

FOR LEASE OR SALE  
841 DRIVE BUICK AVENUE  
ORLANDO, FL 32808



AVAILABLE NOW

## PROPERTY HIGHLIGHTS

- Up to 42,400 SF Warehouse located on 3.46 Acres with the potential for outside storage
- Zoned I-P (City of Orlando)
- Clear Height: 16' - 18'
- Doors: Seven (7) dock high and three (3) grade level doors
- Power: 3 phase/ 400 amp / 480 volt
- Landlord Improvements Include:
  - New TPO Roof
  - Fresh Paint
  - Parking Lot Repairs

**Lease Rate:** \$12.50/SF NNN

**Op Ex:** \$2.15/SF

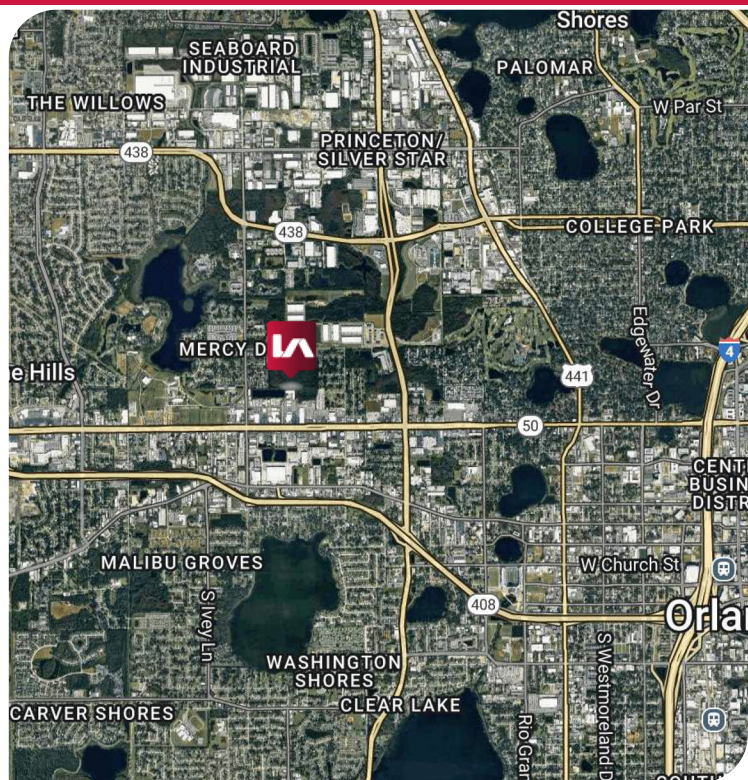
**Sale Price:** \$7,100,000

### Contact:

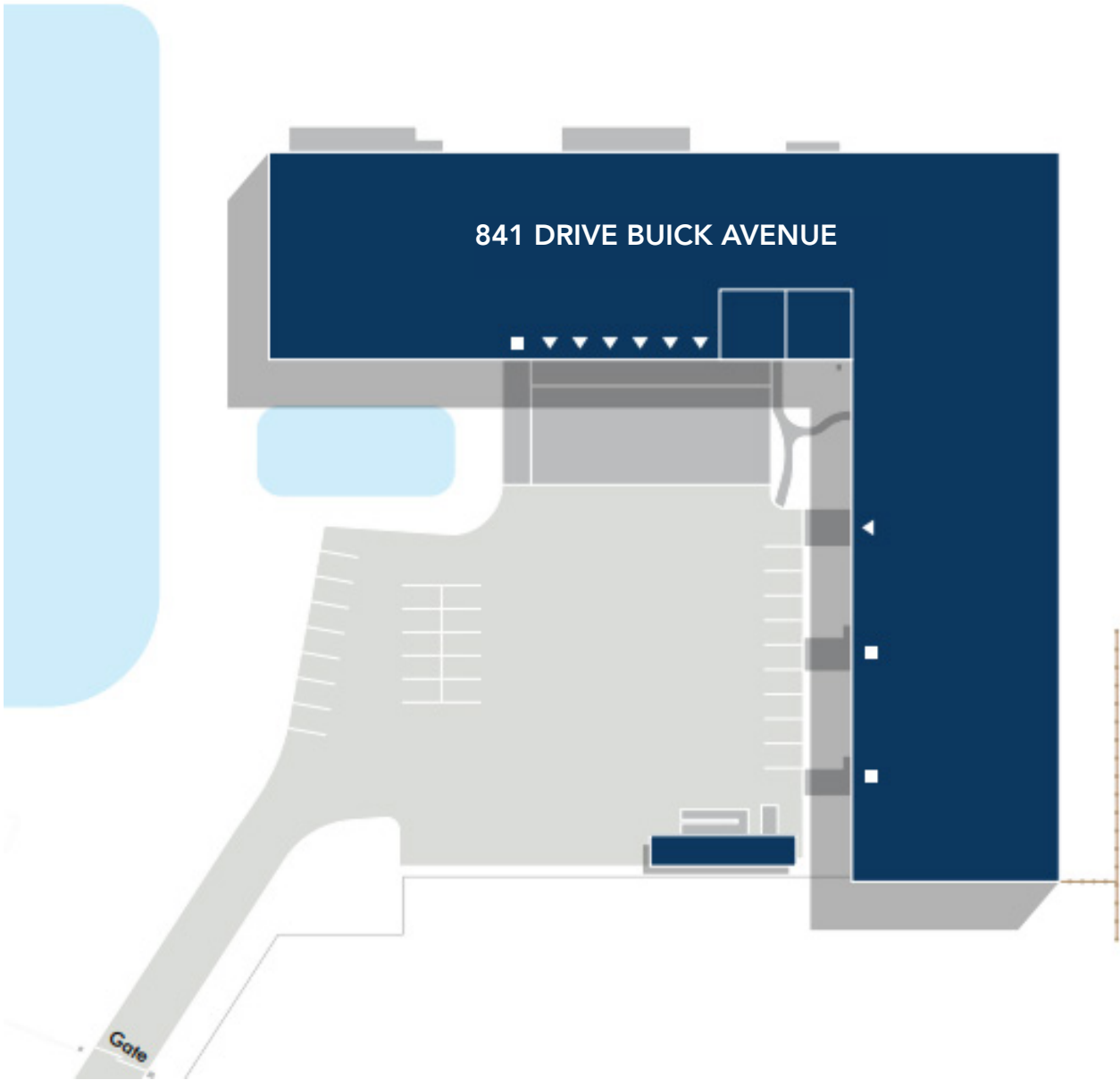
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RECENT LANDLORD IMPROVEMENTS

- New TPO Roof
- Fresh Paint
- Parking Lot Repairs



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OFFICE PHOTOS



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WAREHOUSE PHOTOS



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