FOR LEASE OR SALE

841 DRIVE BUICK AVENUE

ORLANDO, FL 32808

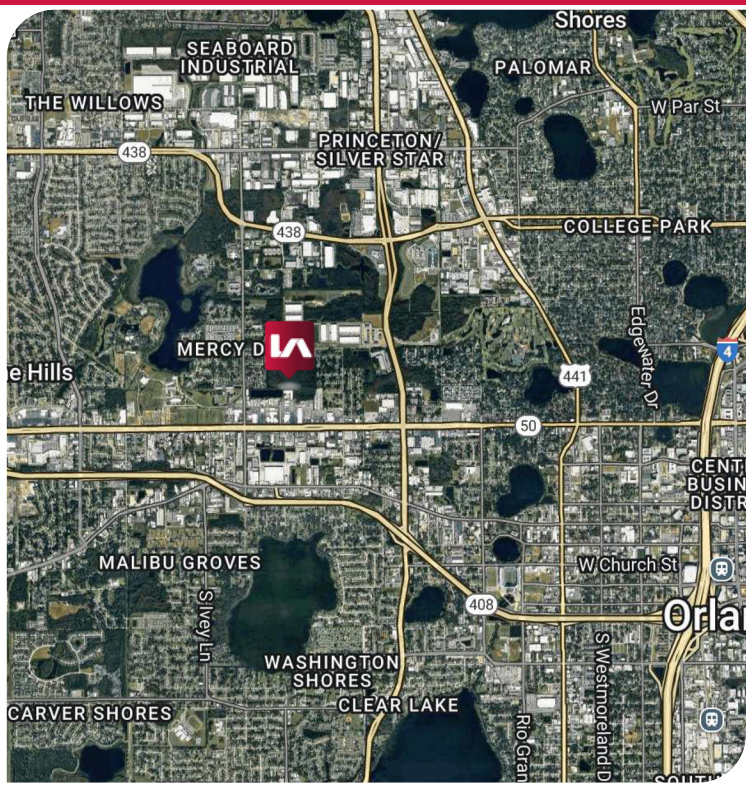
LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

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: $6,900,000



Contact:

Ryan Griffith
Senior Vice President/Principal
rgriffith@lee-associates.com
D 908.208.4774

Christopher "CJ" Griffith, SIOR
Vice President
cgriffith@lee-associates.com
D 908.380.3627

Charles "W" Duvall
Senior Associate
cduvall@lee-associates.com
D 321.243.0857

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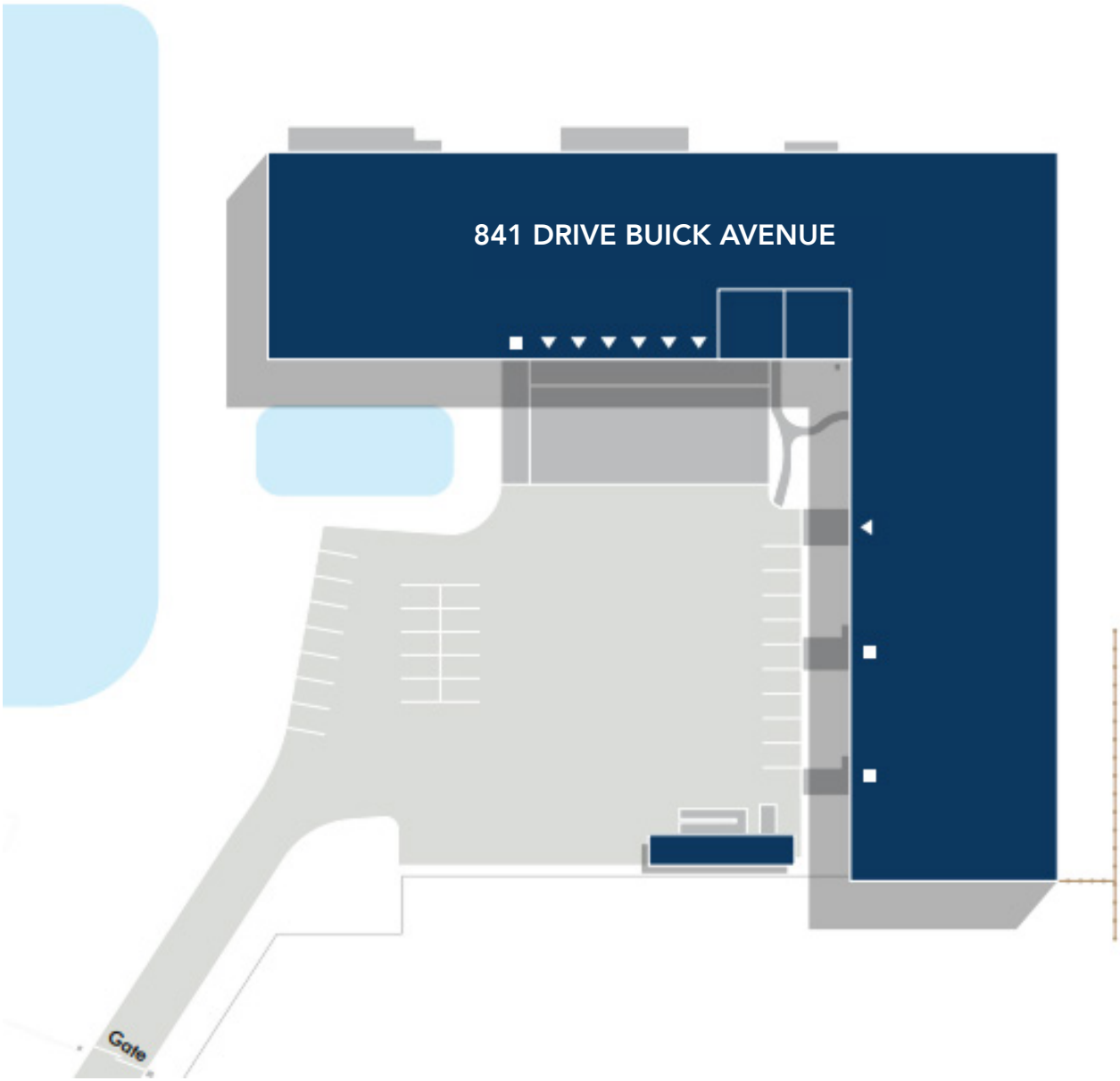

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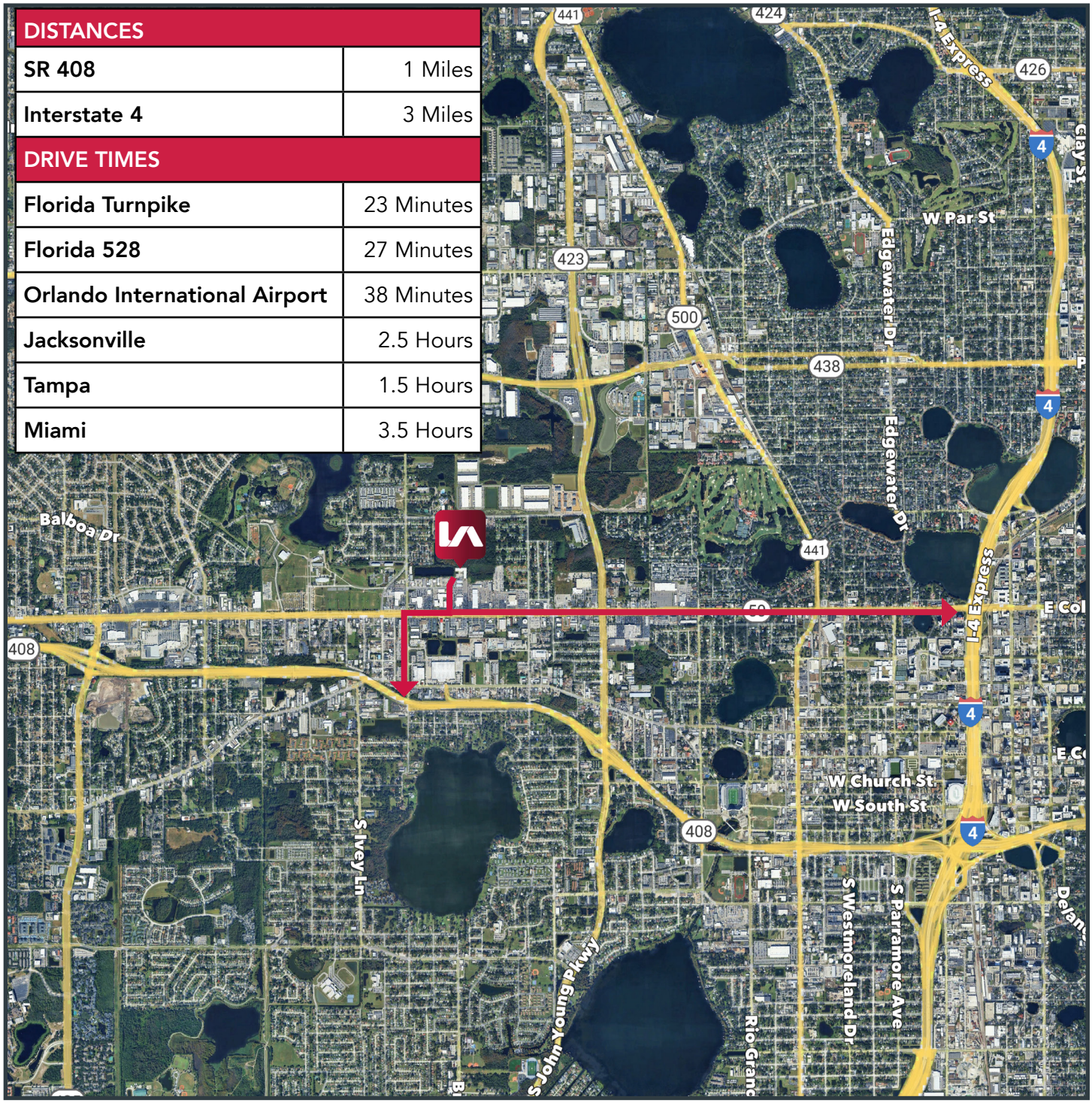
DISTANCES	
SR 408	1 Miles
Interstate 4	3 Miles
DRIVE TIMES	
Florida Turnpike	23 Minutes
Florida 528	27 Minutes
Orlando International Airport	38 Minutes
Jacksonville	2.5 Hours
Tampa	1.5 Hours
Miami	3.5 Hours



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COMMERCIAL REAL ESTATE SERVICES

RECENT LANDLORD IMPROVEMENTS

- New TPO Roof
- Fresh Paint
- Parking Lot Repairs

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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

OFFICE PHOTOS

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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

WAREHOUSE PHOTOS

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