



## 735 Primera Boulevard Lake Mary, Florida 32746

### Building Features

- Class 'A' Office Park
- Attractive two-story brick building with insulated glass construction; built in 2000
- Self-contained suites with restroom and break area
- Suites are ready for immediate occupancy
- High speed fiber optic available - Spectrum / AT&T
- Tenant controlled HVAC, 24/7 access, and private exterior entrances
- Parking ratio: 4/1,000 SF
- Great Lake Mary location, convenient to I-4, Lake Mary Blvd, Rinehart Road and US Hwy 17-92
- Close to restaurants, shopping and banking

Available Spaces		
Suite	RSF	Lease Rate (PSF)
115	1,380	\$19.00
200	2,670	\$18.00
215	2,670	\$18.00
235	2,670	\$18.00

### Winter Special: 2 Months Free for New Tenants\*

\*Outside of Minimum 3-Year Term | Janitorial & Electric not Included in Free Rent  
New Leases Must Be Signed by 03/31/26

### Lease Rate

~~\$22.00/RSF Mod Gross~~  
**\$18-\$19/RSF Mod Gross\*\***

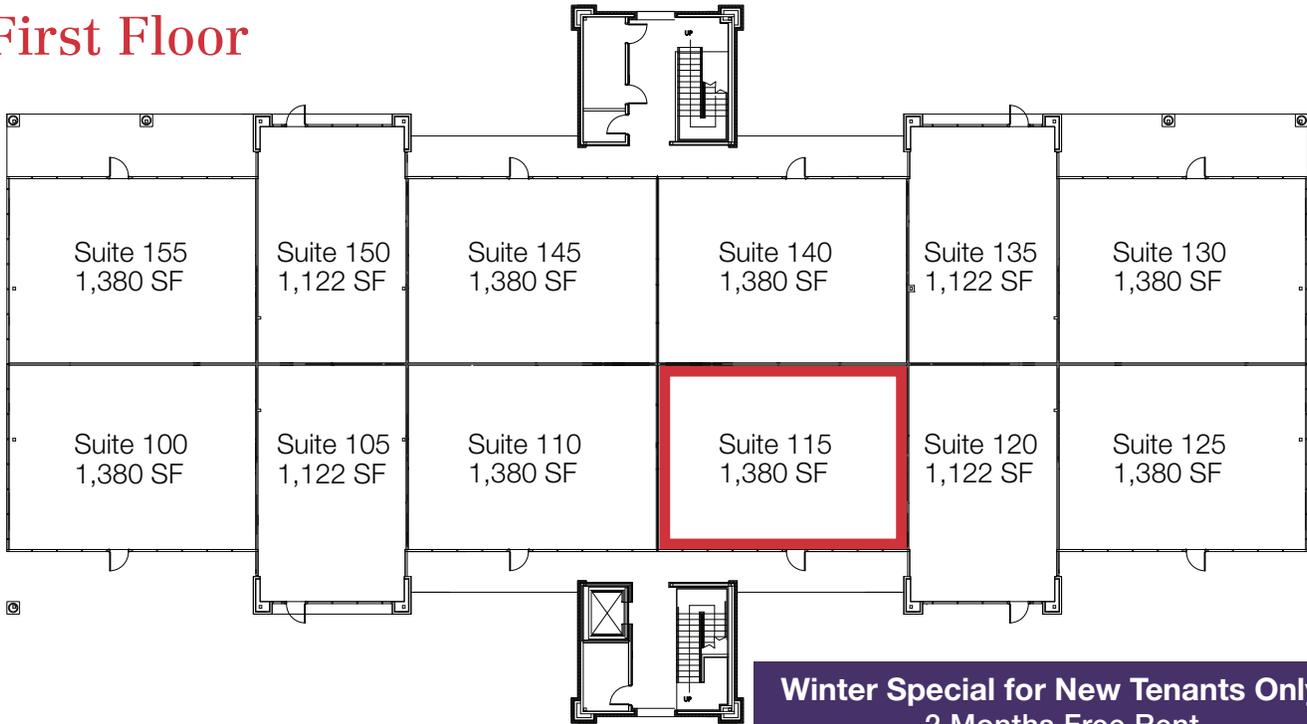
Net of Janitorial & Electric  
\*\*3-Year Minimum Term for NEW,  
Qualified Credit Tenant

For more information:

**Mary Frances West, CCIM**

+1 407 949 0725 | mfwest@realvest.com

## First Floor

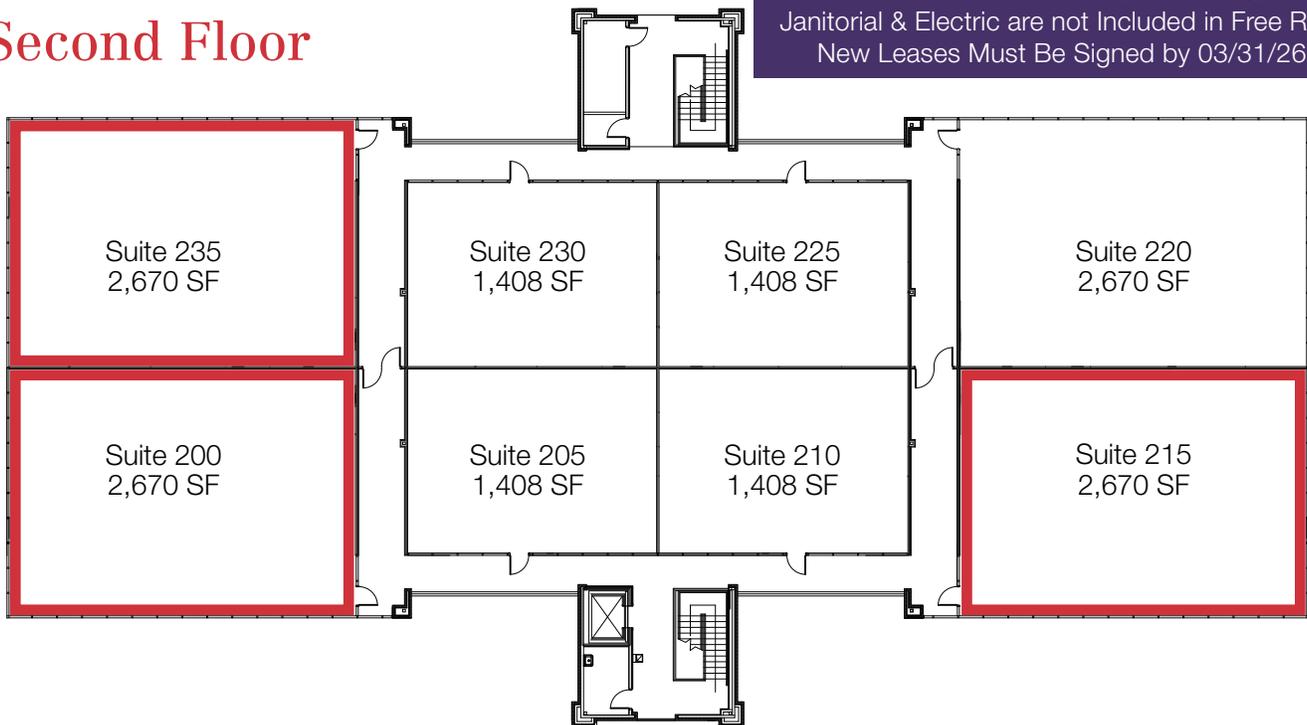


**Winter Special for New Tenants Only\*:  
2 Months Free Rent**

**Lease Rate Reduced to \$18-\$19/SF MG**

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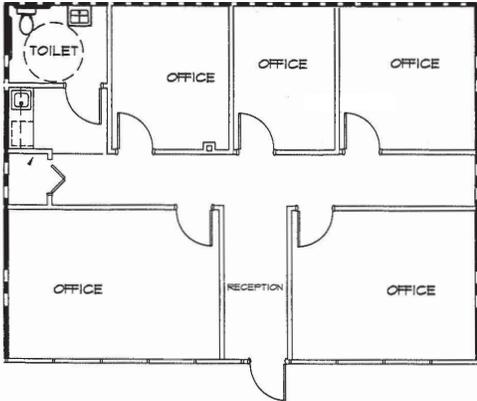
## Second Floor



735 Primera Boulevard  
Lake Mary, Florida 32746

As Builts  
Lake Mary Office Space  
Primera Court II

Suite 115 - 1,380 RSF

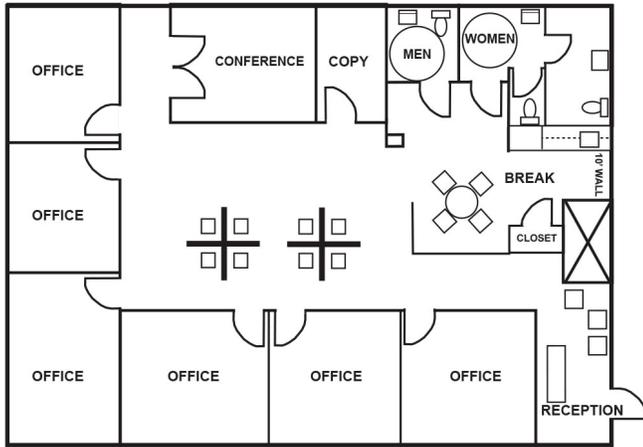


Individual Entrances

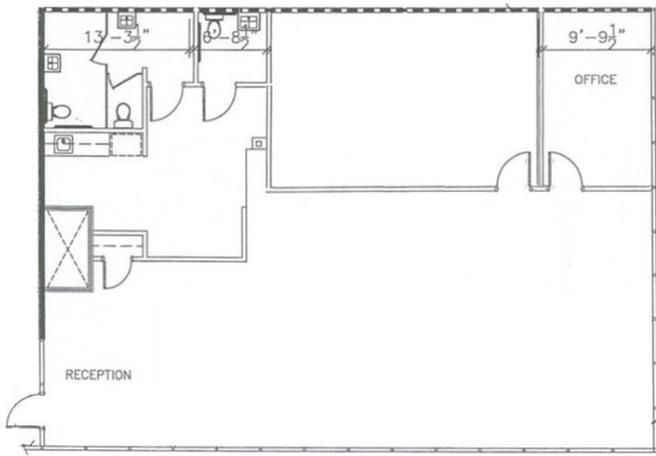


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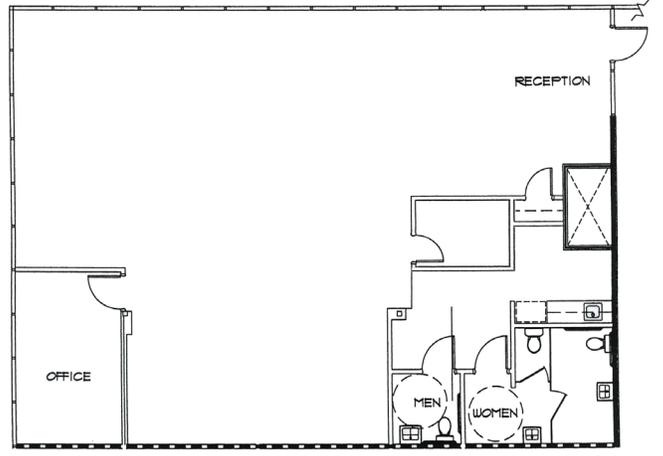
Suite 200 - 2,670 RSF



Suite 215 - 2,670 RSF



Suite 235 - 2,670 RSF



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Orlando MSA  
Lake Mary Office Space  
Primera Court II

