



## Property Details

- Two-story office building with high visibility from Maitland Boulevard at Interstate-4
- Newly renovated lobby
- Building and Monument signage opportunity
- Ideal for Professional or Medical Office
- Easy access to Interstate-4 and downtown Orlando
- Genesis Health Club, hotels and restaurants nearby
- Generous parking at a ratio of 4/1,000 RSF
- 30 covered parking spaces available



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Suite 700  
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### Nearby Amenities:



### Area Demographics:

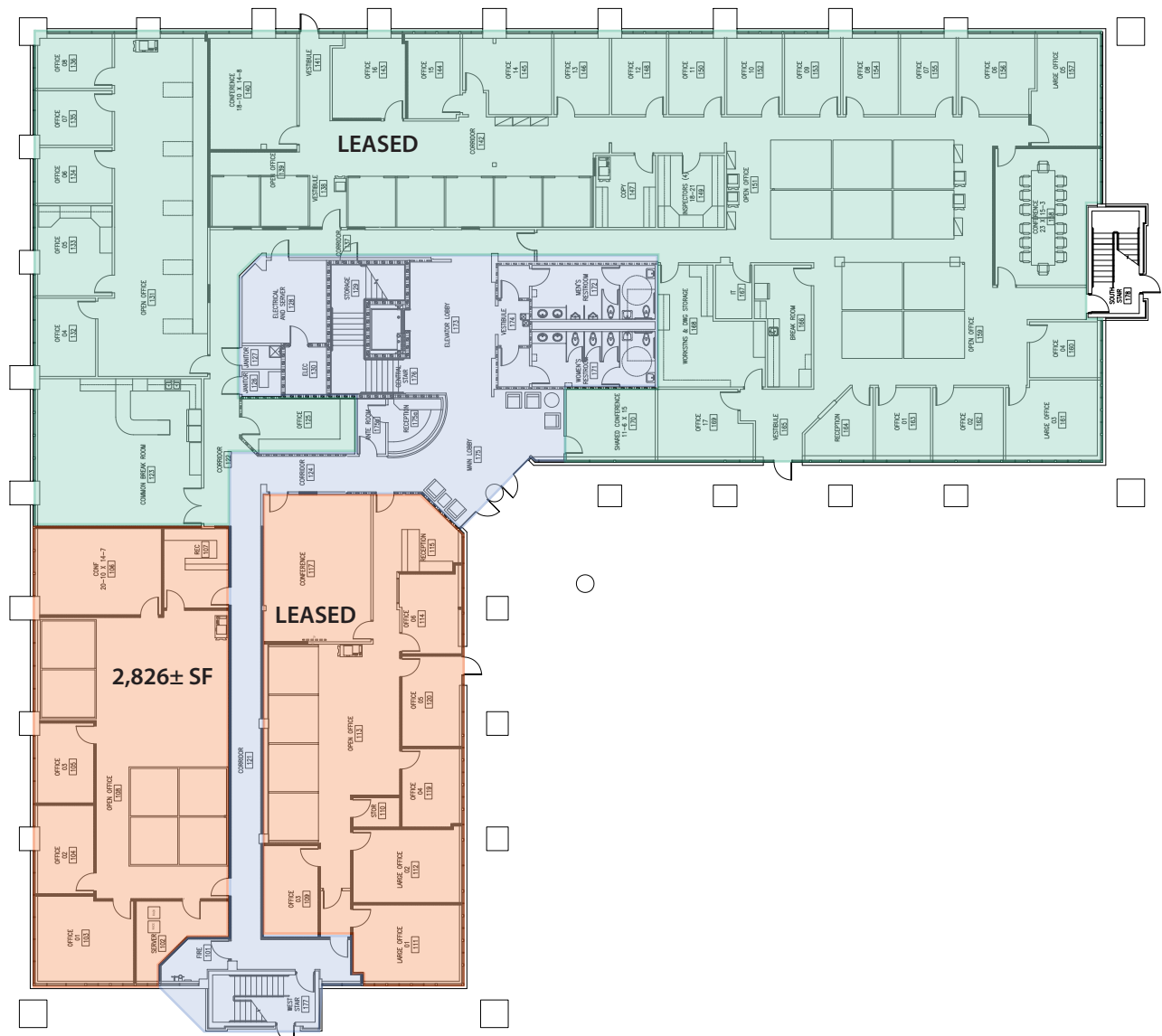
2021 Population	2021 Avg HH Income
• 1-mile radius: 6,684	• 1-mile radius: \$107,717
• 3-mile radius: 99,234	• 3-mile radius: \$ 86,739
• 5-mile radius: 254,809	• 5-mile radius: \$ 90,480
2026 Population	2026 Avg HH Income
• 1-mile radius: 7,493	• 1-mile radius: \$120,521
• 3-mile radius: 106,882	• 3-mile radius: \$ 96,038
• 5-mile radius: 272,442	• 5-mile radius: \$100,493

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### First Floor - 18,951± SF



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Second Floor - 23,309± SF



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