

**FOR
LEASE**

PARKVIEW CENTER BUSINESS COMPLEX

489, 493, 495, & 497 SR 436 CASSELBERRY, FL 32707



CONTACT

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Results Real Estate Partners, LLC
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www.ResultsREPartners.com

PROPERTY HIGHLIGHTS

- 65,448 SF (4) Building Tilt Wall Office Complex at SR 436 & HW 17-92 Area
- Former School with Campus Style Setting, Close to Banking and Restaurants
- 6.82 Acre Site Zoned GC (Casselberry), 6/1000+ Parking Ratio, Easy Access
- Pylon and Building Signage Available, 3 Phase Power, 16-18' Clear Height
- Fiber On Site, 497 Housed a Former Data Center (Some FF&E in place)
- Amortized Improvements for 10 Year Lease Terms (Credit Tenant)
- New Roof and Landscaping Renovation Currently in Progress

✚ Bld. 489: 15,116 SF, LEASED

✚ Bld. 493: 11,746 SF, LEASED

✚ Bld. 495: 13,396 SF, *Single Tenant Building (Under Renovation)*

✚ Bld. 497: 25,172 SF, (135) 9,306 SF, (115) 6,866 SF to total 16,172 SF

Lease Rate: Starting at \$14.00 NNN (5 Year Minimum Term)

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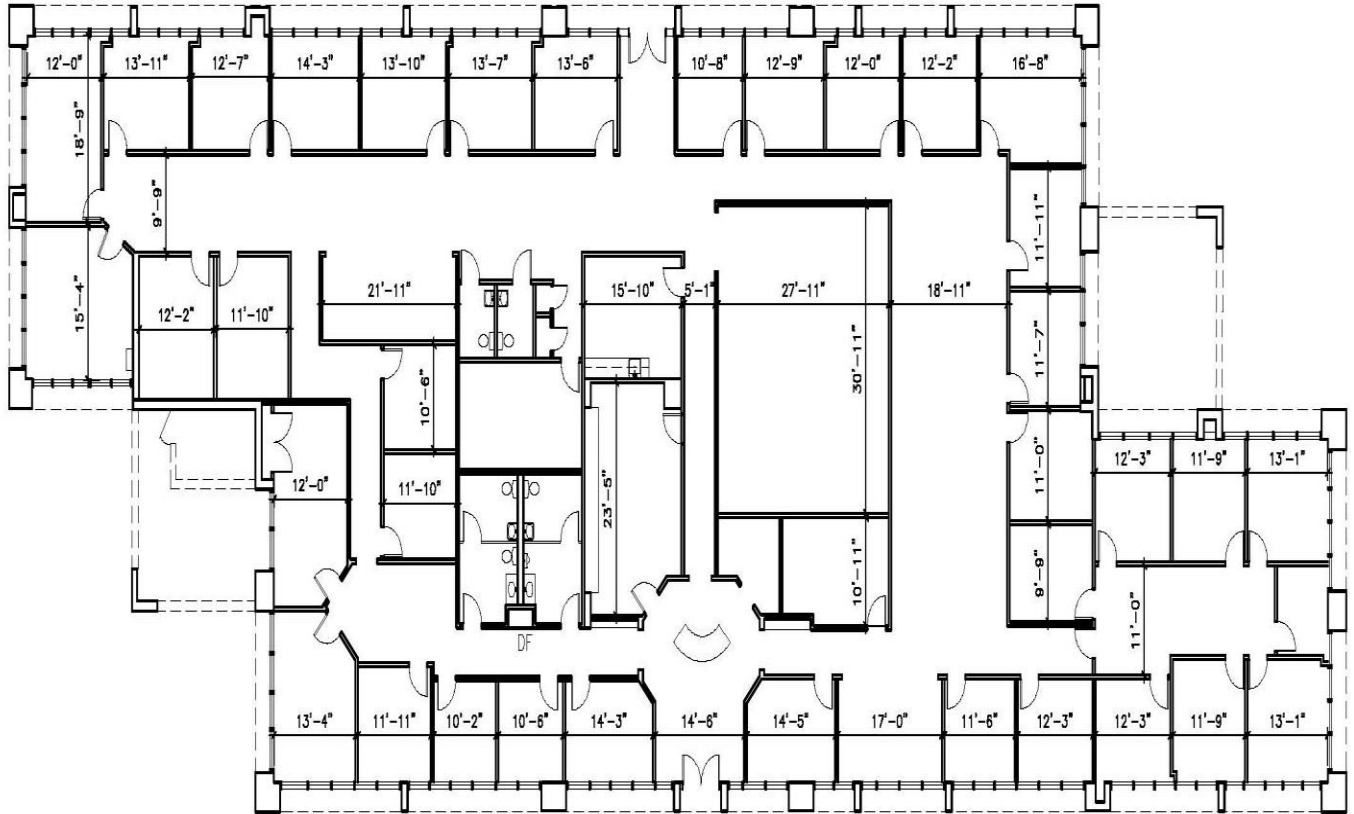
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495 SR 436: 13,396 SF



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497 SR 436: 25,172 SF



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