

OFFICE BUILDING | FOR LEASE

RIVERCHASE MEDICAL SUITES

2550 FLOWOOD DRIVE, JACKSON, MS 39232



PROPERTY DESCRIPTION

The Cress Group is pleased to offer for lease, Riverchase Medical Suites. Rates start at \$23.50 per foot full service and TI/Buildout is available. Riverchase Medical Suites is a Class A medical office building located in Flowood, MS and consists of 70,773 rentable feet. The building consists of 4 floors and currently has 6 tenants including UMMC and Plastic Surgical Group as well as a state of the art surgery center with 5 operating rooms. Riverchase Medical Suites is directly south of Merit Health Hospital in Flowood. Flowood, located in Rankin County, has seen substantial growth in medical facilities over the last 10 years placing Riverchase Medical Suites in the heart of the medical growth path.

PROPERTY HIGHLIGHTS

- 3000 Rentable Feet Available
- Former Medical/Dentist Office Space
- Fourth Floor Great View

OFFERING SUMMARY

| | |
|----------------|------------------------------|
| Lease Rate: | \$23.50 SF/yr (Full Service) |
| Available SF: | 3,063 SF |
| Lot Size: | 6 Acres |
| Building Size: | 70,773 SF |

CHAD HIRN, CCIM
601.707.1300
chirn@cresscre.com



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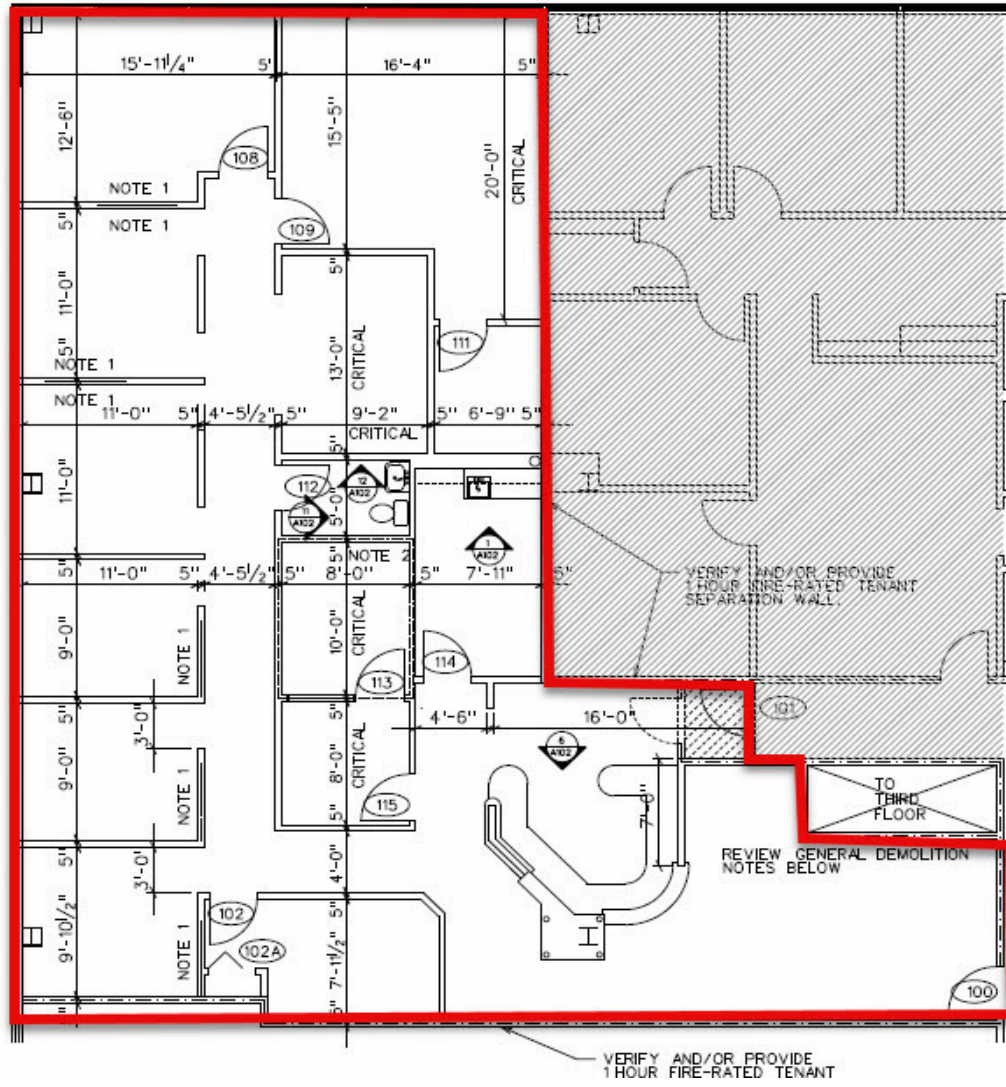
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The Cress Group is a highly specialized commercial real estate firm with offices in Ridgeland, MS and Destin, FL. Our focus on both national and local market expertise and dedication of service to our clients has allowed our firm to emerge as a leader among commercial real estate firms in the central southeast. The principle owners of the company have a combined 75 years real estate experience. Whether it is master planning and developing a residential community or overseeing the development, management, and leasing of a commercial property, The Cress Group has the knowledge and expertise to make the process seamless. The Cress Group provides a diverse range of commercial real estate services including general and investment brokerage, property management, office sales and leasing, retail sales and leasing, land acquisitions, and project development services. Our comprehensive, full-service approach is both resourceful and innovative to deliver high-performance results to our clients. Superior performance with constant communication and accountability through a professionally-supported, one-to-one relationship with each client is the expectation we have of ourselves, and we have accomplished this through persistence, integrity and uncompromising commitment.



THE CRESS GROUP
Commercial Real Estate Services