

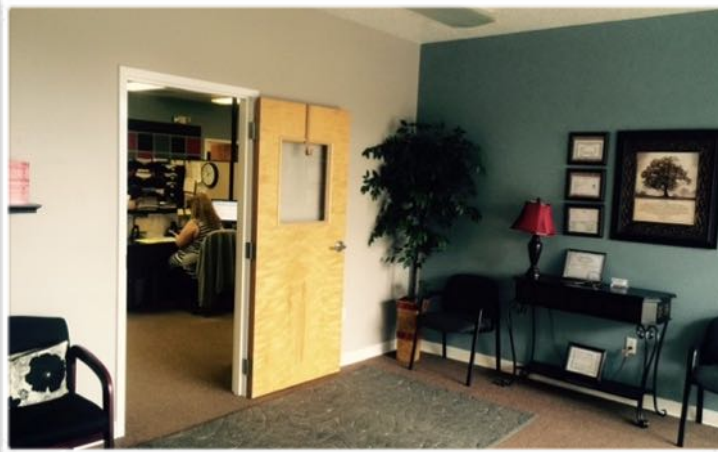


**CROSBY &
ASSOCIATES, INC.**

FOR SALE

3,960 sqft Office Building

Professional & Well Kept Office Building in Eustis, Florida



Price: \$595,000

- Ideal For: Medical, Accountant, Legal, Home Health Agency, Engineering & More
- Versatile Office Space with Ample Room
- Private Parking Lot with 22 Spaces
- Lease Option
- Room for Expansion
- Mature Landscape

Well-Maintained Professional Office

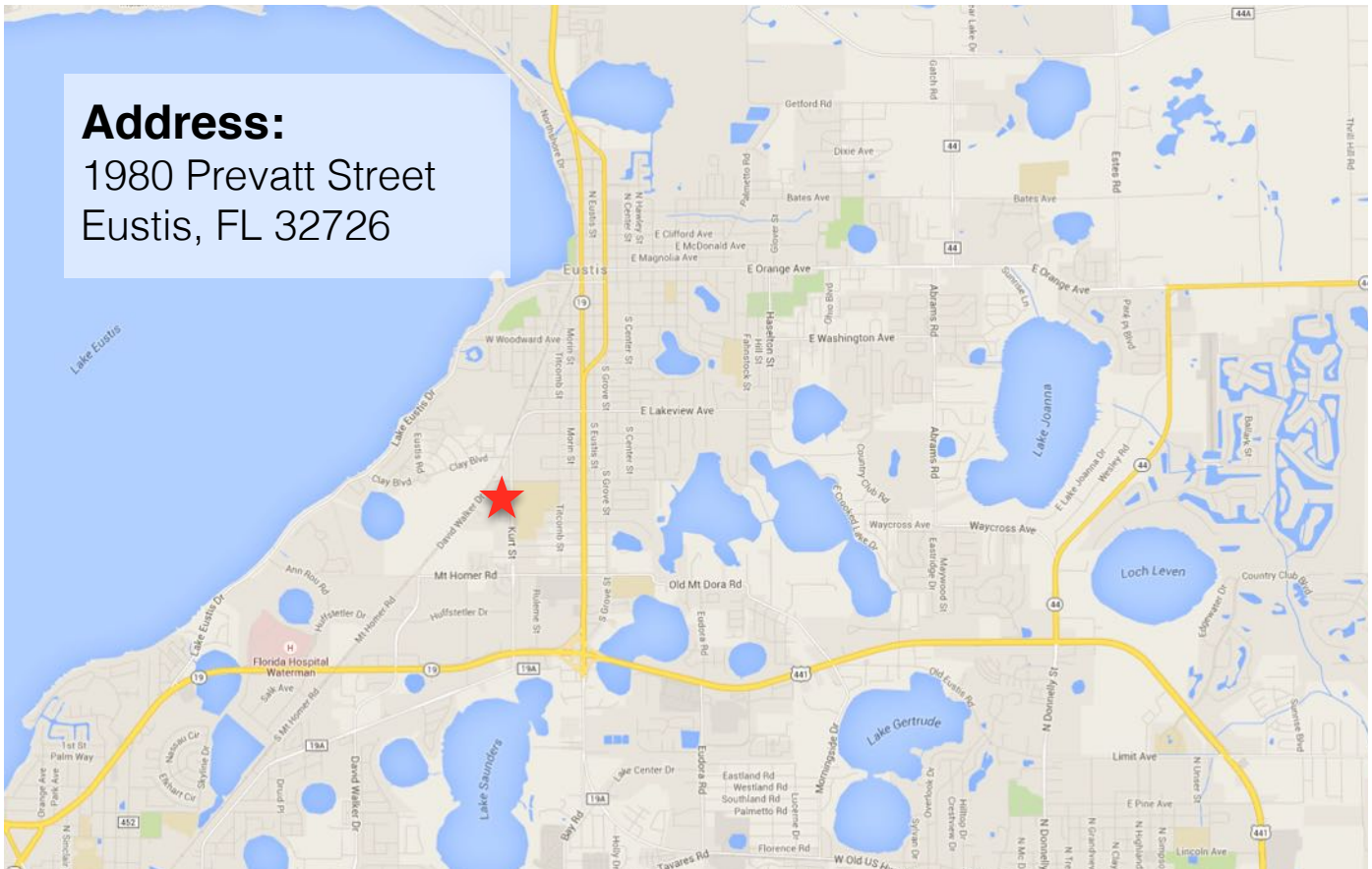
- 3,960 SqFt Heated (4,158 Total SqFt)
- Six Offices plus Room for Cubicles
- Inviting Foyer/Guest Waiting Area
- One Conference Room
- One Kitchen/Break Room
- ADA Accessible
- ADA Compliant Men & Women's Restrooms
- Two Storage Rooms
- 2014 Taxes: \$6,887



www.crosbydirt.com

Address:

1980 Prevatt Street
Eustis, FL 32726



2014 Demographics	1 Mile	5 Miles	10 Miles
Population	4,699	64,614	120,667
Age	44.7	47.8	48.4
Median Income	\$33,205	\$40,456	\$43,497
Average Income	\$46,878	\$55,068	\$58,387



Rick Gonzalez, CCIM, ALC, MSc
Sales Associate

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Tavares, FL 32778

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352.408.3892 main

- 1/4 Mile to Lake Technical College
- 1 Mile to Florida Hospital Waterman
- 1 Mile to Publix Shopping Center
- 3 Miles to Lake County Administration Offices

- 3 Miles to Tavares City Hall
- 4 Miles to Eustis City Hall
- 6 Miles to Mount Dora City Hall

Call us today to view this wonderful, professional office space.

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Crosby & Associates, Inc.

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