

FOR SALE - SURGERY CENTER

Near Major Hospitals



COLDWELL BANKER
COMMERCIAL
HARTUNG

REDUCED PRICE



PROPERTY DETAILS

Sale Price: \$1,149,000
Building SF: 6,867 SF +/-
Built: 2002
Lot Size: 0.95 Acres +/-
Zoning: DRI#2 Centre Pointe
Parcel ID: #1121330000180
County: Leon County

JIM BROCKETT

Senior Advisor

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2048 CENTRE POINTE LN

Tallahassee, FL 32308

HIGHLIGHTS

- Former Ambulatory Surgery Center (2 operating rooms)
- Well built, in good condition with spacious floor plan
- Offices for Doctors/Staff and exam rooms
- Ample parking for Employees, Patients & Visitors
- 75kw natural gas Cat Generator
- Plumbed for Med Gas, Oxygen, Med Air
- Current owners spent over \$100k on renovation plans

LOCATION: NE Tallahassee inside Capital Circle

Beautiful Lakefront setting

- Located between Tallahassee's two major hospitals, HCA Florida Capital Hospital and Tallahassee Memorial HealthCare
- Proximity to major transportation routes
- Close to dining and retail amenities

Contact us for comprehensive fully permitted set of plans for a surgical facility meeting ACHA standards

Coldwell Banker Commercial Hartung
3303 Thomasville Rd.
Tallahassee, FL 32308
850.386.6160 Office

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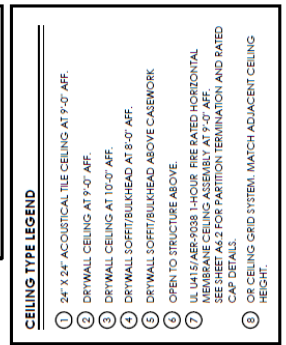
IMAGES



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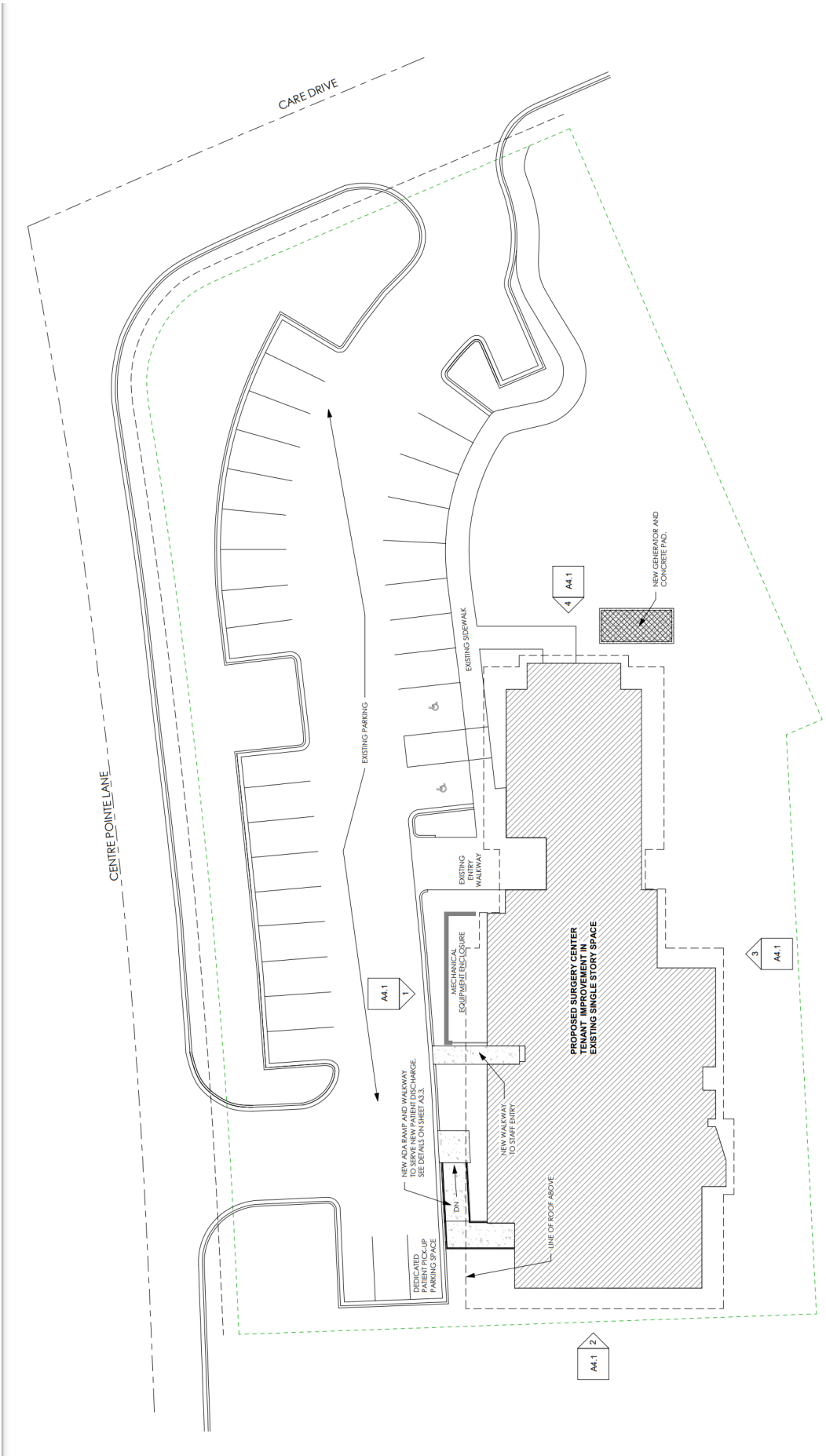
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SITE PLAN



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SITE PLAN

1/16" = 1'-0"

GIS MAP



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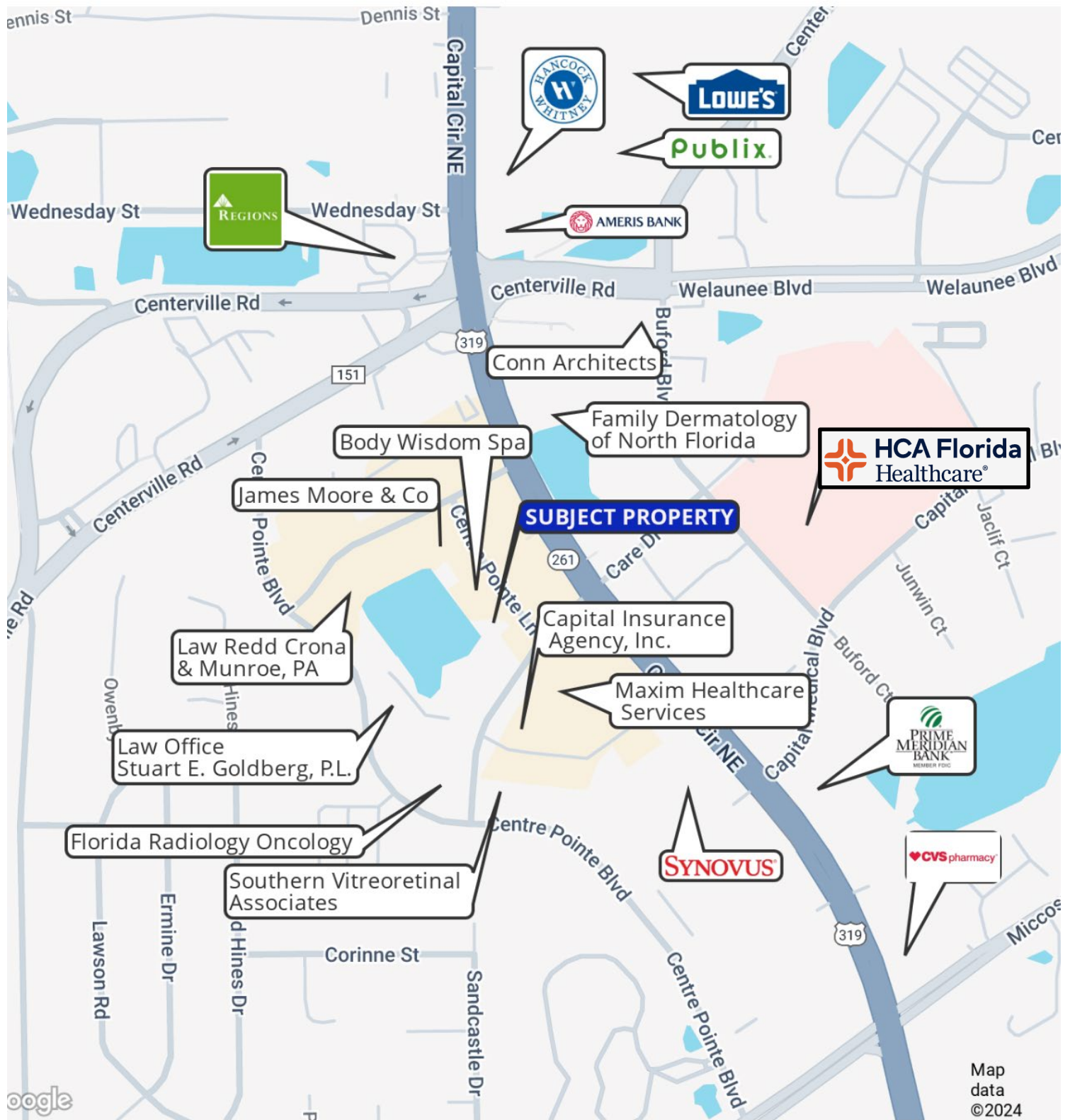
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BUSINESS LOCATOR MAP



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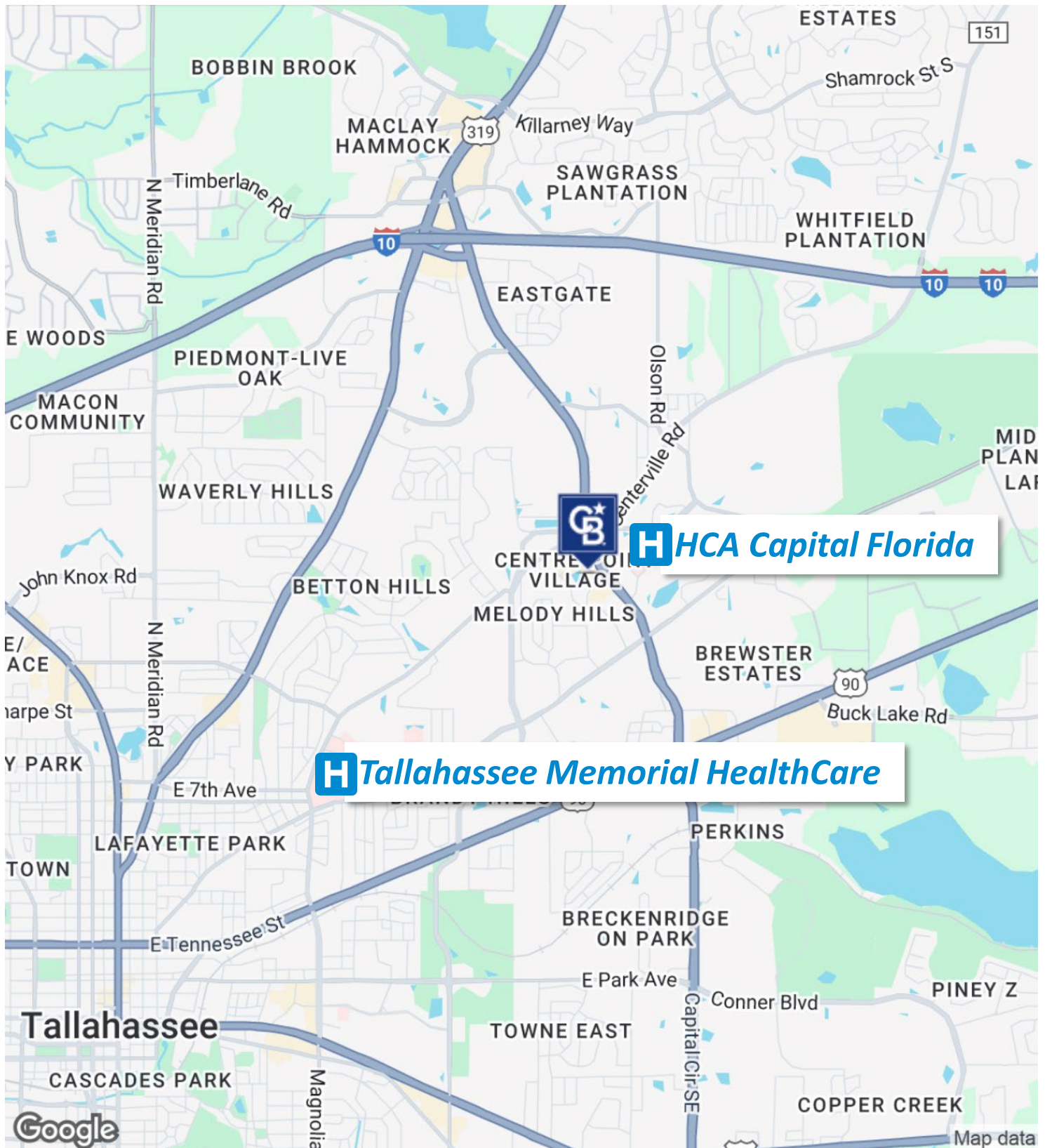
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LOCATION MAP



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