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Courtland

• IN THE WALK
• FINISH
• NEXT DESIGN

LEASE

850 Courtland - Office Space for Lease

850 COURTLAND STREET

Orlando, FL 32804

PRESENTED BY:

CHRISTOPHER FOJO

O: 407.949.8162

chris.fojo@svn.com

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE: \$14.00 SF/yr
(NNN)

BUILDING SIZE: 10,000 SF

AVAILABLE SF: 2,400 SF

LOT SIZE:

MARKET: Orlando

SUBMARKET: North Orlando

PROPERTY OVERVIEW

Nicely upgraded office space with 3 Private offices and a large conference room. Two access points into the space along with a common kitchen and bathroom area.

3 year lease term with a Common Area Maintenance Fee of \$3/sf/yr
Perfect for a professional office or a medical related use.

Available January 2024

PROPERTY HIGHLIGHTS

- 2,400 sf office space
- 3 offices and 1 large conference space
- Good onsite parking
- Close proximity to many restaurants, retail, and banking amenities
- Minutes to Interstate 4
- Available January 2024

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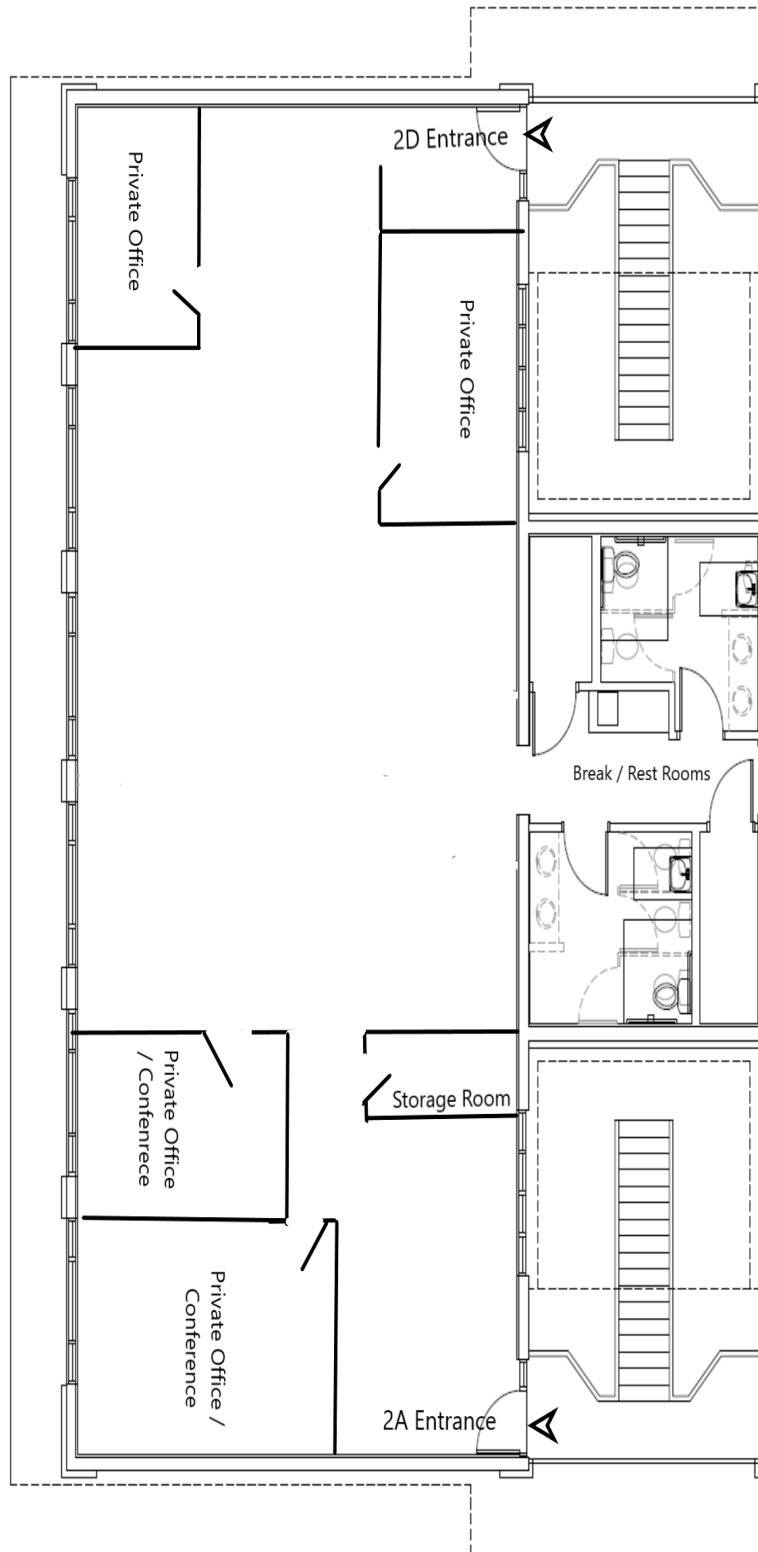
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INTERIOR PHOTOS



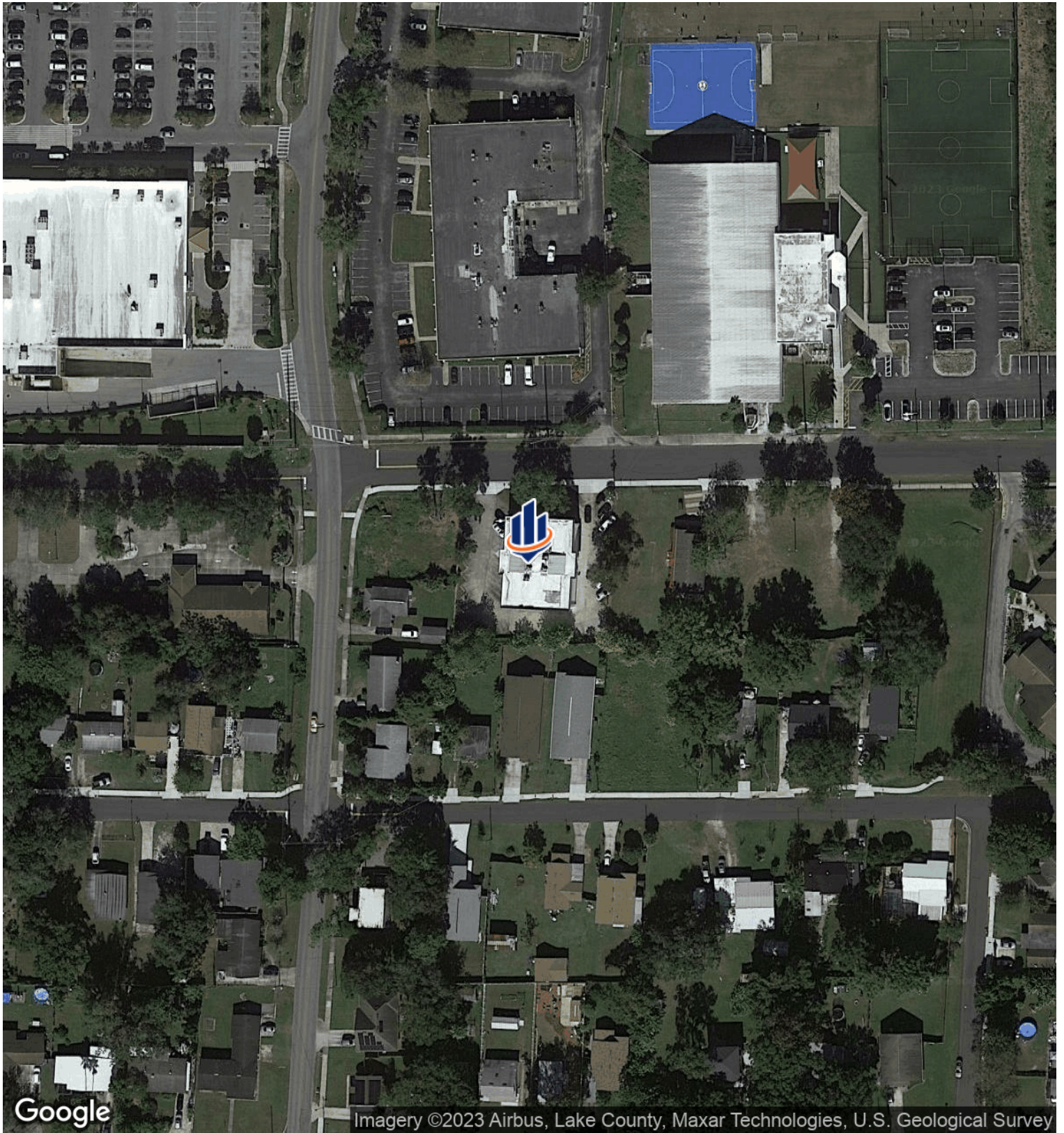
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FLOOR PLANS



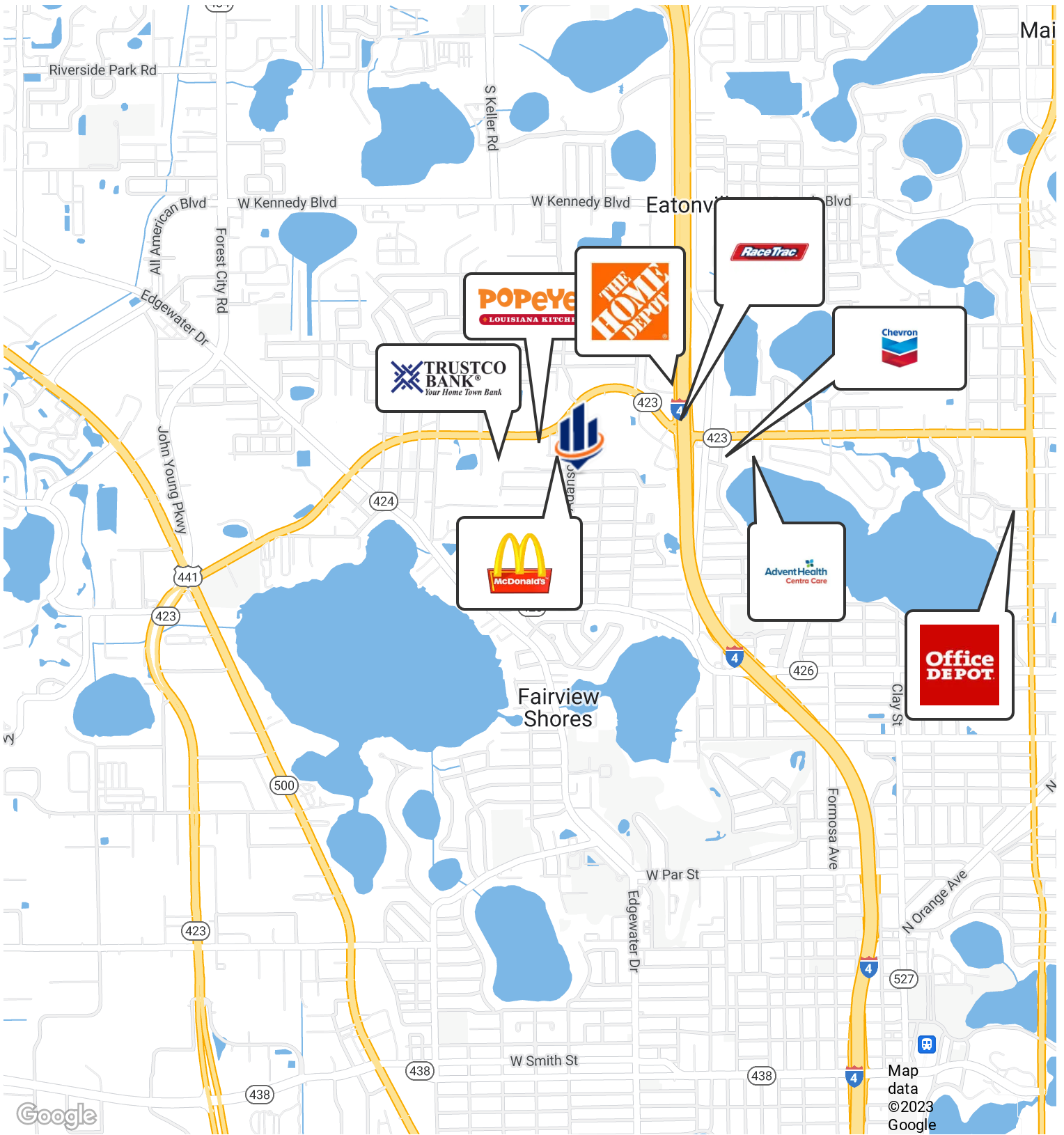
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LOCATION MAP



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RETAILER MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	0.5 MILES	1 MILE	1.5 MILES
TOTAL POPULATION	2,145	8,918	18,275
AVERAGE AGE	42.9	42.6	41.7
AVERAGE AGE (MALE)	37.7	39.8	38.9
AVERAGE AGE (FEMALE)	49.2	46.8	45.2
HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
TOTAL HOUSEHOLDS	904	3,950	8,701
# OF PERSONS PER HH	2.4	2.3	2.1
AVERAGE HH INCOME	\$62,172	\$64,294	\$63,366
AVERAGE HOUSE VALUE	\$199,698	\$226,683	\$224,218

* Demographic data derived from 2020 ACS - US Census

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ADVISOR BIO 1



CHRISTOPHER FOJO

Senior Advisor

chris.fojo@svn.com

Direct: **407.949.8162** | Cell: **407.949.8162**

PROFESSIONAL BACKGROUND

Chris Fojo is proud to join the SVN Alliance Commercial Real Estate Advisors team, the well-established firm based in Ormond Beach, FL. Chris intends to focus on Seminole County and West Volusia County to broaden the reach of SVN Alliance.

Christopher Fojo has been involved in real estate consulting, brokerage and development for over thirty years. Originally based in Trinidad and Tobago, Chris established himself as a highly knowledgeable real estate resource in both Florida and the Caribbean. Working with SVN Alliance, Chris will focus on Office and Industrial properties in Volusia and Seminole Counties.

Chris relocated to Orlando, FL in 2006 and worked in brokerage for several years. To broaden his scope and knowledge base, Chris worked as a Development Manager with a regional development company, taking projects from Concept to Completion. Responsibilities included coordinating the full development team, Government Authorities, design consultants, general contractors, legal advisors etc., seeking to keep the project on budget and on time to bring a project to a successful completion.

Chris earned his CCIM Designation in 2008 has been very involved in the FL CCIM Chapter, Central Florida District, serving as Treasurer, Vice President and ultimately the Central Florida District President in 2017. Chris has also served on the Board of Directors for the Seminole County Regional Chamber of Commerce and also was the Chairman for the Economic Development Committee. He currently serves on the Executive Council for Leadership Seminole.

EDUCATION

University of Central Florida, BSBA Finance

Cornell University, Online Commercial Real Estate Certificate

MEMBERSHIPS

CCIM Central Florida District,
Seminole Chamber of Commerce
Leadership Seminole
Annunciation Catholic Church

SVN | Alliance Commercial Real Estate Advisors

1275 West Granada Blvd. Suite 5B

Ormond Beach, FL 32174

386.310.7900

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O: 407.949.8162

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