



OFFICE / FLEX SPACE FOR LEASE

6200 Lee Vista Blvd, Orlando, FL 32822

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For Lease: \$21.00 SF / NNN

Suite 200: ± 5,230 SF



AVAILABLE IMMEDIATELY



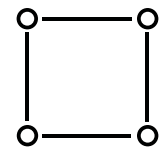
Turnkey office space in the Lee Vista corridor; conveniently located near Semoran Boulevard and Beachline Expressway (SR 528), just minutes north of Orlando International Airport (MCO)

Interior buildout includes 9 private offices, 2 restrooms, fully equipped kitchen, break room, and open collaborative space

Ownership willing to make certain modifications to the current layout to accommodate a variety of users

Client reception area features electronically controlled access door to suite entrance

Ideally located directly east of Lee Vista Promenade, offering numerous dining and lodging options for employees and clients



1-P/AN ZONING



TENANT IMPROVEMENT OPPORTUNITY



9' SPRINKLERED CEILING




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

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NEIGHBORHOOD MAP



2024 DEMOGRAPHICS

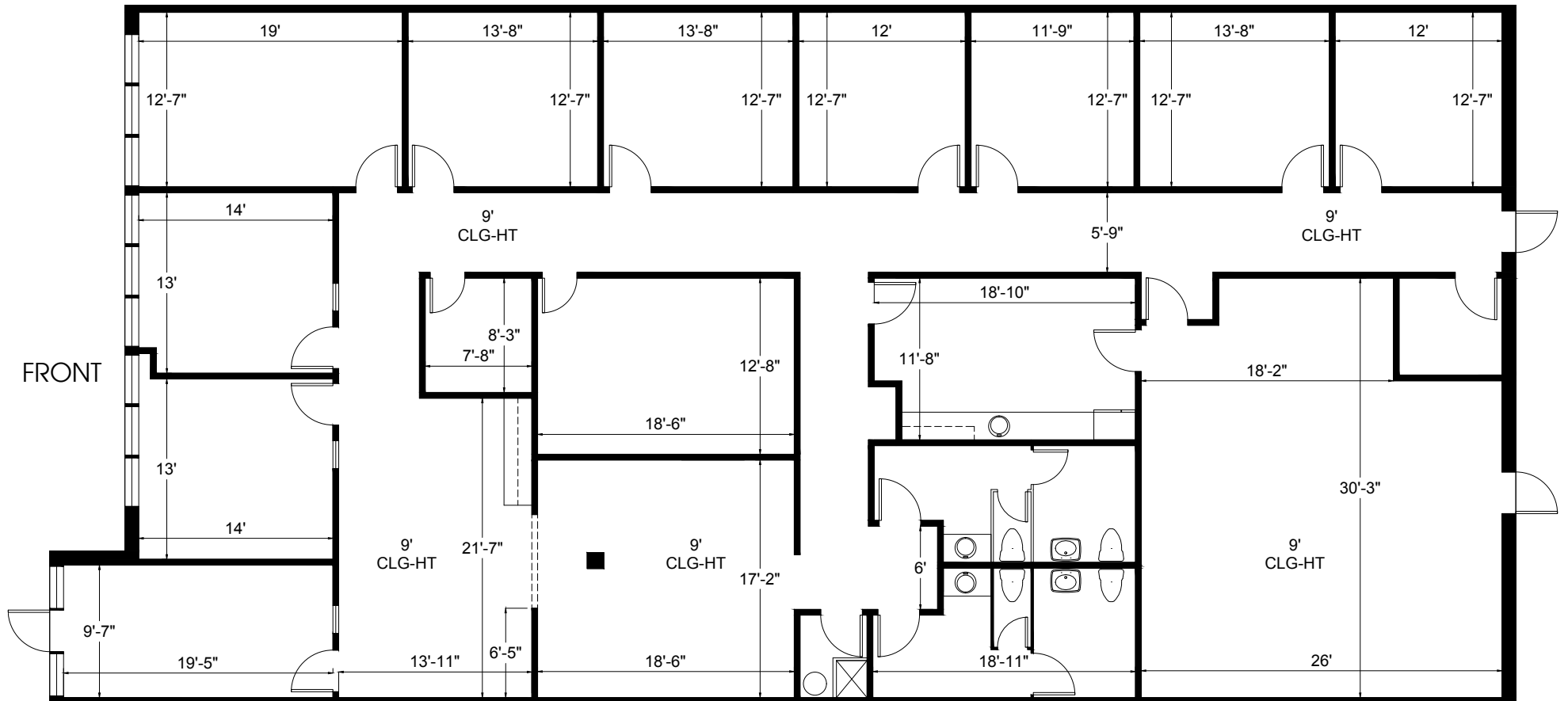
	 Total Population	 Total Households	 Average HH Income
5 Min	7,700	3,182	\$77,039
10 Mins	67,527	25,350	\$93,713
15 Mins	204,558	75,587	\$100,601


ORLANDO INTERNATIONAL AIRPORT MCO

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FLOORPLAN



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IMAGES



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