



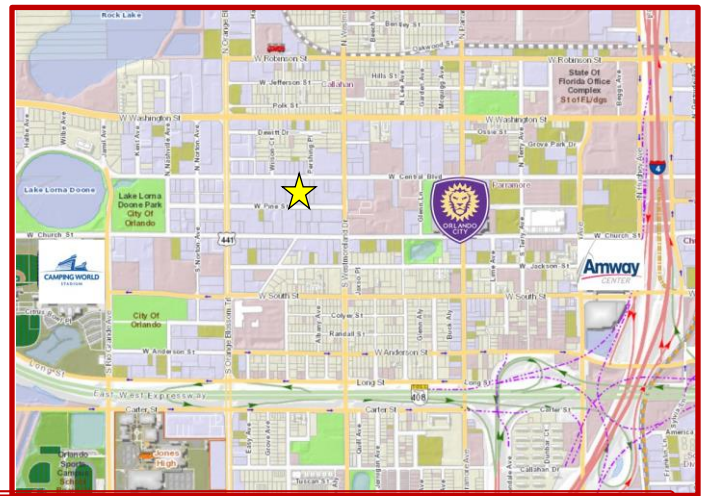
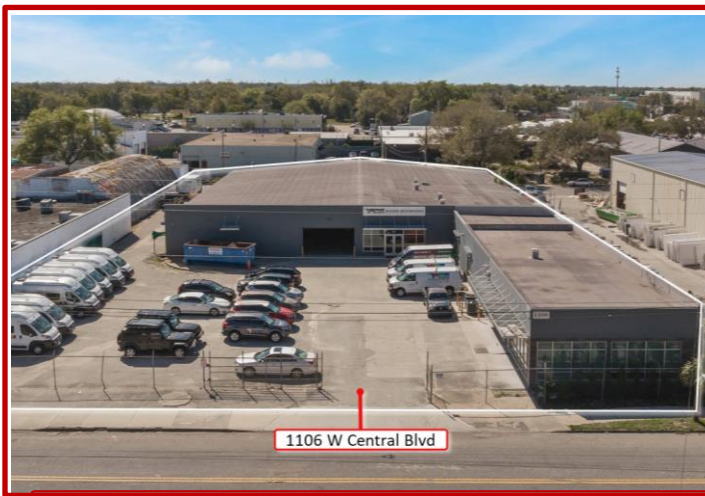
# C. Brenner, Inc.

3586 Aloma Ave Suite 5  
Winter Park, FL 32792  
Phone: (407) 677-1700

COMMERCIAL REAL ESTATE

## Investor Dream NNN Industrial Orlando For Sale

1106 W Central Blvd, Orlando, FL 32805



- Single tenant, easy to manage
- 6% Cap on current NOI
- Brand new 7year lease with stable regional solar contractor
- \$330,000 NOI with 4% annual escalations
- Building is in excellent condition with Class A office build-out
- Property is located in a rapidly appreciating downtown market
- Ideal for 1031 Buyer
- Clean Environmental and survey available
- Asking \$5,500,000, bring all qualified offers
- Near Camping World Stadium, Orlando City Soccer Stadium, Amway Center, and Orlando Sports & Entertainment District

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**Expect Results with C Brenner Inc!**

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1106 W Central Blvd,  
Orlando, FL 32805

22,510SF Total  
15,145SF Warehouse  
7,365SF Office

