

**FOR  
SALE**

**MULTI-TENANT MEDICAL OFFICE  
FOR SALE**

**1240-1260 E. NORMANDY BLVD  
DELTONA, FL 32725**



**PROPERTY HIGHLIGHTS**

- 3,617 SF Medical Office Building (2) Tenant Suite
- 2<sup>nd</sup> Generation Medical Space
- .34 Acre Commercial Site with a 5/1000 Parking Ratio
- Near the corner of E. Normandy and Providence Blvd
- Great Owner User Facility with owner using 1 suite and lease out the other side to help service the debt
- Up to 100% Financing (*see broker for details*)
- Split power and Building and Monument Signage
- Close to I-4, retail, and several restaurants
- Over 51K residents within a 3 mile radius
- For Sale: **\$400,000 (\$110 PSF)**

**C O N T A C T**

Vincent F. Wolle, CCIM, SIOR  
407.448.1823 *mobile*  
CREManager@Gmail.com

**Results Real Estate Partners, LLC**  
*Licensed Commercial Real Estate Brokers*  
108 Commerce Street, Suite 200  
Lake Mary, Florida 32746

407.647.0200 *main*  
407.647.0205 *fax*

[www.ResultsREPartners.com](http://www.ResultsREPartners.com)

This information is from sources we deem reliable and is subject to prior sale, lease, withdrawal without notice, or change in prices, rates, or conditions. No representation is made as to the accuracy of any information furnished.

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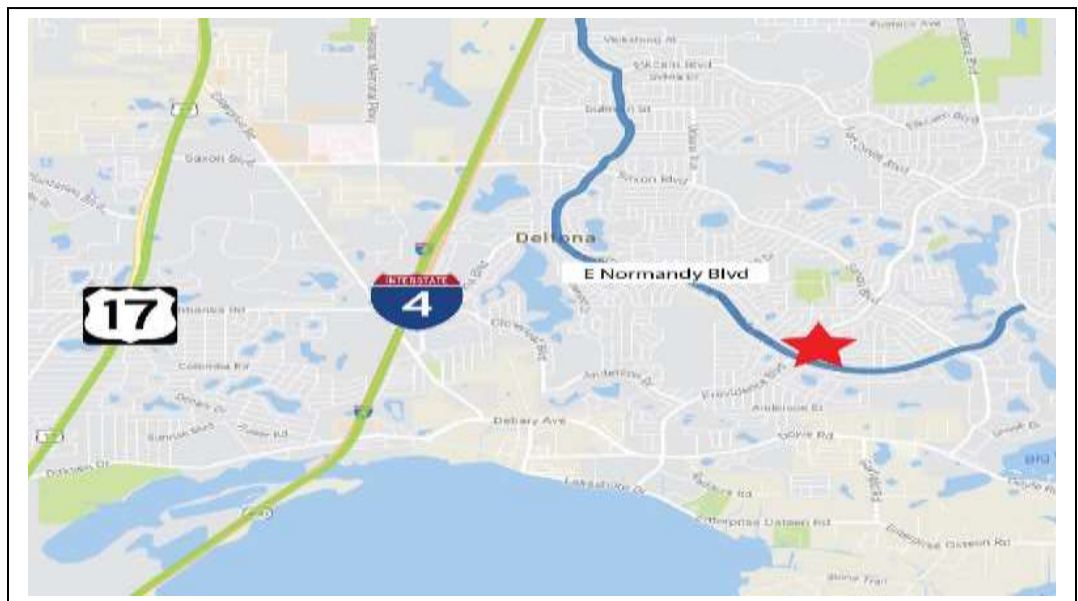
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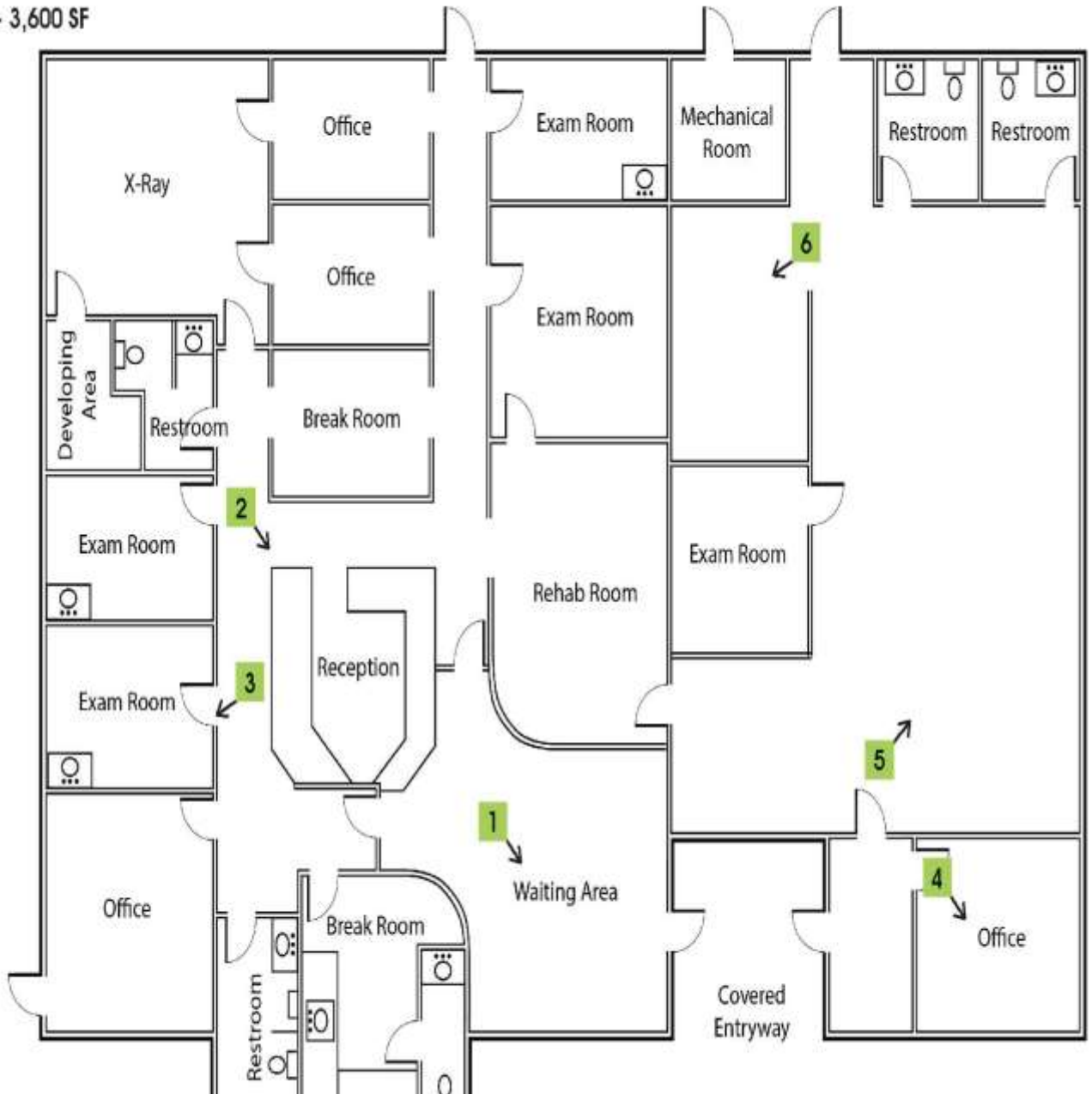
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## FLOOR PLAN

± 1,300 - 3,600 SF



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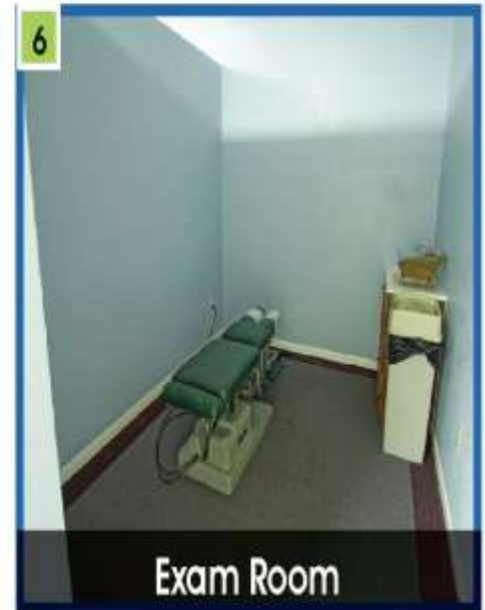
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