



# LIGHTLE COMMERCIAL

◀ INCORPORATED ▶

COMMERCIAL REAL ESTATE SERVICES

*Leaders By Performance*

## MEDICAL OFFICE LEASE

Melbourne, FL

**930 S. Harbor City Blvd.**  
**Highway US 1**  
**Between Melbourne and Eau Gallie Causeways**



**ROB BECKNER,**

*PARTNER*

(321) 863-3226 CELL

(321) 722-0707 EXT. 11

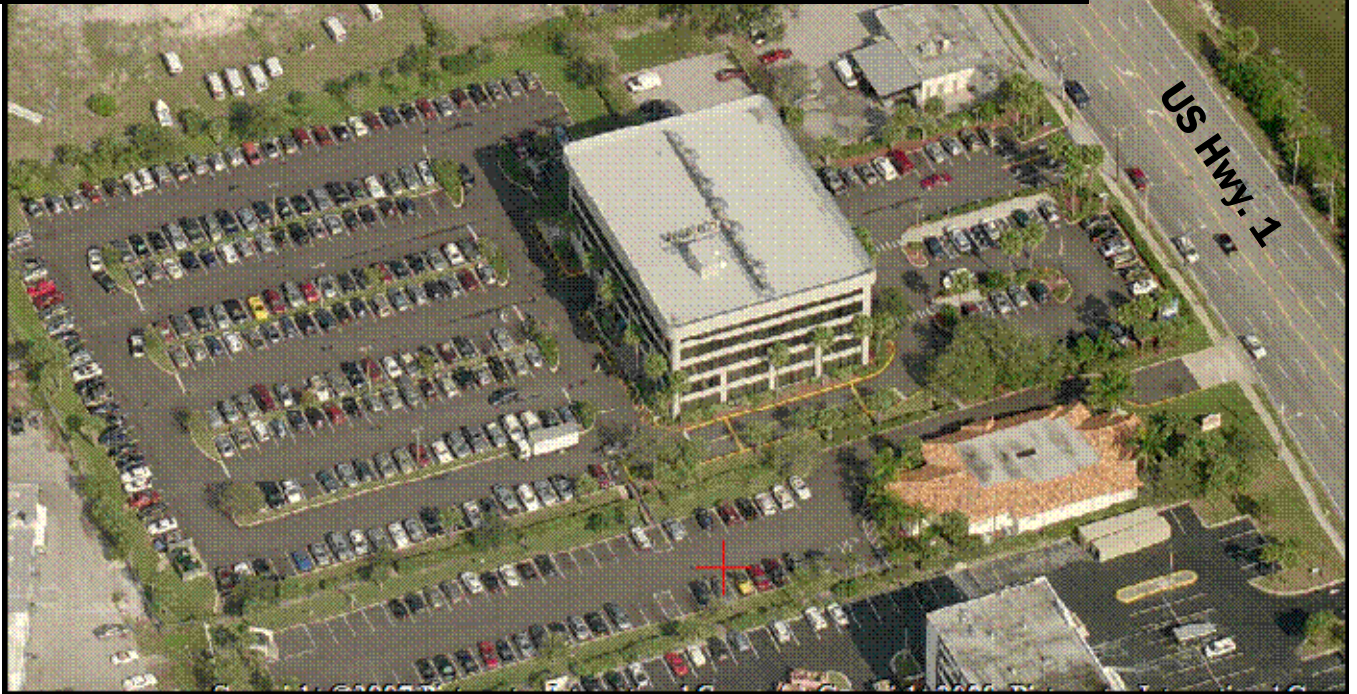
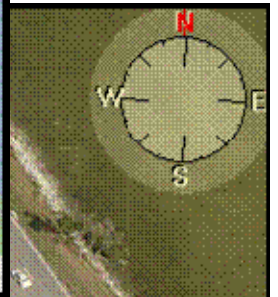
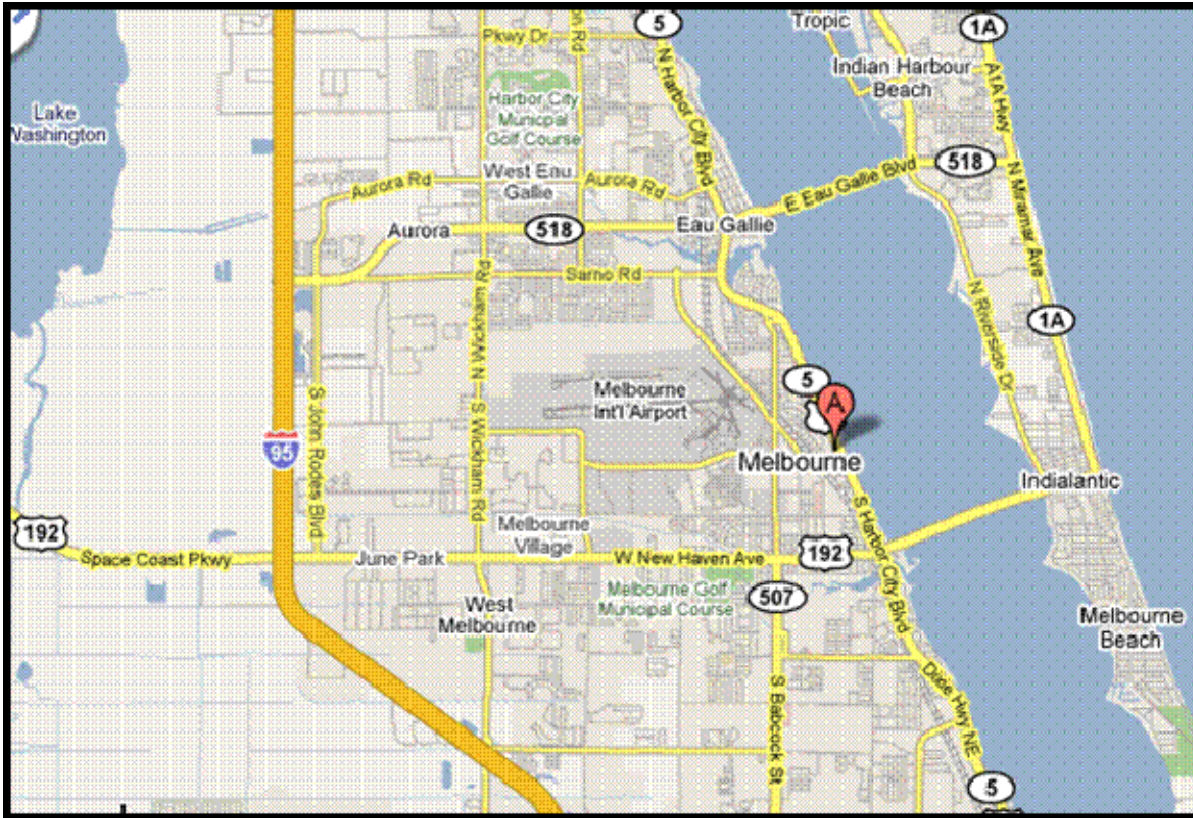
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1398 S. BABCOCK ST.  
MELBOURNE, FL 32901  
FAX (321) 722-0581

<b>AVAILABILITY</b>	<b>Medical Sub-Lease Space on first floor.</b> Suite 100 — 3,300± sf —north side of building Suite 101 — 3,000± sf —south side of building Sub-lease 5th floor space—2,500 sf
<b>LEASE RATE</b>	\$20. <sup>00</sup> /sf, plus \$3. <sup>00</sup> /sf CAM, RE Taxes and Insurance
<b>IMPROVEMENT</b>	Space is built-out Medical. Includes administrative offices, cabinets & plumbing in exam rooms.
<b>COMMENTS</b>	This building is located directly on US Hwy across from the Indian River, midway between Melbourne and Eau Gallie Causeways for beachside client convenience. River views!

Information contained herein has been obtained from others and considered to be reliable; however, a prospective purchaser or lessee is expected to verify all information to his/her own satisfaction.



**ROB BECKNER, PARTNER**

**CALL (321) 863-3226**

[rob@lightlecommercial.com](mailto:rob@lightlecommercial.com)



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