 3850 BIRD ROAD

Suite 701

Miami, FL 33146

SIZE: 2,162 SF  
PRICE/MONTH: (up to) \$5,098.14  
AVAILABLE: 1-3 Days/Week



### 12000 BISCAYNE BLVD.

Suite 106

Miami, FL 33181

SIZE: 2,349 SF  
PRICE/MONTH: (up to) \$5,772.55  
AVAILABLE: 1-3 Days/Week



### 9380 SW 150th STREET

Suite 210

Miami, FL 33176

SIZE: 1,542 SF  
PRICE/MONTH: (up to) \$5,037.89  
AVAILABLE: 1-4 Days/Week

## PALM BEACH COUNTY



### 9970 N. CENTRAL PARK BLVD.

Suite 201

Boca Raton, FL 33428

(On West Boca Medical  
Center Campus)

SIZE: 2,036 SF  
PRICE/MONTH: (up to) \$4,478.85  
AVAILABLE: 1-3 Days/Week

## BROWARD COUNTY



### 701 SE 17th STREET

Fort Lauderdale, FL 33316

SIZE: 1,927 SF  
PRICE/MONTH: (up to) \$10,768.65  
AVAILABLE: 1-4 Days/Week



### 7710 NW 71st CT.

Suite 300

Tamarac, FL 33321

SIZE: 2,253 SF  
PRICE/MONTH: (up to) \$3,549.86  
AVAILABLE: 1-3 Days/Week

## LEE COUNTY



### 9961 INTERSTATE COMMERCE DRIVE

Suite 170

Fort Myers, FL 33913

SIZE: 2,768 SF  
PRICE/MONTH: (up to) \$7,134.36  
AVAILABLE: 1-4 Days/Week

## MARTIN COUNTY



### 2100 SE OCEAN BLVD.

Suite 200

Stuart, FL 34996

SIZE: 1,988 SF  
PRICE/MONTH: (up to) \$4,866.62  
AVAILABLE: 1-4 Days/Week

## CALL OR TEXT FOR MORE INFORMATION

**Zack Adams**  
MEDICAL REAL ESTATE  
CONSULTANT  
(954) 729-8893  
zack@floridamedspace.com



**Tommy Adams**  
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CONSULTANT  
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# TURNKEY PART-TIME MEDICAL SPACE

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PRICE/MONTH: (up to) \$5,037.89  
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**9970 N. CENTRAL PARK BLVD.**  
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PRICE/MONTH: (up to) \$3,549.86  
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## LEE COUNTY



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Suite 170  
Fort Myers, FL 33913

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SIZE: 2,768 SF  
PRICE/MONTH: (up to) \$7,134.36  
AVAILABLE: 1-4 Days/Week

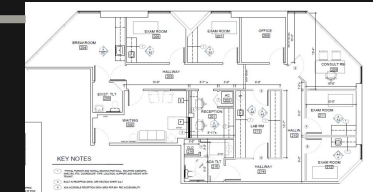
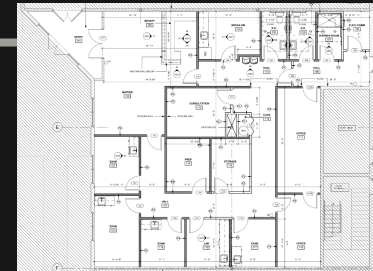
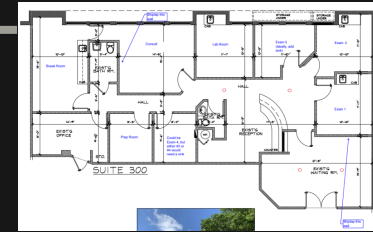
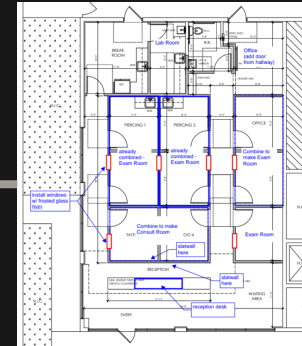
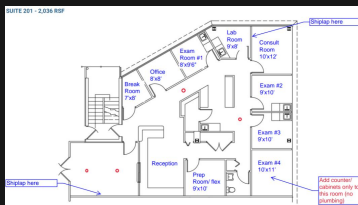
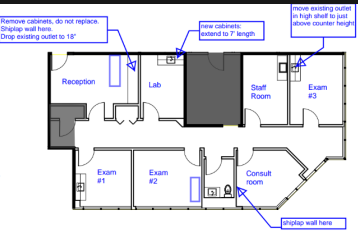
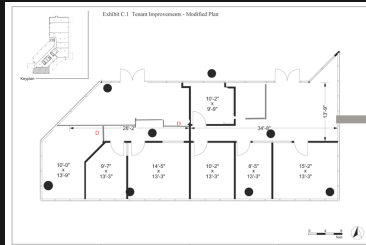
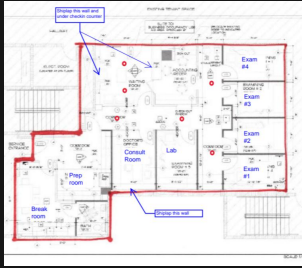
## MARTIN COUNTY



**2100 SE OCEAN BLVD.**  
Suite 200  
Stuart, FL 34996

---

SIZE: 1,988 SF  
PRICE/MONTH: (up to) \$4,866.62  
AVAILABLE: 1-4 Days/Week



CALL OR TEXT FOR MORE INFORMATION

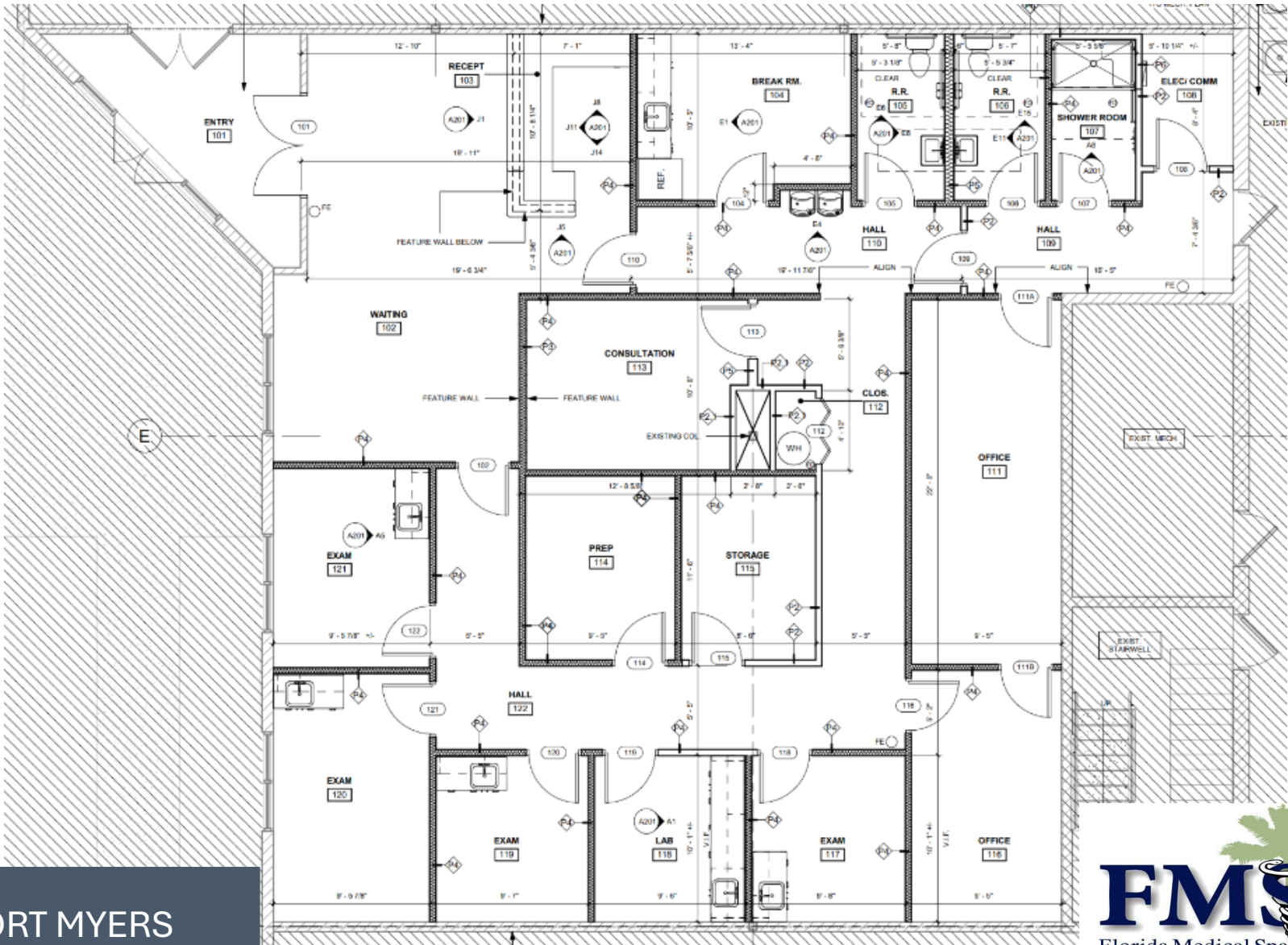
**Zack Adams**  
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(954) 729-8893  
zack@floridamedspace.com



**Tommy Adams**  
MEDICAL REAL ESTATE  
CONSULTANT  
(561) 980-3618  
tommy@floridamedspace.com

**9961 Interstate Commerce Drive, Ft. Myers**  
**2,768 Square Feet**  
**Available 1 – 4 Days Per Week**

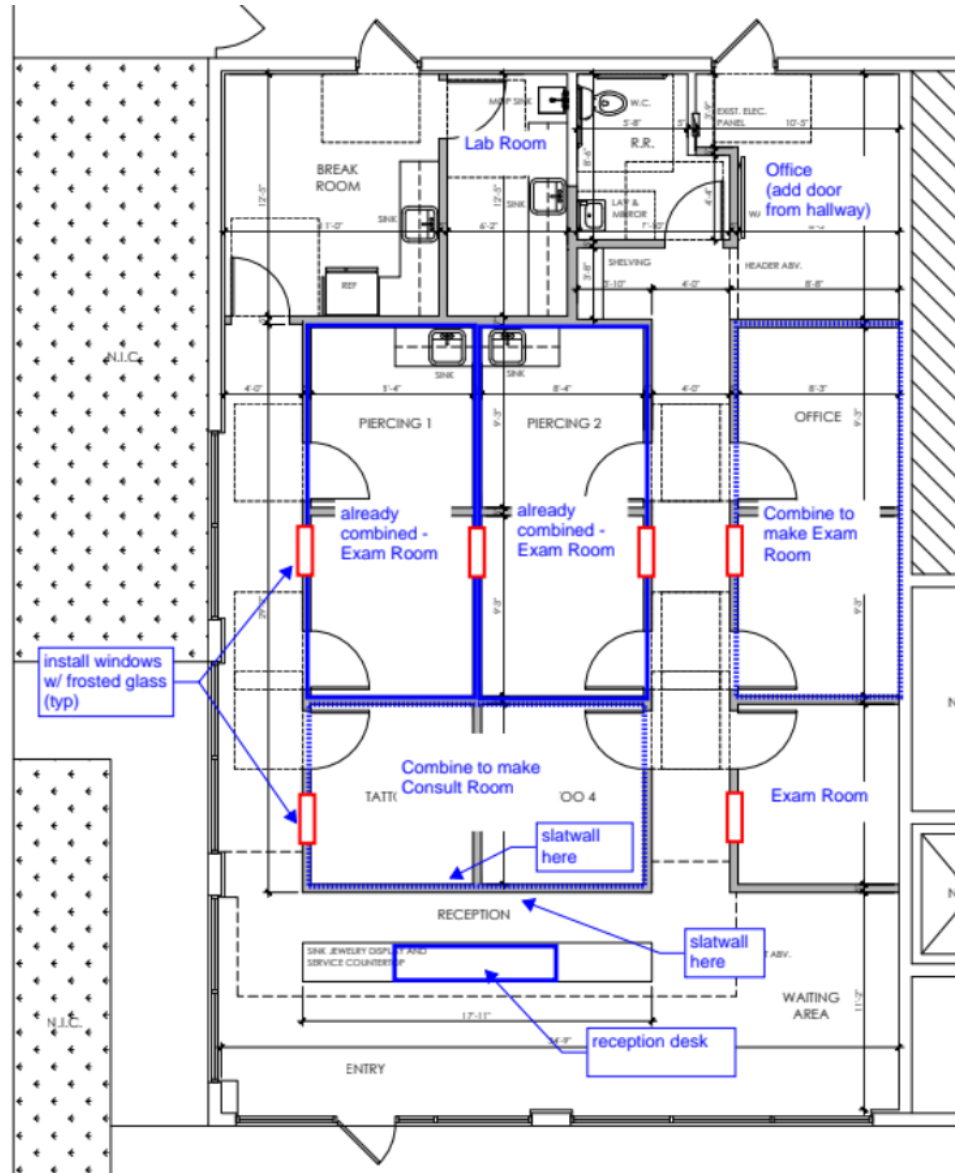




FORT MYERS  
FLOOR PLAN



**701 SE 17<sup>th</sup> Street, Ft. Lauderdale**  
**1,927 Square Feet**  
**Available 1 – 4 Days Per Week**



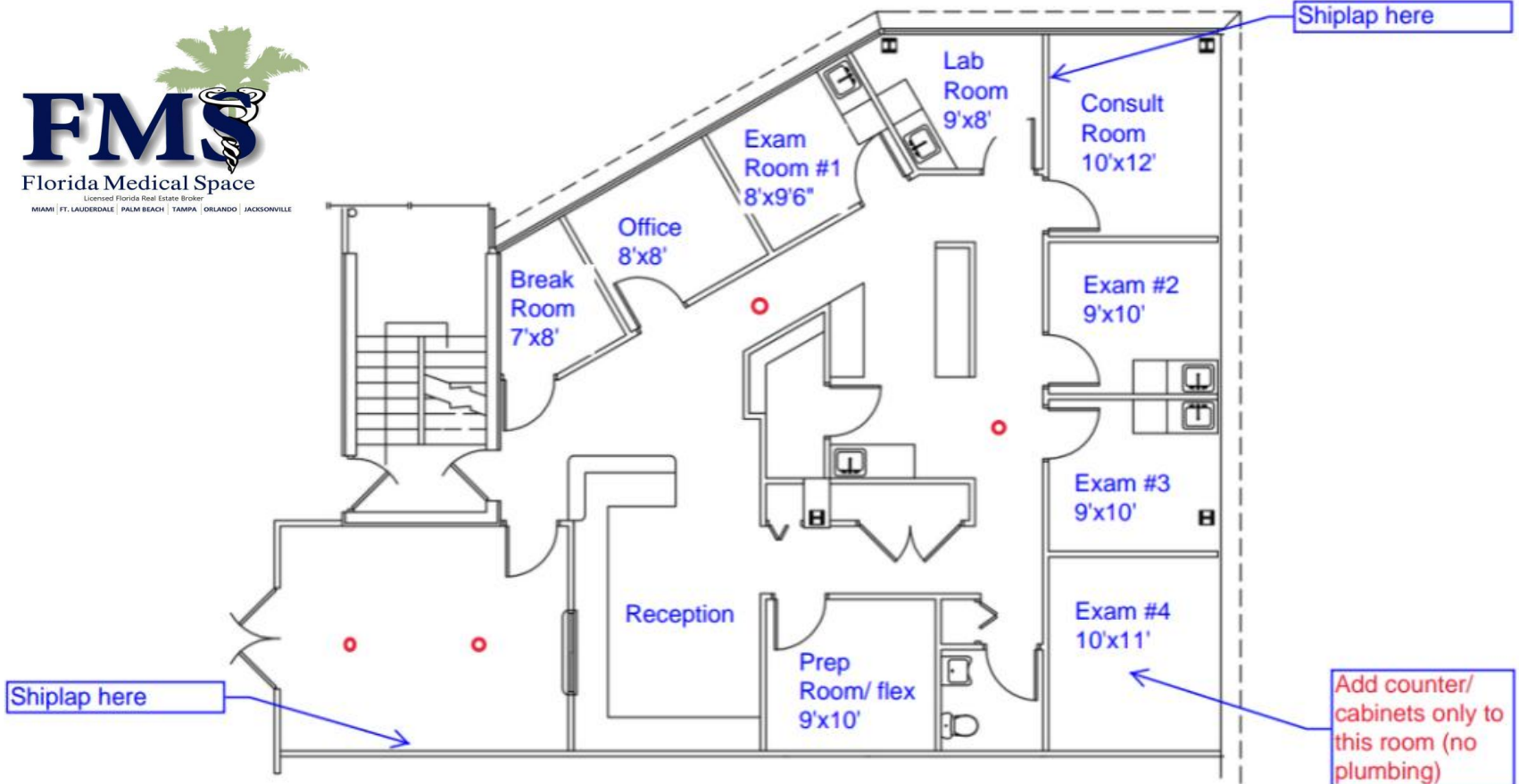
701 SE 17<sup>TH</sup> STREET  
 FT. LAUDERDALE  
 FLOOR PLAN



**9970 N. Central Park Blvd., Boca Raton**  
**2,036 Square Feet**  
**Available 1 – 3 Days Per Week**



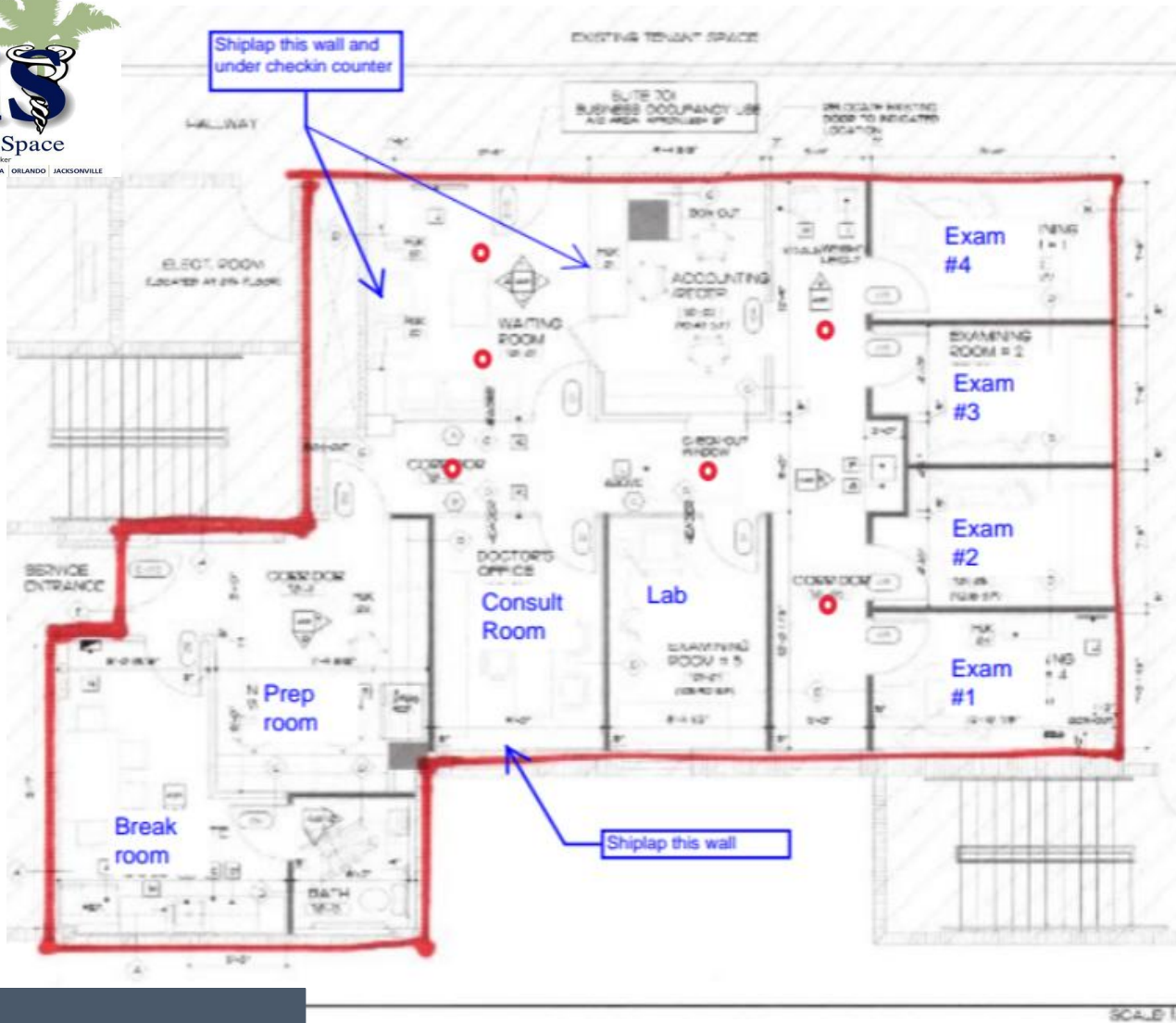
SUITE 201 - 2,036 RSF



BOCA RATON  
FLOOR PLAN

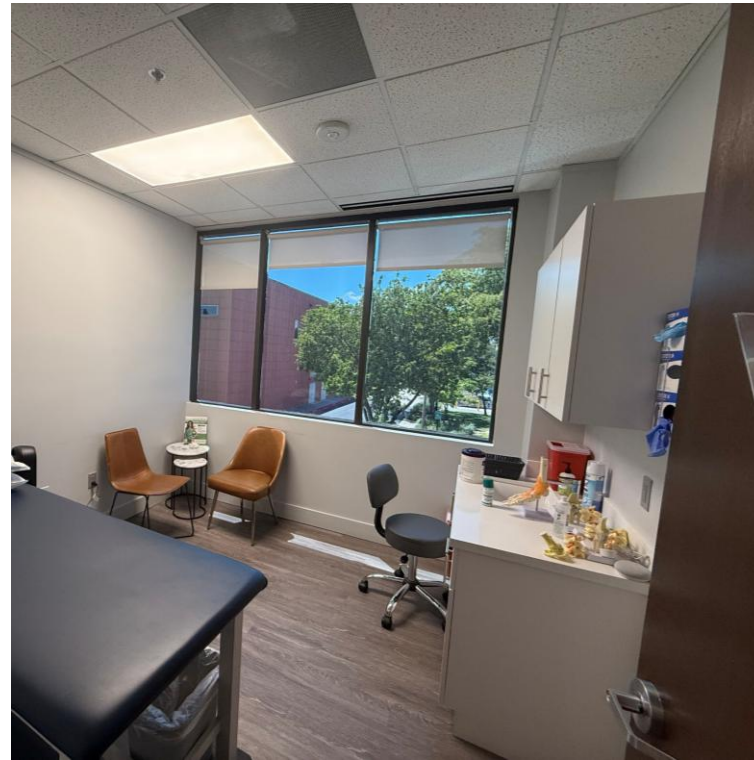
**3850 Bird Road, Miami**  
**2,162 Square Feet**  
**Available 1 – 3 Days Per Week**





3850 BIRD ROAD, MIAMI  
FLOOR PLAN

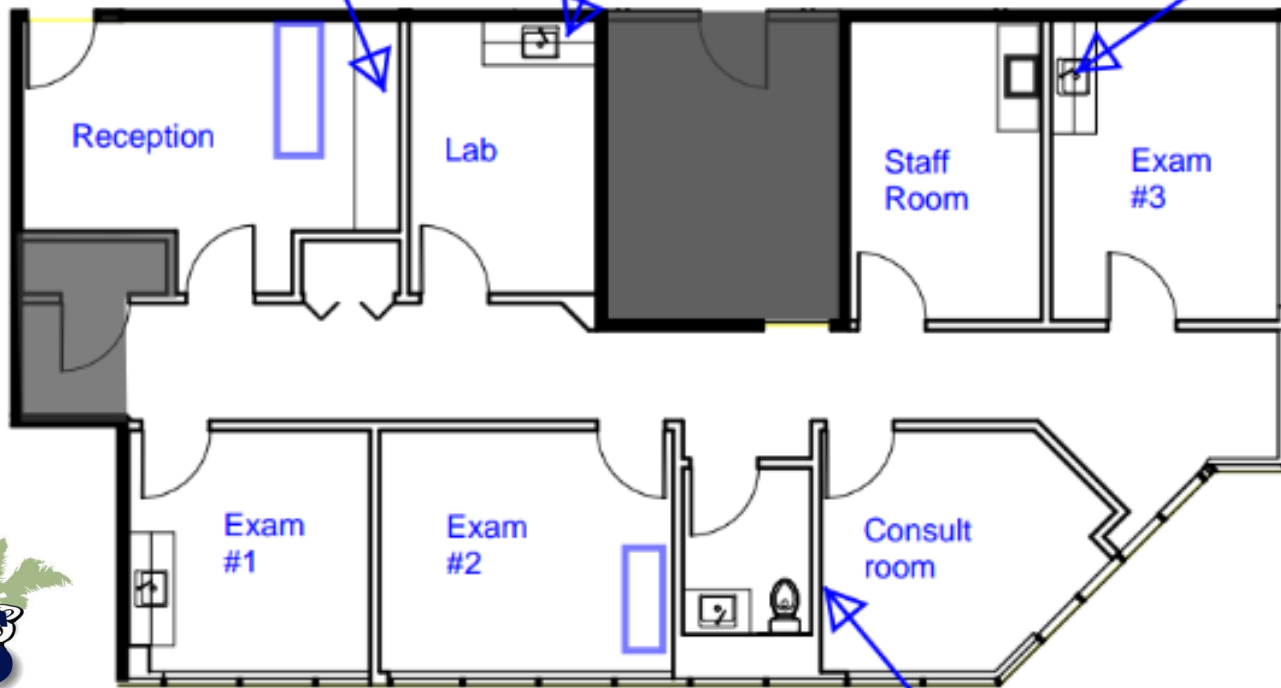
9380 SW 150<sup>th</sup> Street, Miami  
1,542 Square Feet  
Available 1 – 4 Days Per Week



Remove cabinets, do not replace.  
Shiplap wall here.  
Drop existing outlet to 18"

new cabinets:  
extend to 7' length

move existing outlet  
in high shelf to just  
above counter height



shiplap wall here



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9380 SW 150<sup>TH</sup> STREET, MIAMI  
FLOOR PLAN

**12000 Biscayne Blvd, Miami**  
**2,349 Square Feet**  
**Available 1 – 3 Days Per Week**

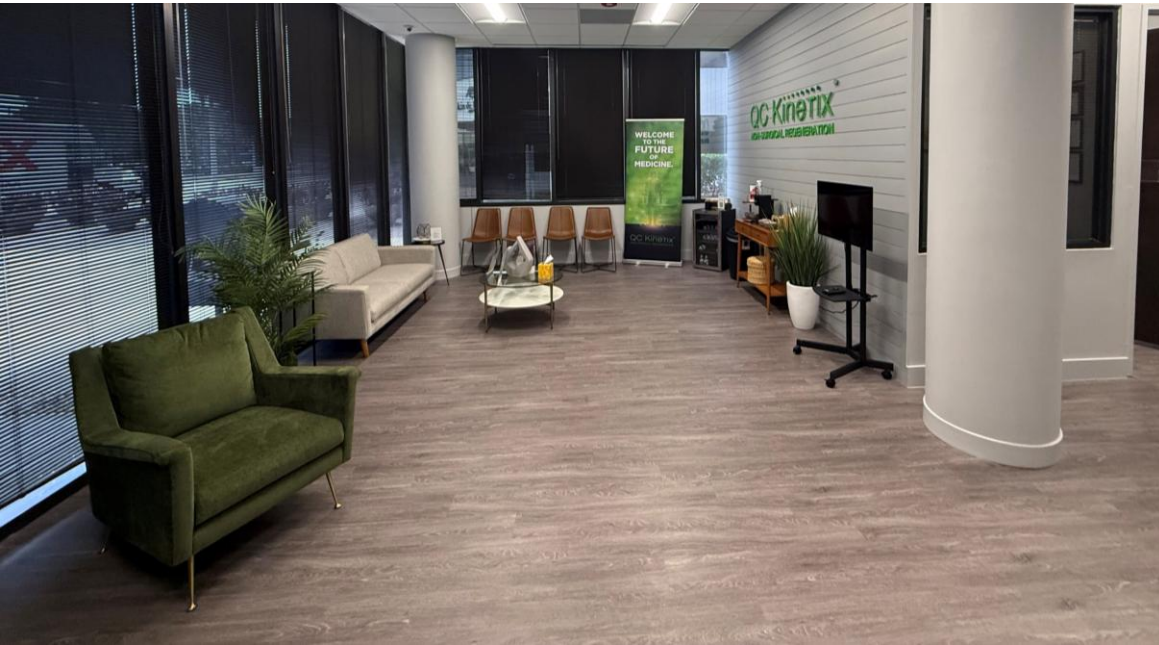
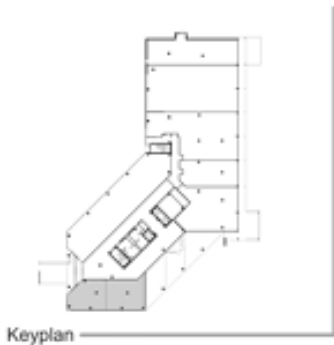
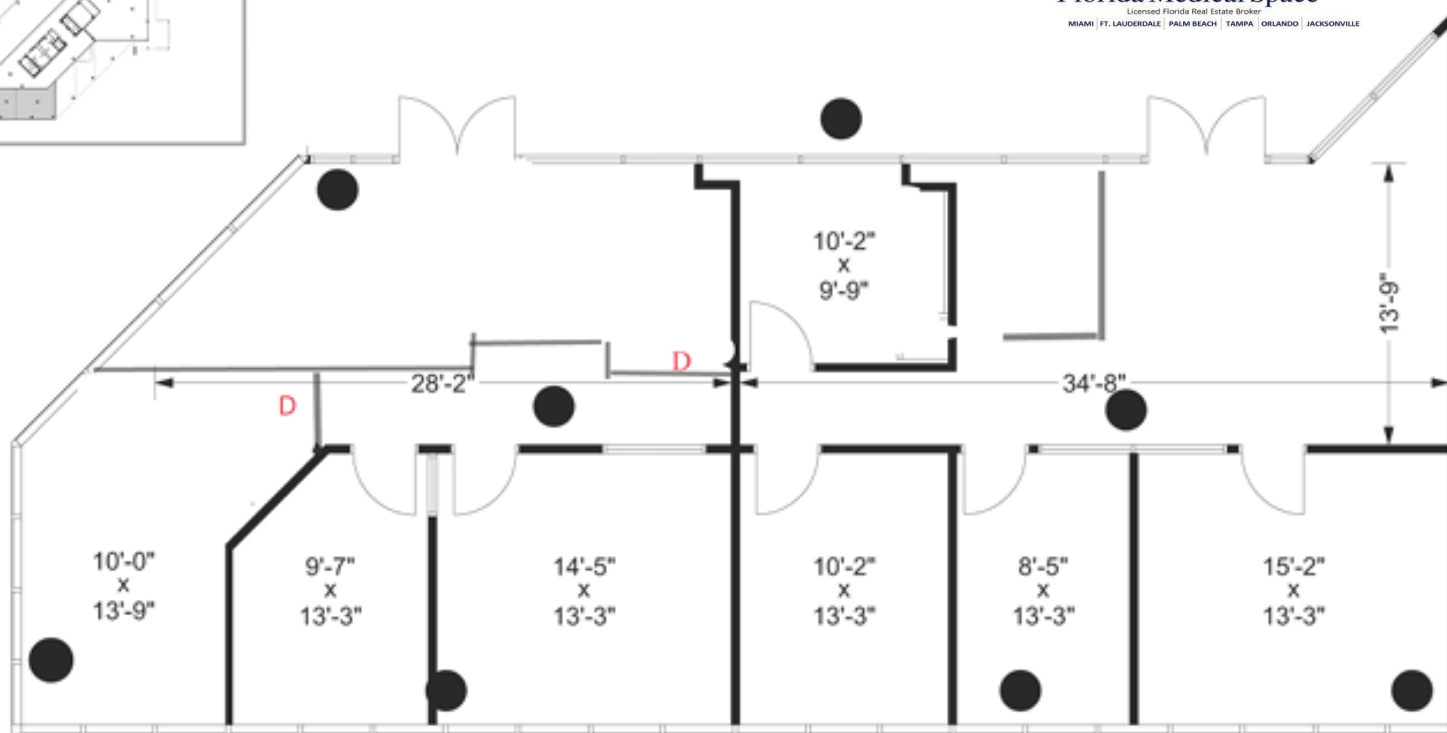


Exhibit C.1 Tenant Improvements - Modified Plan



Keyplan



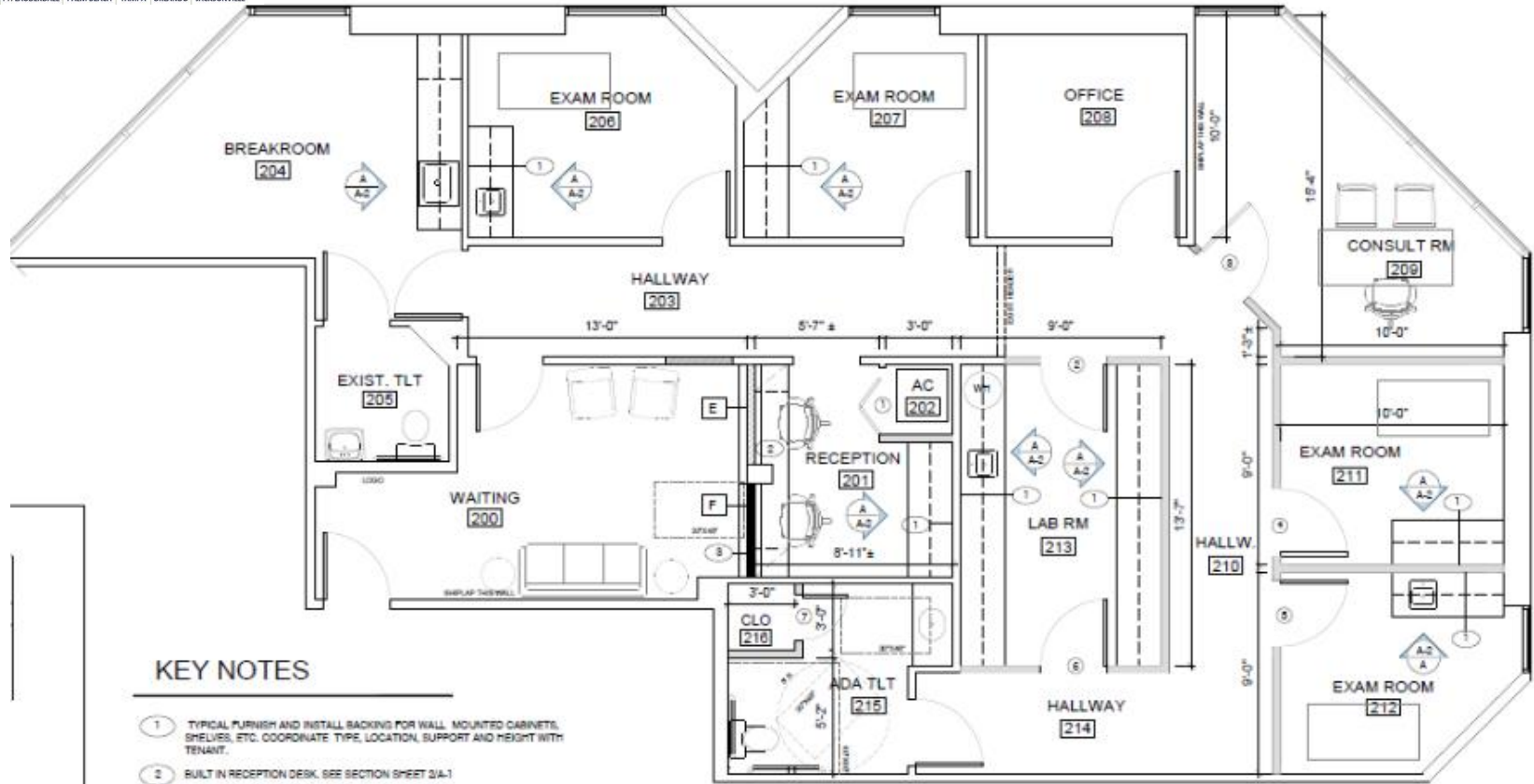
12000 BISCAYNE BLVD., MIAMI  
FLOOR PLAN

2100 SE Ocean Blvd., Stuart  
1,988 Square Feet  
Available 1 – 4 Days Per Week





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**KEY NOTES**

- ① TYPICAL FURNISH AND INSTALL BACKING FOR WALL MOUNTED CABINETS, SHELVES, ETC. COORDINATE TYPE, LOCATION, SUPPORT AND HEIGHT WITH TENANT.
- ② BUILT IN RECEPTION DESK. SEE SECTION SHEET 3/A-1
- ③ ADA ACCESSIBLE RECEPTION DESK AREA PER 904 FBC ACCESSIBILITY

PRINT  
 E OF STUD  
 1/11/17

**1200 SE OCEAN BLVD., STUART  
 FLOOR PLAN**

**7710 NW 71<sup>st</sup> Court, Tamarac**  
**2,253 Square Feet**  
**Available 1 – 3 Days Per Week**

