

FOR LEASE

2344

**N. FEDERAL HIGHWAY
HOLLYWOOD, FL**



Rare find – Free Standing Office Building. This office has great visibility along Federal Highway. The office building has three private offices, a reception area, reception counter, file room and a restroom. Located just south of Sheridan Street walking distance to restaurants and shopping. The building is ideal for an insurance company, CPA, architect, design firm or law firm to take advantage of the building signage.



PROPERTY HIGHLIGHTS

- Located on Federal Highway
- Walking distance to restaurants and shopping
- AADT: 30,500
- 1,111 SF
- Asking Rate: \$3,500.00 per month Gross plus FL Sales Tax
- 6 parking spots.

For additional information contact:

Charlie Exelbirt
954-309-7151

charlie@mattisadvisors.com

Wendy Raizin
954-871-9448

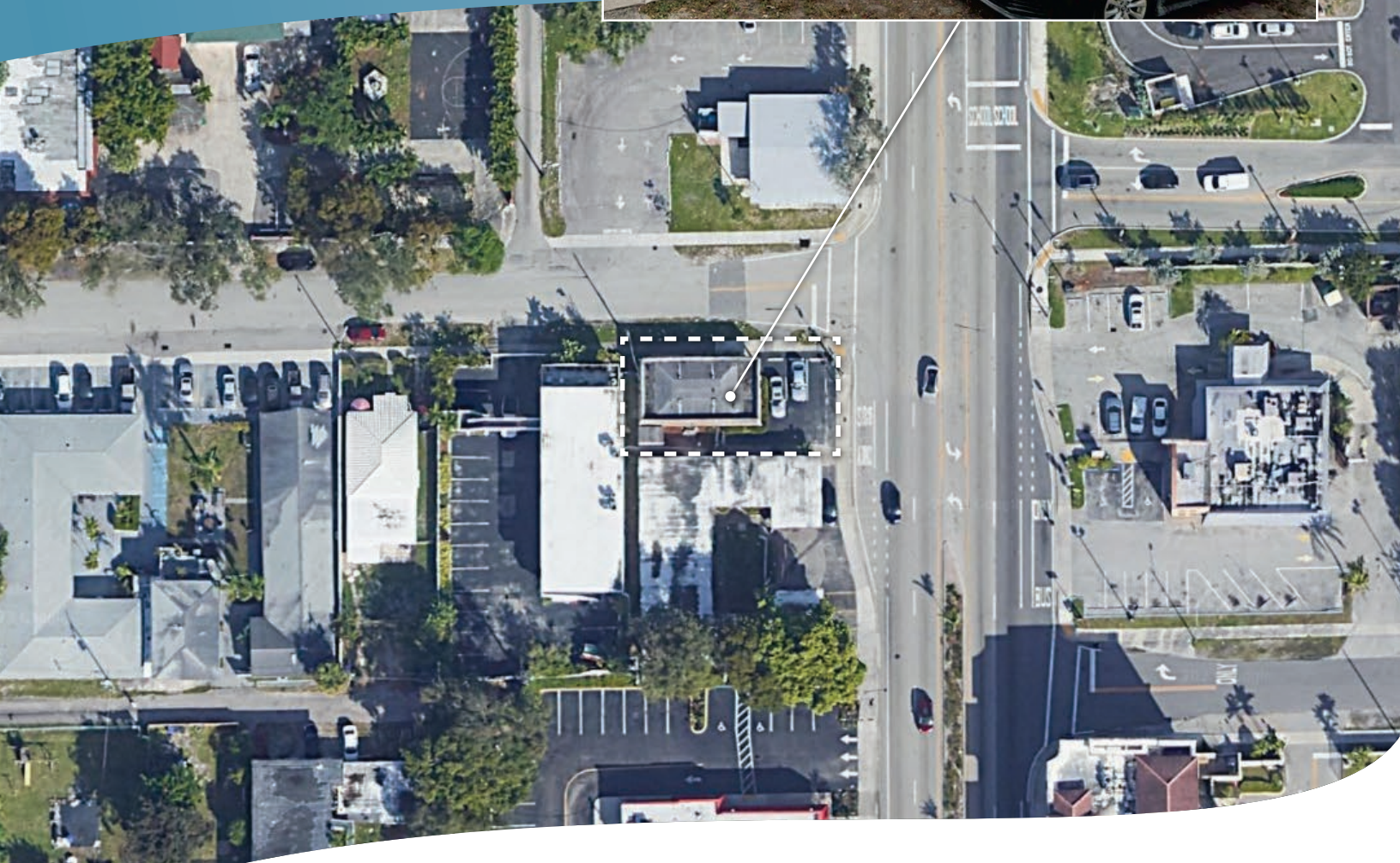
wraizin@mattisadvisors.com



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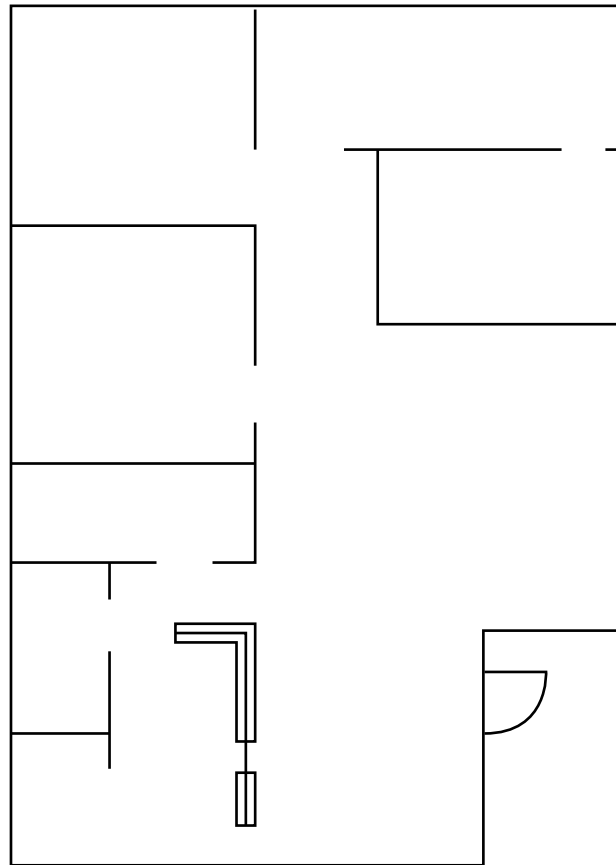
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CONCEPTUAL FLOOR PLAN



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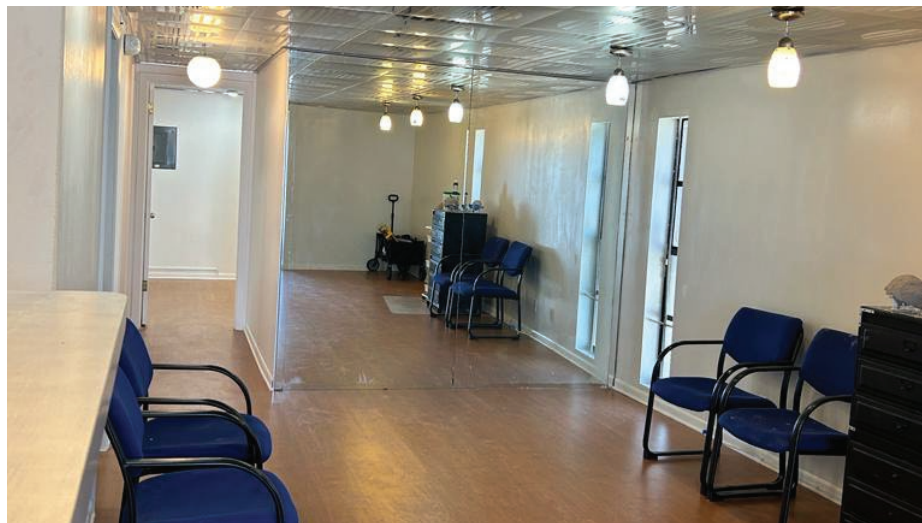
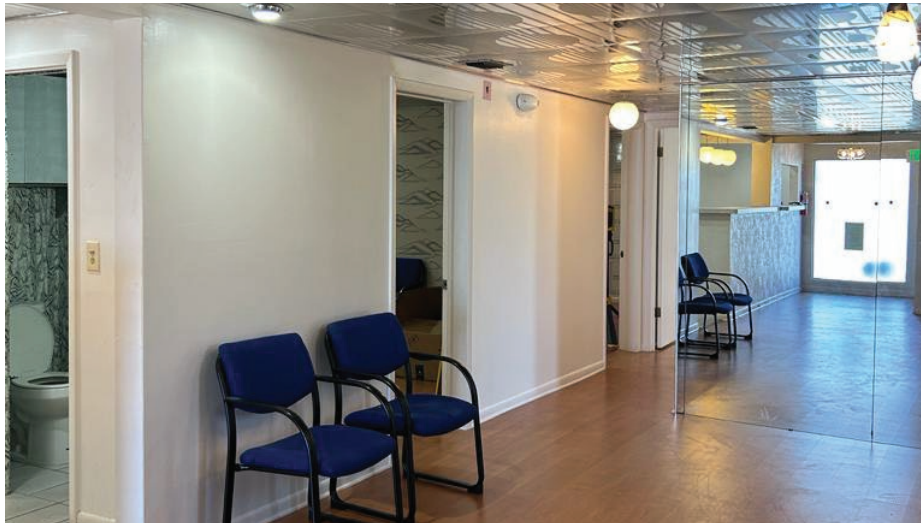
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