



FOR SALE

Trophy Central Florida
Turnkey Restaurant

5310-5314 E Colonial Dr, Orlando, FL 32807



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PROPERTY SUMMARY

- Sale Includes: Real Estate, FF&E, Inventory, and Business.
 - Trophy Dual-Concept Location: Waterfront Restaurant & Cafe/Coffee Shop on a major road with high traffic counts and great demographics.
 - New owner can continue to run the successful restaurant (under a different name) or change to a new desired concept.
 - Excellent visibility and large LED signage with 450 feet of frontage on East Colonial Drive with over 52,000 cars per day.
 - Excess land providing ample parking.
 - Included in sale:
 - Real Estate: 3 contiguous fee simple parcels
 - 1. Main restaurant - 13,918 SF - (5310 E. Colonial Dr)
 - 2. Additional building - 5,555 SF - (5314 E. Colonial Dr)
 - 3. Additional land parking area - (5300 E. Colonial Dr)
- *Total Usable Land - 1.74 acres

PROPERTY OVERVIEW

Sale Price:	\$7,000,000
Restaurant: 5310 E Colonial Dr	13,918 SF
Additional Building: 5314 E Colonial Dr	13,918 SF
Total usable land including parking lot	1.74 acres

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MAIN BUILDING - 5310 E COLONIAL DR

RESTAURANT EXTERIOR & PARKING LOT



→ VIRTUAL TOUR ←

STORAGE/OFFICE BUILDING - 5314 E COLONIAL DR

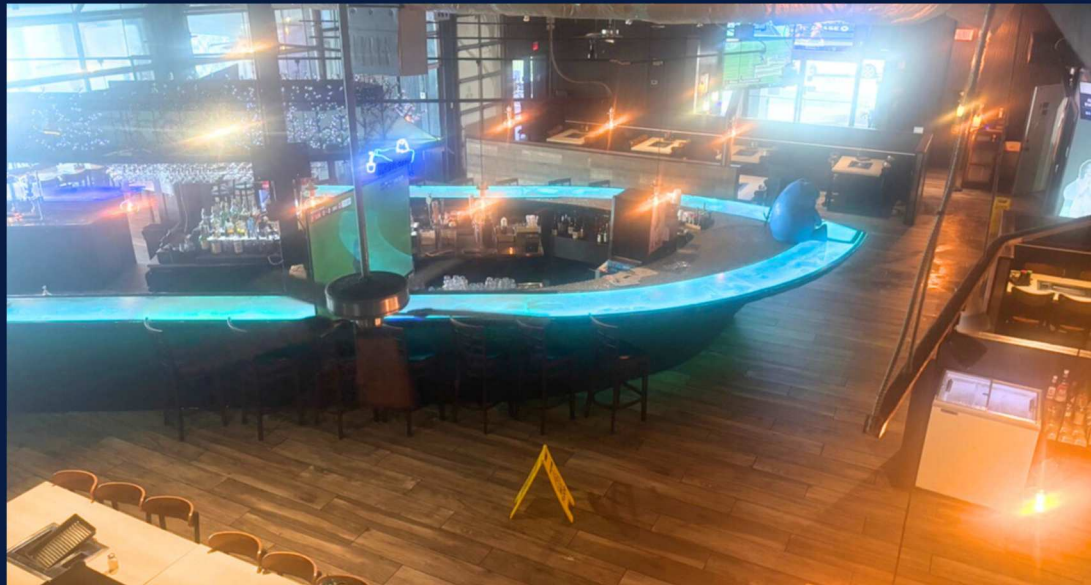
STORAGE, OFFICE & FOOD PREP



→ VIRTUAL TOUR ←

PROPERTY PHOTOS

RESTAURANT INTERIOR



PROPERTY PHOTOS

SNOWBEAN CAFE & PATIO



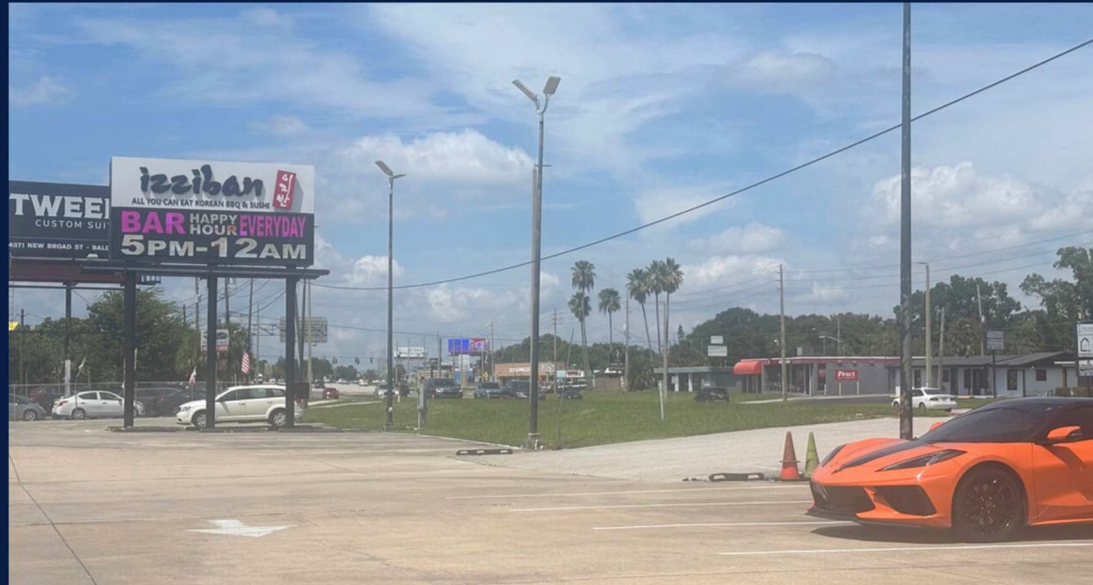
PROPERTY PHOTOS

LAKE DECK



PROPERTY PHOTOS

LED ROAD SIGNAGE



AERIAL PHOTO

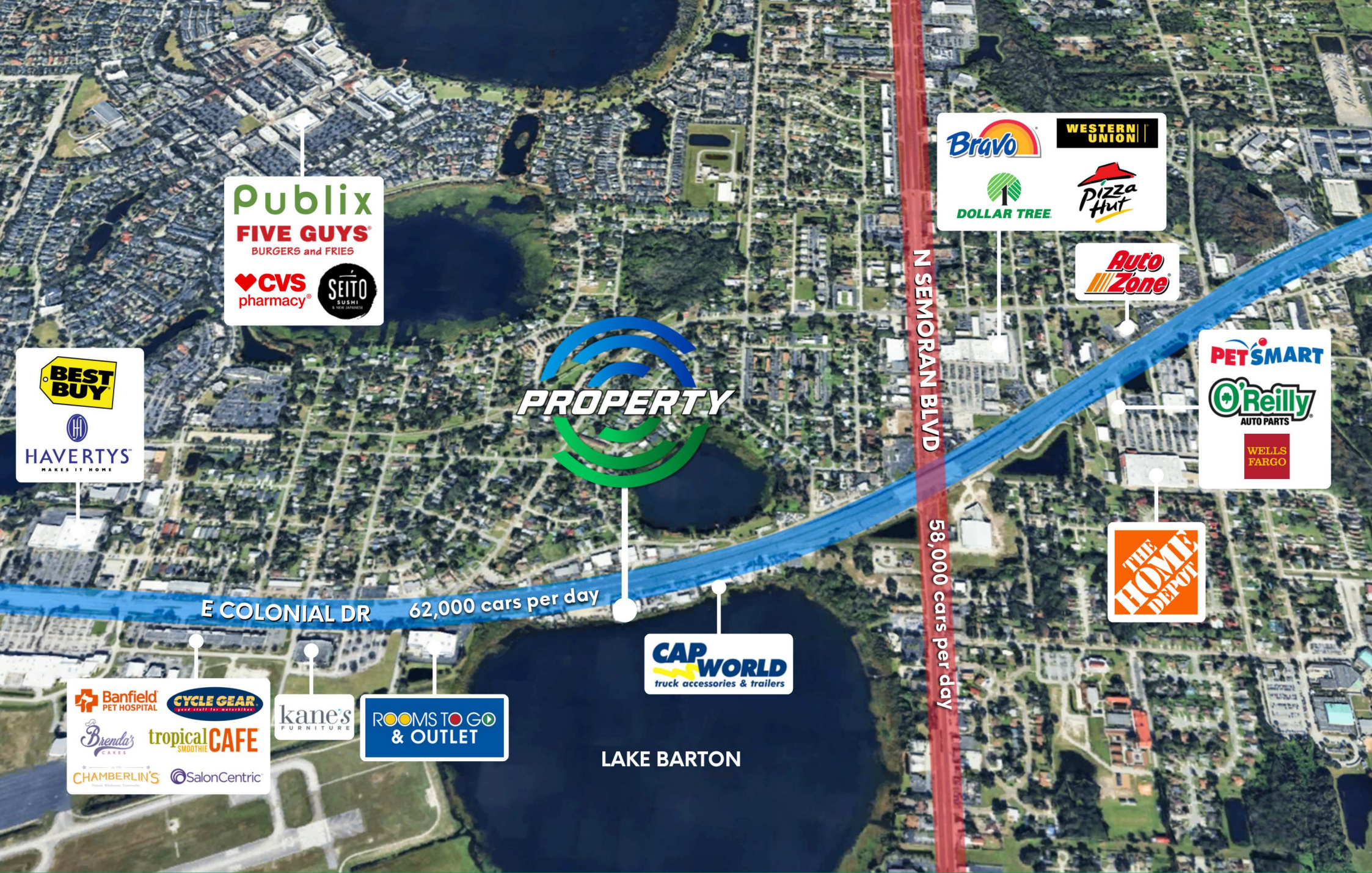


5,500 SF
BUILDING

13,918 SF
RESTAURANT
BUILDING

PARKING
LOT

E COLONIAL DR



Publix
FIVE GUYS
BURGERS and FRIES
♥ **CVS**
pharmacy®
SEITO
SUSHI

BEST BUY
HAVERTYS
MAKES IT HOME

PROPERTY

Bravo
WESTERN UNION
DOLLAR TREE
Pizza Hut

Auto Zone

PET SMART
O'Reilly
AUTO PARTS
WELLS FARGO

THE HOME DEPOT

E COLONIAL DR

62,000 cars per day

N SEMORAN BLVD

58,000 cars per day

Banfield
PET HOSPITAL
CYCLE GEAR
Brenda's
CAKES
tropical CAFE
SMOOTHIE
CHAMBERLIN'S
SalonCentric

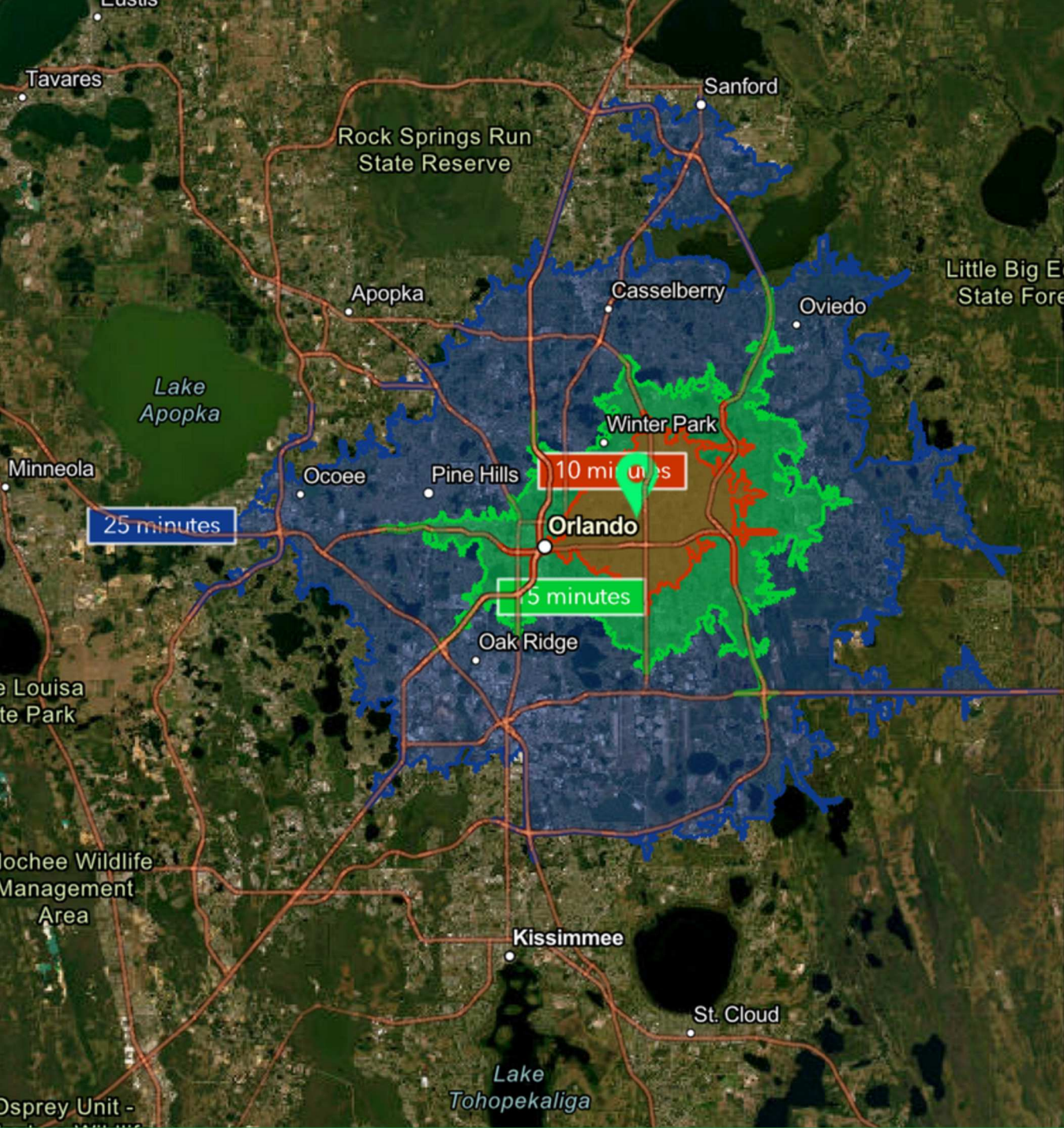
kane's
FURNITURE

ROOMS TO GO
& **OUTLET**

CAP WORLD
truck accessories & trailers

LAKE BARTON

RETAIL TRADE AREA



2025 Estimated Population

10 minutes	152,434
15 minutes	432,179
25 minutes	1,354,990

2025 Total Households

10 minutes	63,983
15 minutes	175,944
25 minutes	513,791

2025 Average Household Income

10 minutes	\$105,133
15 minutes	\$105,960
25 minutes	\$107,203

DRIVE-TIME DEMOGRAPHICS



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