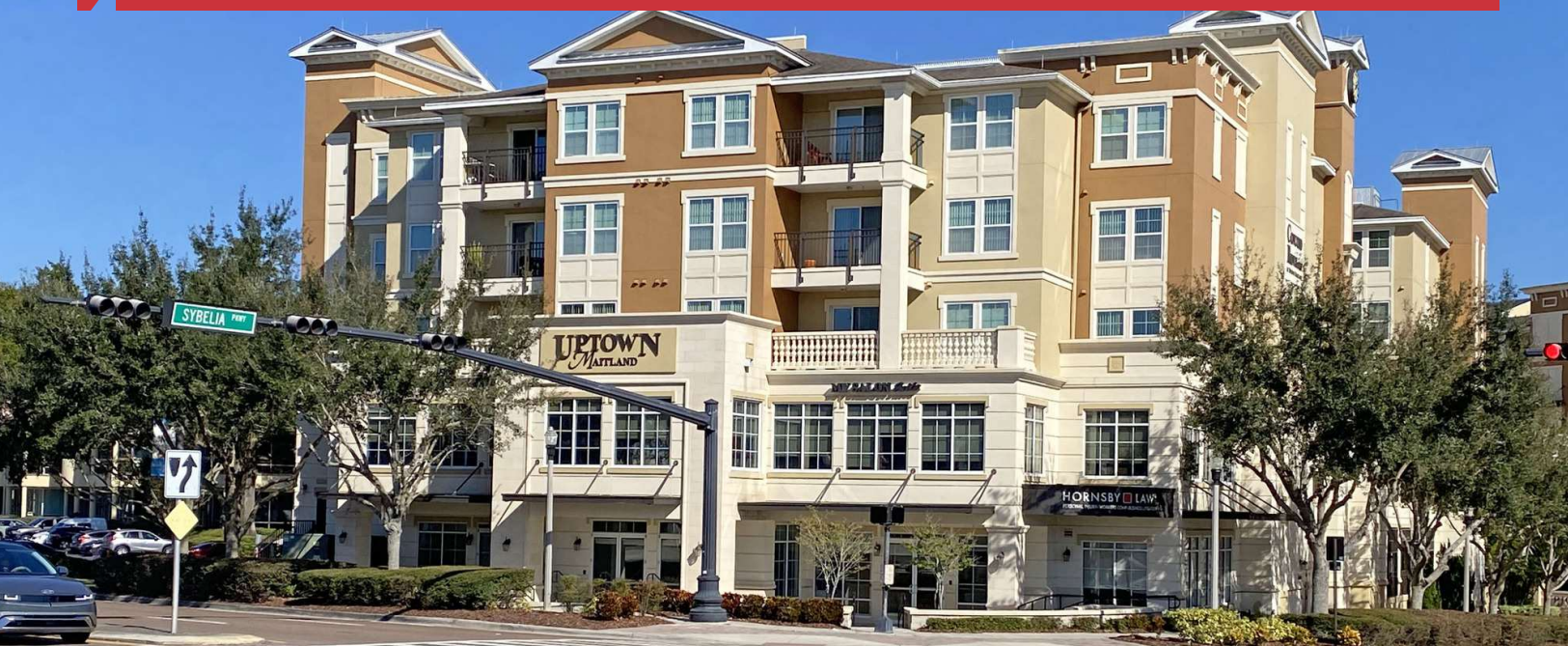


For Sublease

Great Uptown Maitland Sublease Opportunity

149 - 815 SF | Contact Broker for Rates



525 Sybelia Parkway

Maitland, Florida 32751

Property Highlights

- 815± SF, 4 individual offices for lease - all 4 suites - \$3,000/month
- Offices are also available separately - starting at \$600/month each
- Lease includes the use of 2 conference rooms & kitchen
- Free covered parking for 20 spaces in garage on 1st floor
- One block from Maitland City Centre, restaurants, banks and shops
- Four blocks from Maitland Blvd (SR 414) with easy access to I-4
- Walking distance to Maitland Sunrail Station
- Outstanding visibility on the corner of US Hwy 17-92 (Orlando Ave) and Sybelia Pkwy
- Suite 112 is a private suite facing US Hwy 17-92

AVAILABLE SPACES

Space	Size (SF)
Suite 108	163
Suite 109	149
Suite 112	268
Suite 115	235



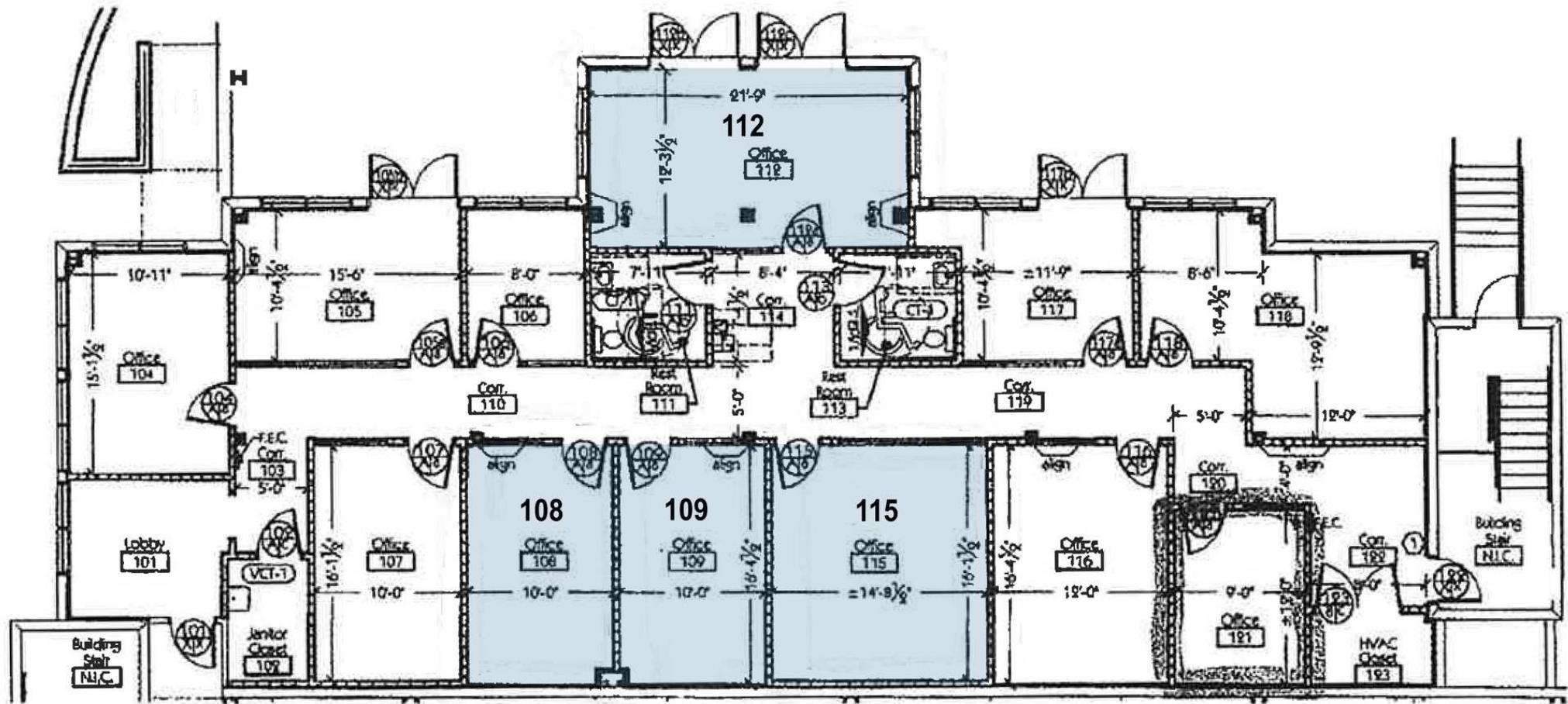
For more information

Sandi Harrison

O: 407 949 0751

sharrison@realvest.com

Available Suites



Property Photos

HORNSBY LAW®
HERE FOR YOU



Reception Area



Small Conference Room



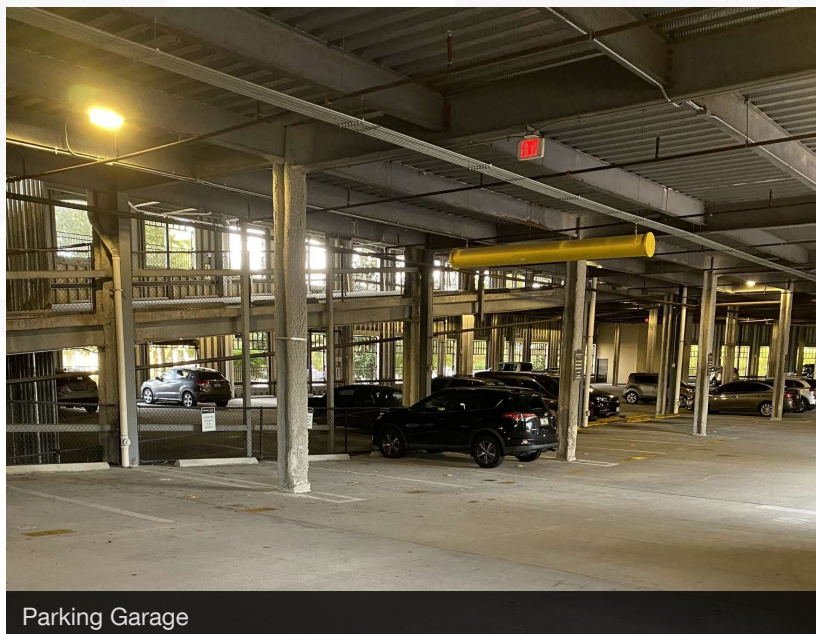
Break Area



Typical Exterior Office

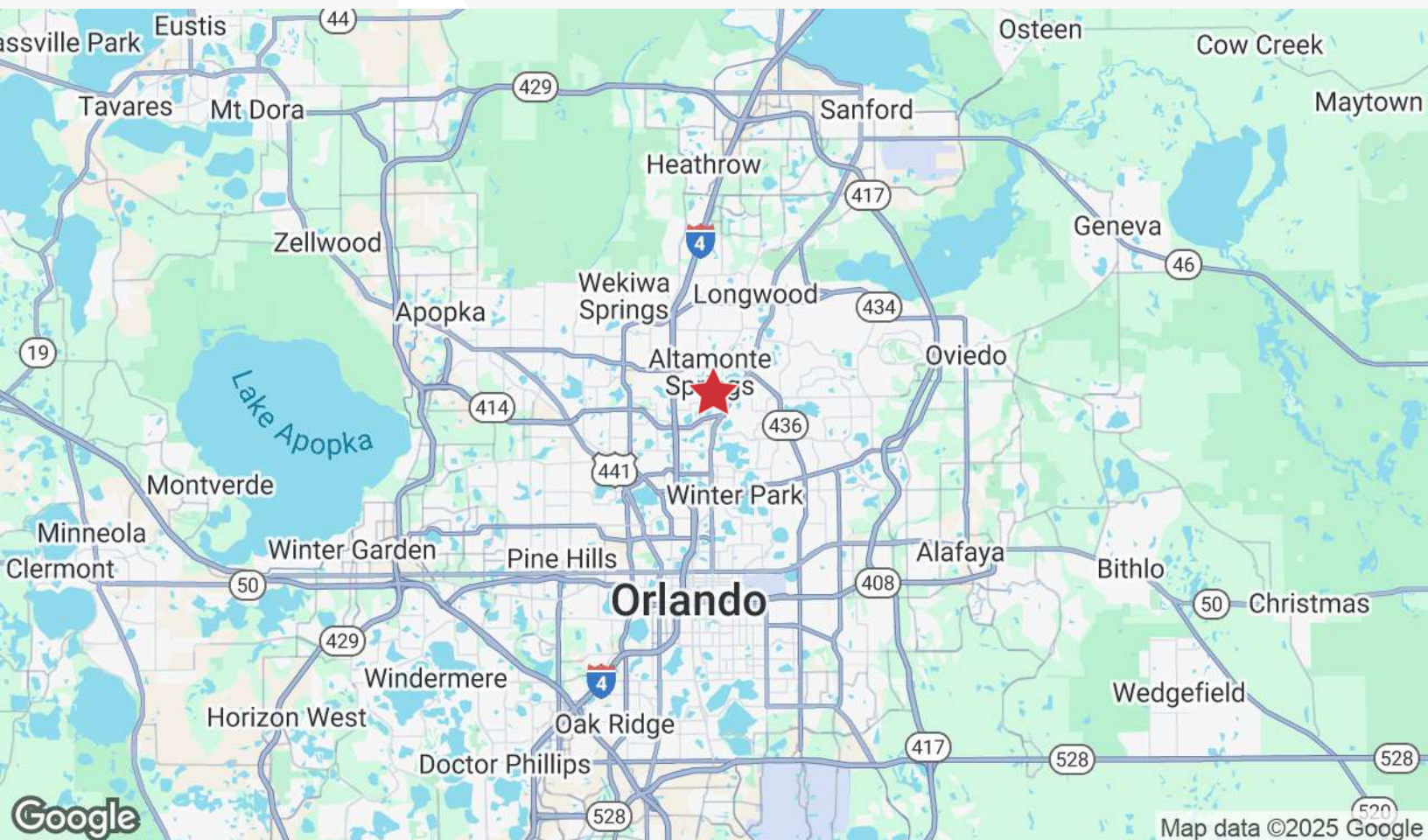
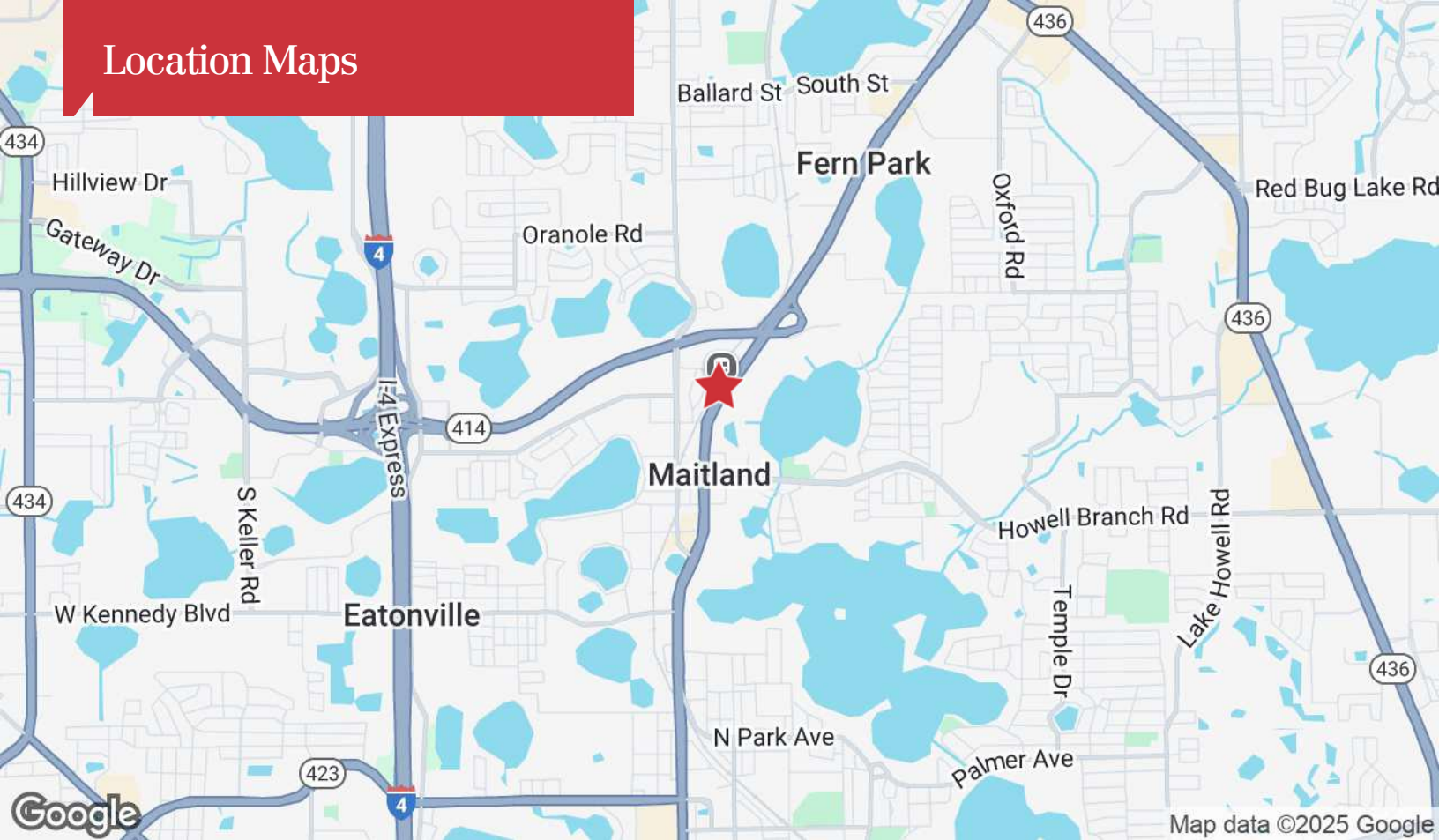


Typical Interior Office

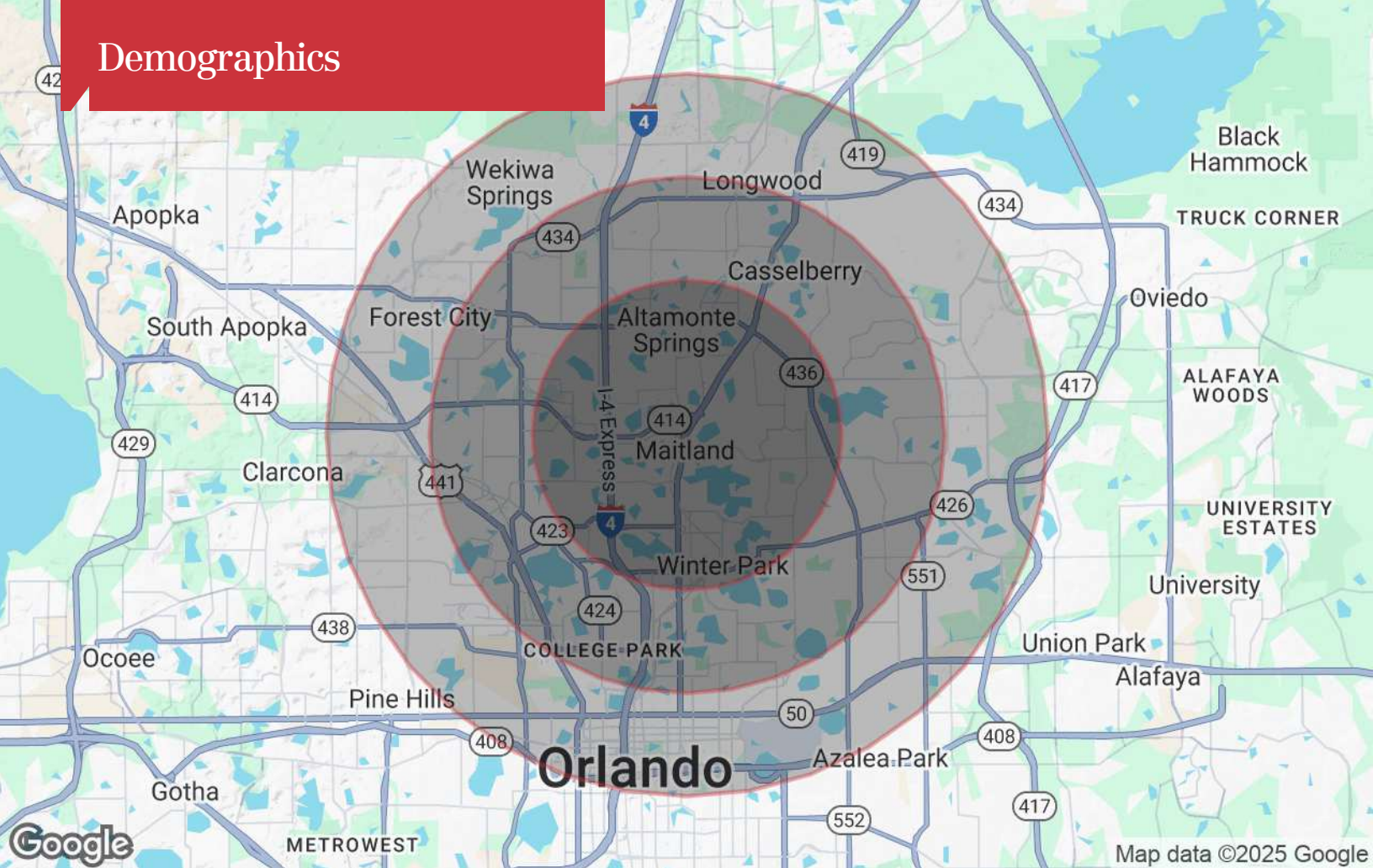


Parking Garage

Location Maps



Demographics



Population

	3 Miles	5 Miles	7 Miles
TOTAL POPULATION	97,682	271,074	511,733
MEDIAN AGE	42	42	41
MEDIAN AGE (MALE)	40	40	40
MEDIAN AGE (FEMALE)	43	43	42

Households & Income

	3 Miles	5 Miles	7 Miles
TOTAL HOUSEHOLDS	43,555	116,540	213,701
# OF PERSONS PER HH	2.2	2.3	2.4
AVERAGE HH INCOME	\$107,990	\$106,109	\$102,599
AVERAGE HOUSE VALUE	\$493,029	\$461,991	\$437,861

* Demographic data derived from 2020 ACS - US Census