

TALBOT
REALTY GROUP

FOR LEASE



ELMWOOD OFFICE SPACE

ADDRESS:

5736 CITRUS BOULEVARD
SUITE 104

SIZE:

1,100 RENTABLE SQUARE FEET

RENTABLE RATE:

\$15.00 PER SQUARE FOOT, NNN

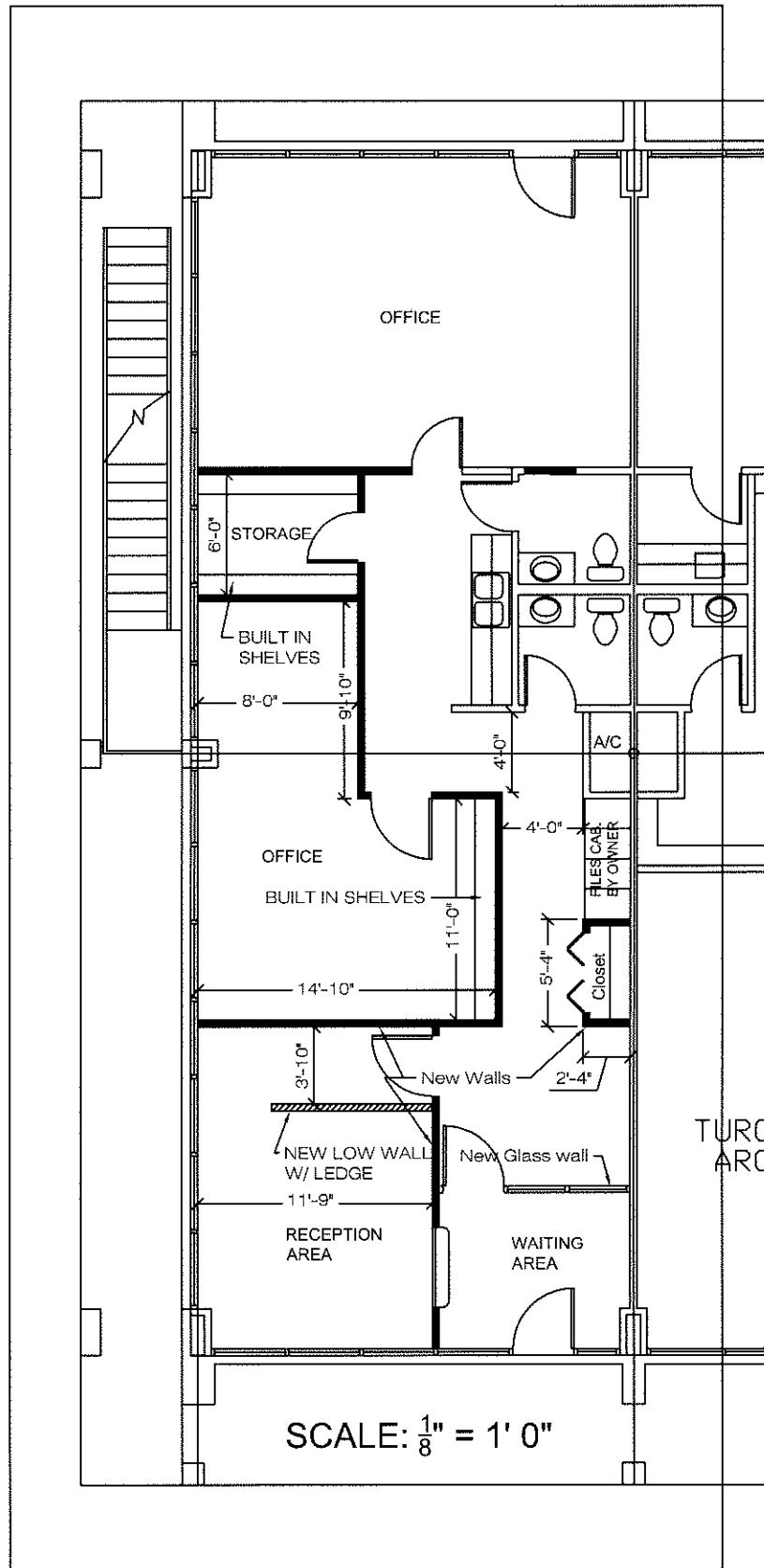
COMMENTS:

THE TENANT WILL BE RESPONSIBLE FOR PAYING THEIR OWN JANITORIAL SERVICE, UTILITIES, GENERAL PUBLIC LIABILITY INSURANCE AND A PRO-RATA SHARE OF THE REAL ESTATE TAXES AND PROPERTY AND CASUALTY INSURANCE ON THE BUILDING. THE TENANT WILL HAVE RIGHT TO INSTALL A SIGN ON THE PYLON SIGN ON CITRUS BOULEVARD.

For more information, contact:

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The information above has been obtained from sources believed reliable. While we do not doubt its accuracy we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisor. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. JULY 2010



SCOPE OF WORK: RENOVATE EXISTING, NEW PARTITIONS, PAINT

1. METAL STUDS / DRYWALL
2. (5) NEW DOORS & HARDWARE
3. PAINT ALL NEW WALLS & DOORS
4. NEW CEILING TILES (VERIFY IN FIELD)
5. SERVICE HVAC
6. NEW FLOORING