

AVAILABLE

Freestanding Building in West Downtown Orlando

**PRICE
REDUCED**

**NOW
FOR LEASE**

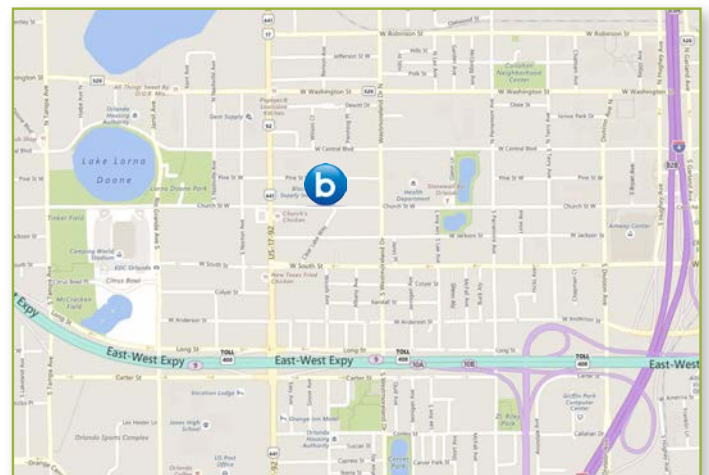


EXCELLENT BUILDING IN A QUICKLY DEVELOPING CORRIDOR!

This 8,900 SF freestanding building is located in West Downtown Orlando with property access from both Church Street and Pine Street. Situated in Orlando's newest sports and entertainment corridor, it's within walking distance of the Camping World Stadium and the \$155 million Orlando City Soccer Stadium. The excellent flex building offers multiple private offices, conference rooms, open work areas, break room along with 4,440 SF of warehouse space, 50% is fully air-conditioned.

PROPERTY DETAILS

- >> **New Price:** **\$1,500,000.00**
- >> **Lease Rate:** \$10.00 / SF MG
- >> **Total Building:** 8,900 SF - 4,500 SF (Office) & 4,440 SF (Warehouse)
- >> **Land Size:** .33 Acres
- >> **Zoning:** I-G/T/PH
- >> **Year Built:** 1957 / 2008
- >> **Clear Height:** 12'
- >> **Loading:** Grade



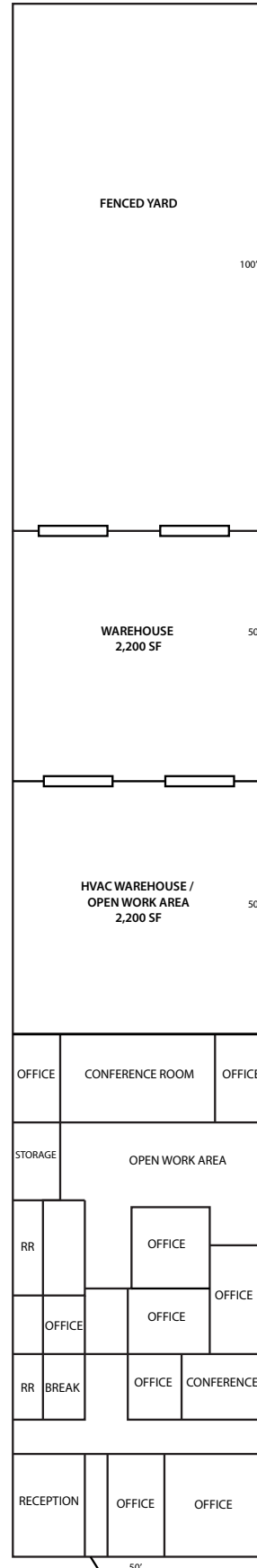
PATRICK GOETZ:

(407) 734.7210 | pat@bishopbeale.com



PROPERTY HIGHLIGHTS

- >> Creative Loft Style Building
- >> Fenced Yard - Secured Parking
- >> Electrical Roll-up Doors
- >> Electrical Access Gate
- >> Exposed Beam Ceilings
- >> 50% A/C Warehouse
- >> Street Parking
- >> Building Signage





Location Aerial

