

Executive Medical Center

4513 Executive Drive, Naples, FL 34119 – North Naples
(Under Construction – **Delivery March 2021**)



Availability: MEDICAL SPACE FOR LEASE

Leasable Area: 8 Executive Medical Suites
1,547-RSF to 14,963 RSF

FULLY BUILT-OUT MEDICAL SUITES AVAILABLE THE BEST MEDICAL OFFICE LOCATION IN SWFL!

The Class-A+, ultramodern Executive Medical Center (“EMC”) in North Naples, Florida is under construction and due to open in March of 2021. The 28,000-square-foot medical office building is about 1/2 mile from the I-75 & Immokalee Rd. intersection, offering 2 floors of office suites for physicians and/or surgeons.

The EMC offers doctors access to a fully functional MRI imaging center and an outpatient ambulatory surgery center. The North Naples Surgery Center is a state-of-the-art facility with the capacity to handle a large volume of daily procedures and is ideal for elective, same-day procedures.

EMC is proud to offer leasing opportunities right now for this brand new medical facility. The location of your medical office is important so make sure it is convenient for your patients, and the infrastructure necessary to conveniently see and treat your patients.

www.executivemedicalcenter.com

For more information contact Hamish Williams with AJS Realty Group at (239) 313-3416 or hamish@ajsrealtygroup.com.

Executive Medical Center

Property Highlights

Convenient North Naples location just east of I-75 & Immokalee Rd. intersection at the corner of Valewood Drive and Executive Drive.

Suites feature shared:

- Nursing Stations
- Waiting Areas
- Patient Check-in/Check-out & Billing Areas
- Laundry/Storage
- Restrooms
- Staff Lounges

On-site amenities include:

- MRI Facility
- Surgical Center
- Café
- Covered Entry
- Worry Free Maintenance

1st Floor	Exam Rooms	Rentable Area (SF)	Total Monthly Base Rent *
MedSuite 102:	6 + 1 Office	1,610	LEASED
MedSuite 103:	6 + 1 Office	1,869	\$4,984 +CAM
MedSuite 104:	6 + 1 Office	1,984	\$5,291 +CAM
MedSuite 105:	6 + 1 Office	1,853	\$5,250 +CAM
Total 1ST Floor Contiguous SF:	18 + 3 Offices	5,706	\$15,525 +CAM

2nd Floor	Exam Rooms	Rentable Area (SF)	Total Monthly Base Rent *
MedSuite 201:	7 + 1 Office	2,077	\$5,193 + CAM
MedSuite 202:	5 + 1 Office	1,547	\$3,868 + CAM
MedSuite 203:	6 + 1 Office	1,844	\$4,610 + CAM
MedSuite 204:	6 + 1 Office	1,959	\$4,898 + CAM
MedSuite 205:	6 + 1 Office	1,830	\$4,880 + CAM
Total 2nd Floor Contiguous SF:	30 + 5 Offices	9,257	\$23,448 + CAM

TOTAL of 48 Exam Rooms, + 8 Offices: 14,963 RSF Available for Lease

** plus OpEx/CAM & FL sales tax*

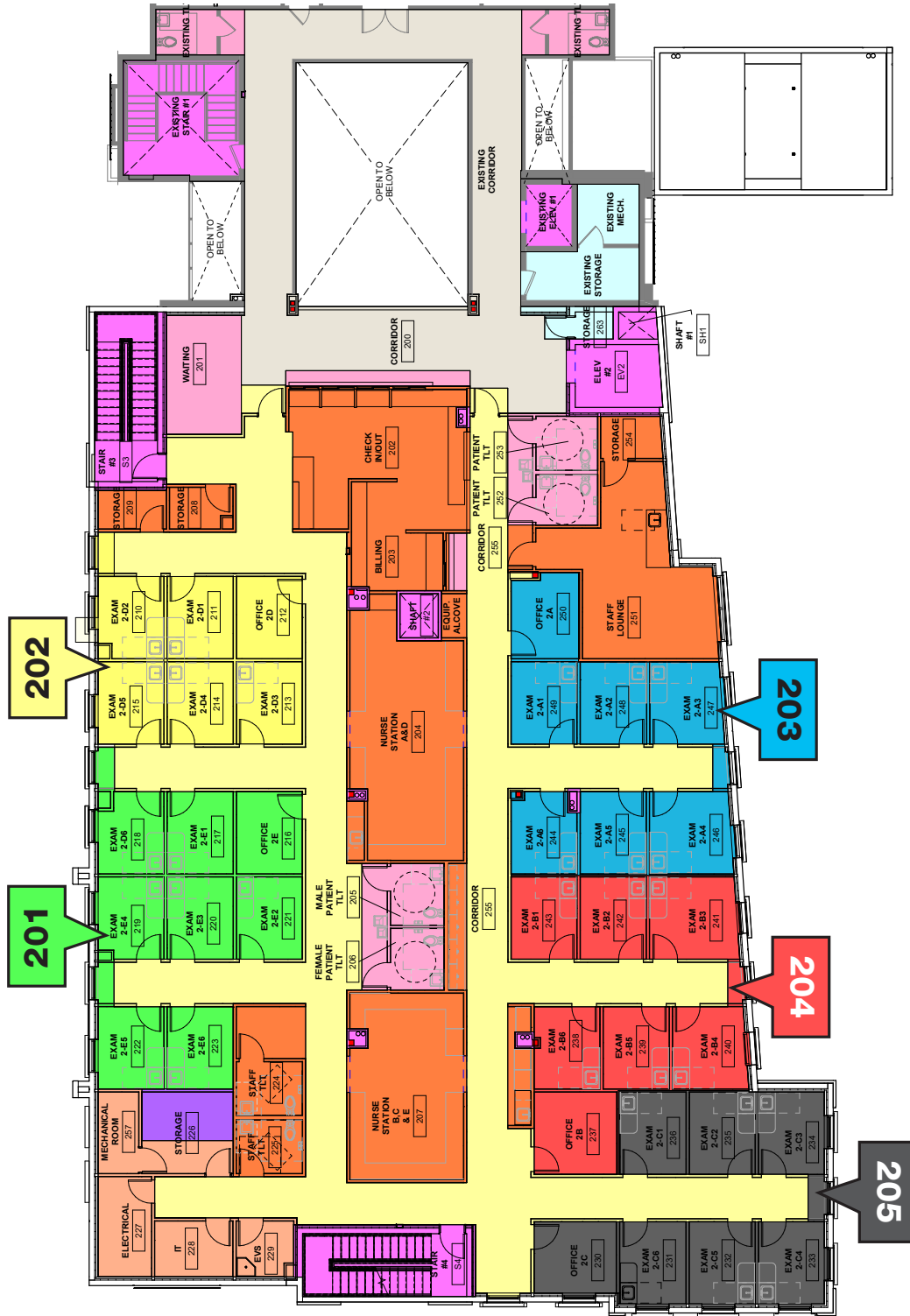
Executive Medical Center

1st Floor

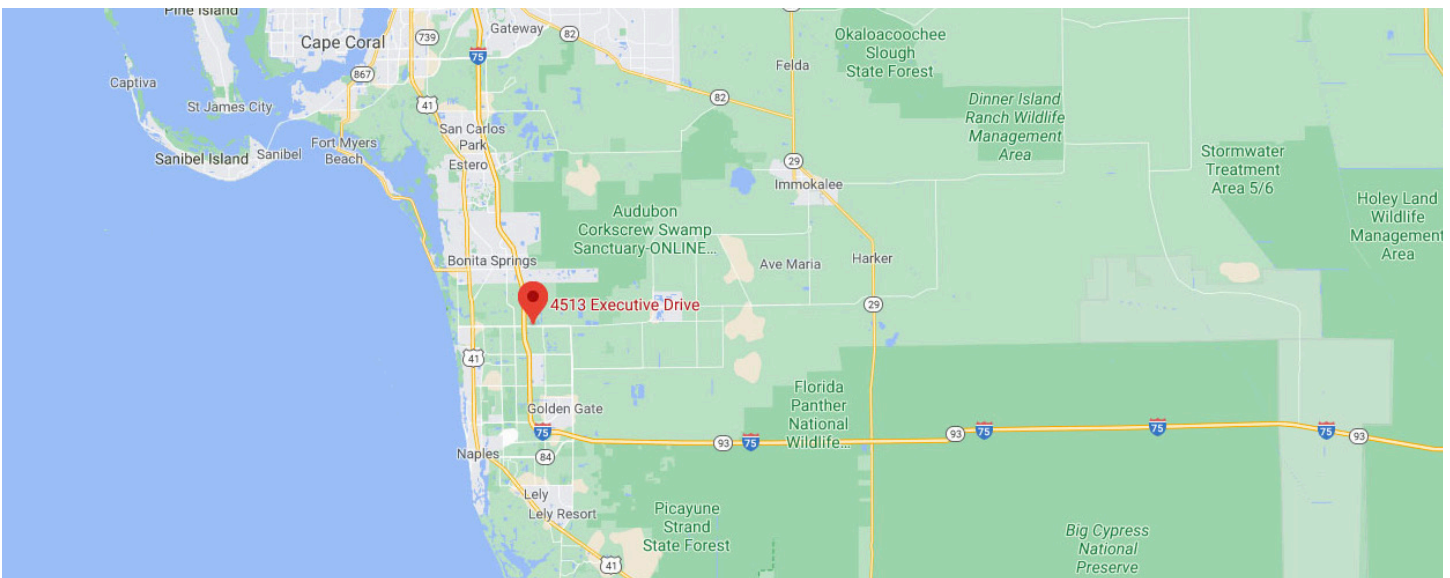


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2nd Floor



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For More Information

www.executivemedicalcenter.com



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