

FLEX WAREHOUSE SPACE FOR LEASE

6325 N Orange Blossom Trail, Orlando, FL 32810

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F C FIRST CAPITAL
Property Group, Inc.
P G Commercial Real Estate Services

**Northpark
Commerce Center**



For Lease: \$12.00 / SF, NNN

Suite 6365: ± 3,200 SF | Available Immediately

Suite 6373A: ± 5,298 SF | Available Immediately

Located less than 4 miles from I-4, less than 7 miles from Orlando Central Business District/ Downtown Orlando

Two direct ingress & Egress located on North Orange Blossom Trail (US HWY 441) & Clarcona Ocoee Road

Located at a signalized intersection

Building facade signage available

Anchored by national tenants: Orthomerica, Family Dollar, Cash America, H&R Block & Metro PCS



2024 DEMOGRAPHICS



Total Population

5 Mins

22,204



Total Households

10 Mins

126,762



Average HH Income

15 Mins

346,970

8,395

47,966

\$87,496

\$98,187

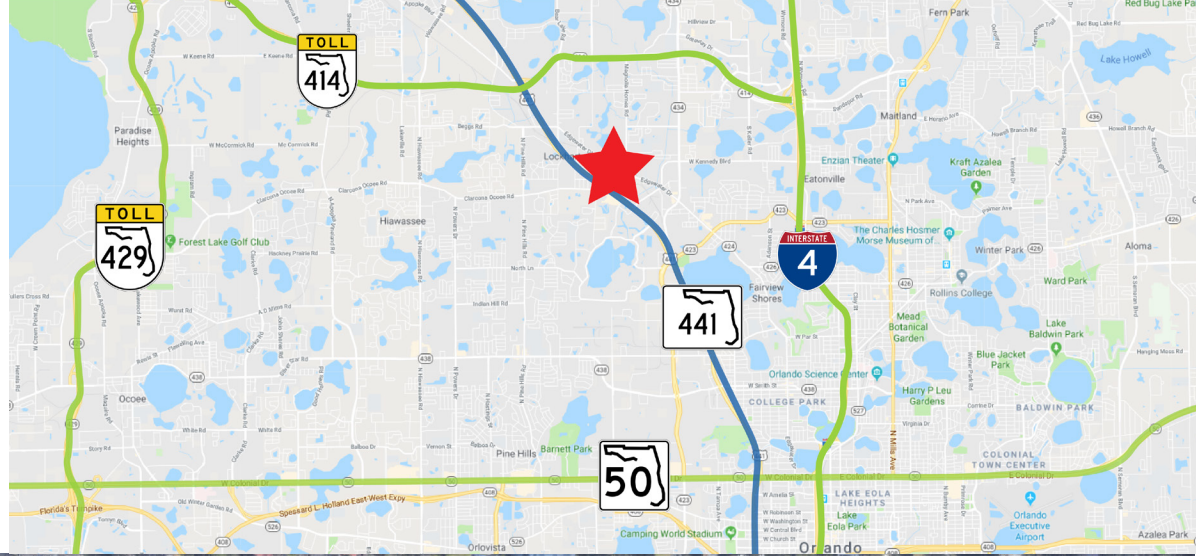
615 E. Colonial Dr., Orlando, FL 32803 Phone: 407.872.0209 www.FCPG.com

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JOIN THESE RETAILERS!



THE NEIGHBORHOOD



TRAFFIC COUNT
28,000 ADT
 North Orange Blossom Trail



EMPLOYMENT POPULATION
 ± 69,063
 (10 min. radius)

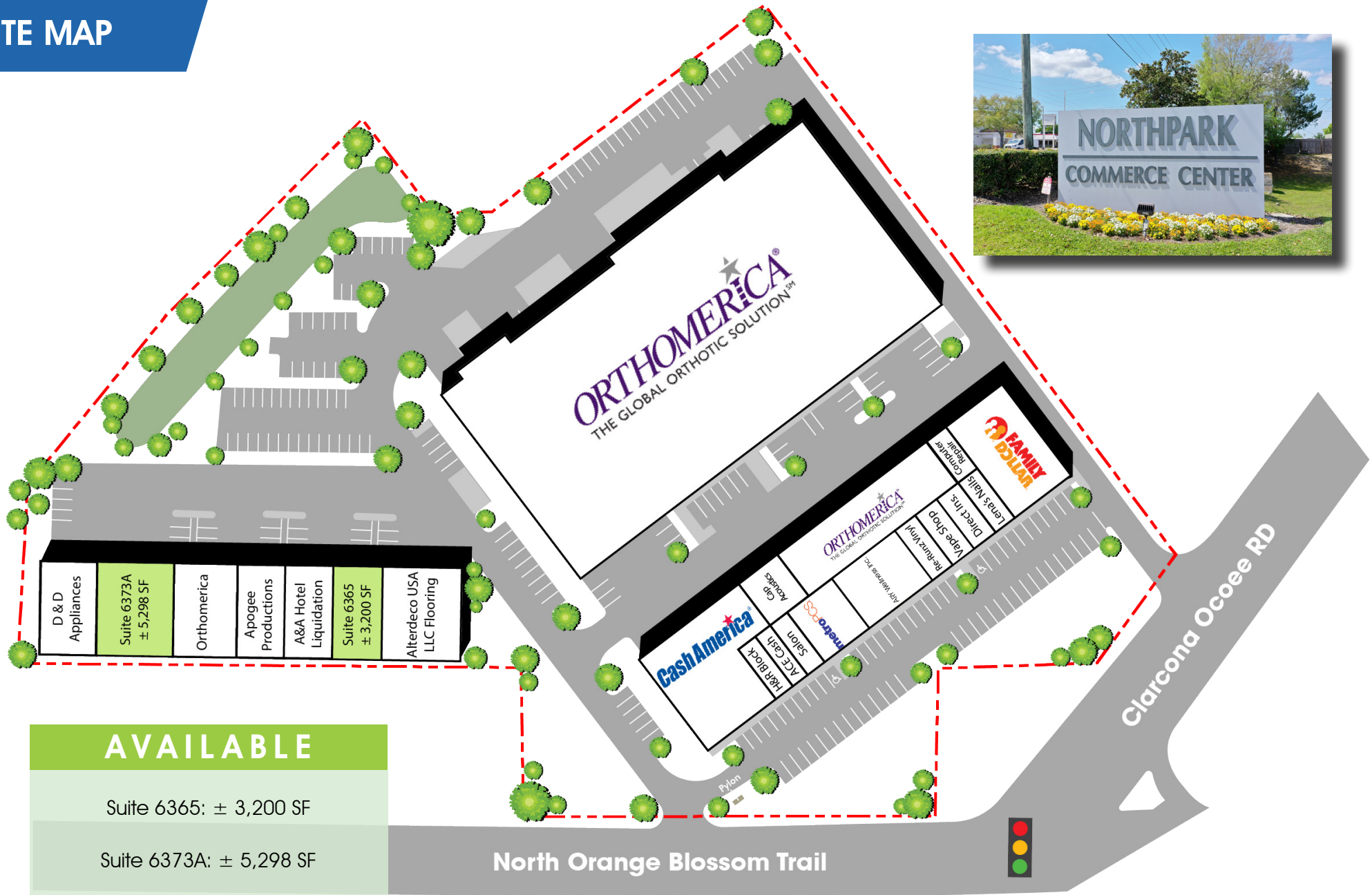


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SITE MAP

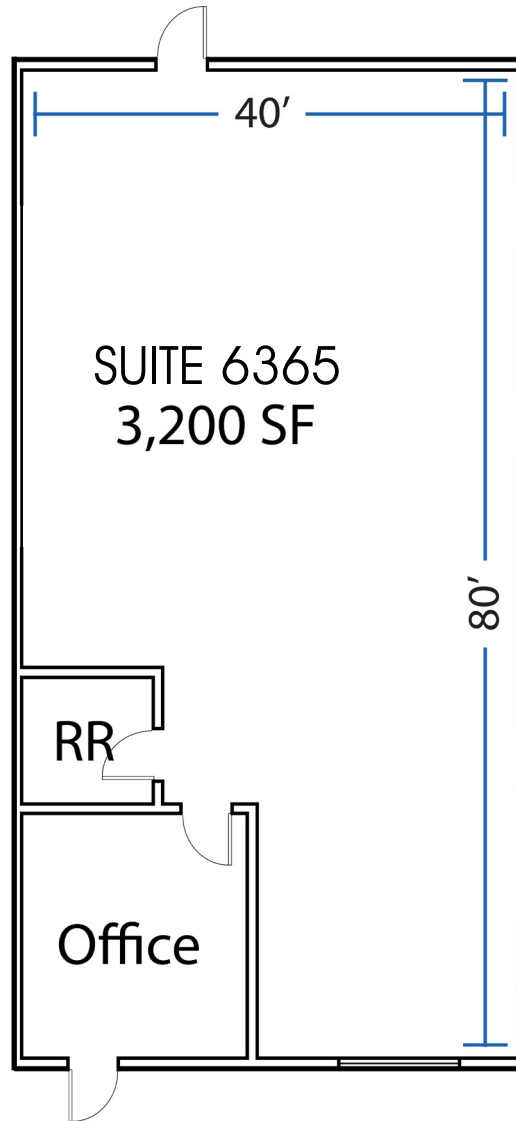


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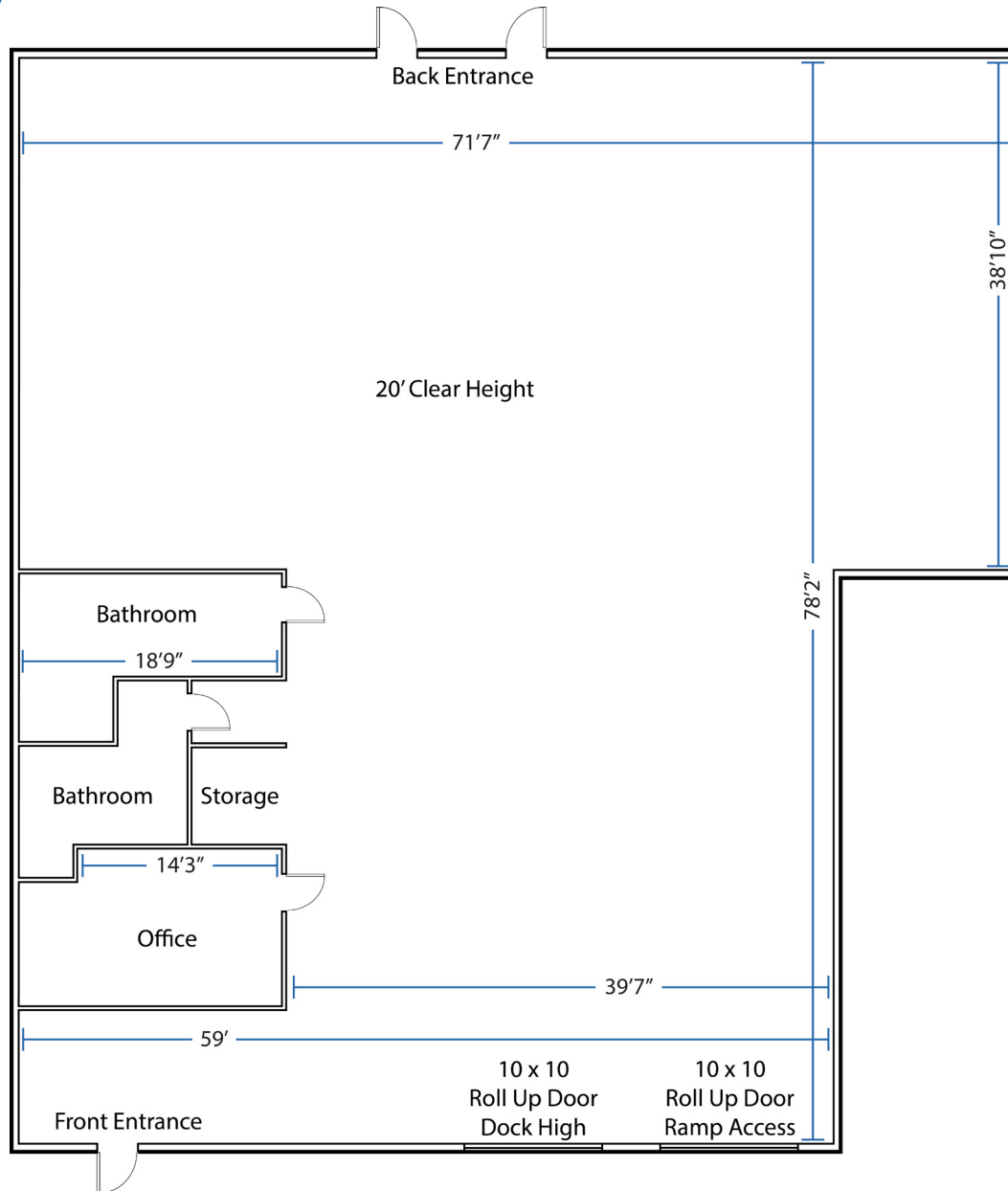
SUITE 6365



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SUITE 6373A



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