

PLANT STREET

TRAILSIDE

855 E Plant St Winter Garden FL, 34787



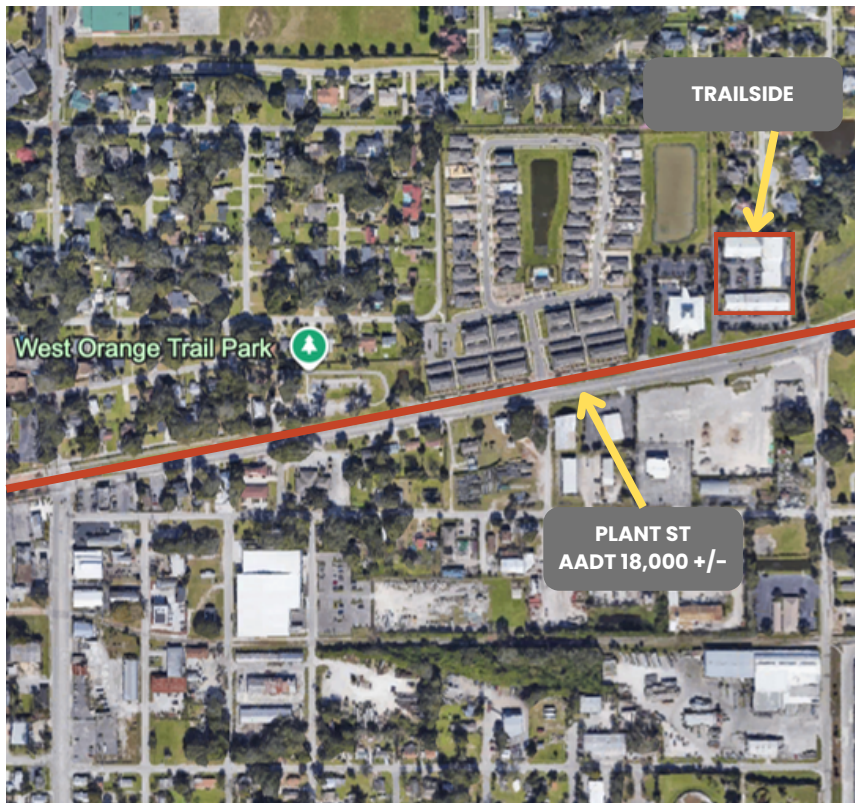
EXCHANGE PLACE
REAL ESTATE & DEVELOPMENT



PROPERTY OVERVIEW

Located at 855 E Plant Street in Winter Garden, Trailside Center offers prime office and retail space in one of the area's most active corridors. Just minutes from Downtown Winter Garden and directly on the West Orange Trail, the property offers excellent visibility and convenient access, with flexible suites suited for office, specialty, spa, or daycare uses. Set across two well-maintained buildings built in 2006, Trailside Center provides an attractive setting for businesses seeking both exposure and accessibility in a highly desirable West Orange County location.

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EXECUTIVE SUMMARY

AREA HIGHLIGHTS

- Close to Downtown Winter Garden, known for its brick-lined streets, local restaurants, boutiques, and community events.
- Near the West Orange Trail, a major regional trail system that draws walkers, cyclists, and visitors throughout the year.
- Surrounded by a highly desirable and growing West Orange County submarket with strong residential demand and neighborhood amenities.
- Easy access to the broader Winter Garden and Horizon West areas, with convenient connectivity to surrounding Orange County growth corridors.



DEMOGRAPHICS

855 E Plant St, Winter Garden, Florida, 34787

Ring: 5 mile radius

KEY FACTS

129,710

Population



44,352

Households

38.9

Median Age

\$87,031

Median Disposable Income

EDUCATION

9.3%

No High School Diploma



23.4%

High School Graduate



26.3%

Some College/
Associate's Degree



41.0%

Bachelor's/Grad/
Prof Degree

INCOME



\$104,778

Median Household Income



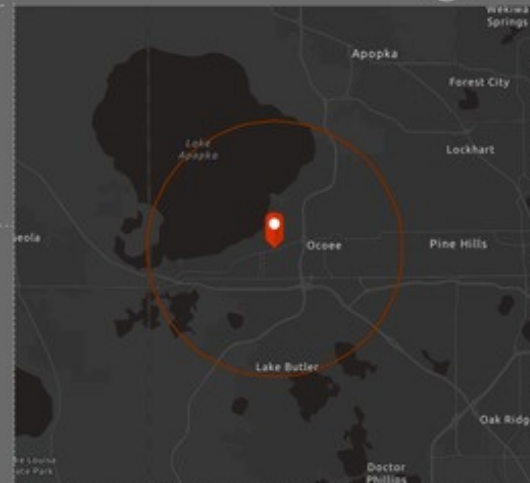
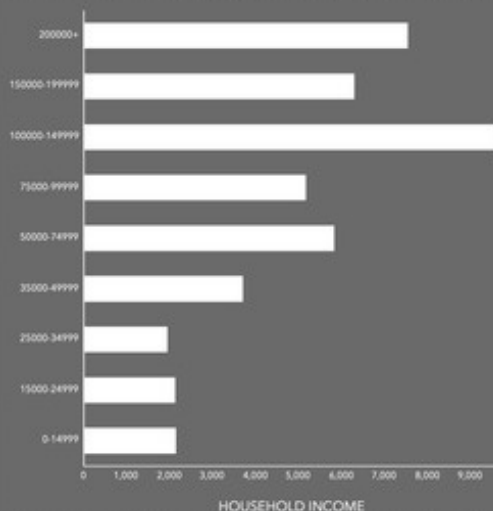
\$47,152

Per Capita Income



\$331,902

Median Net Worth



EMPLOYMENT



White Collar

69.0%



Blue Collar

16.9%



Services

16.3%

3.4%

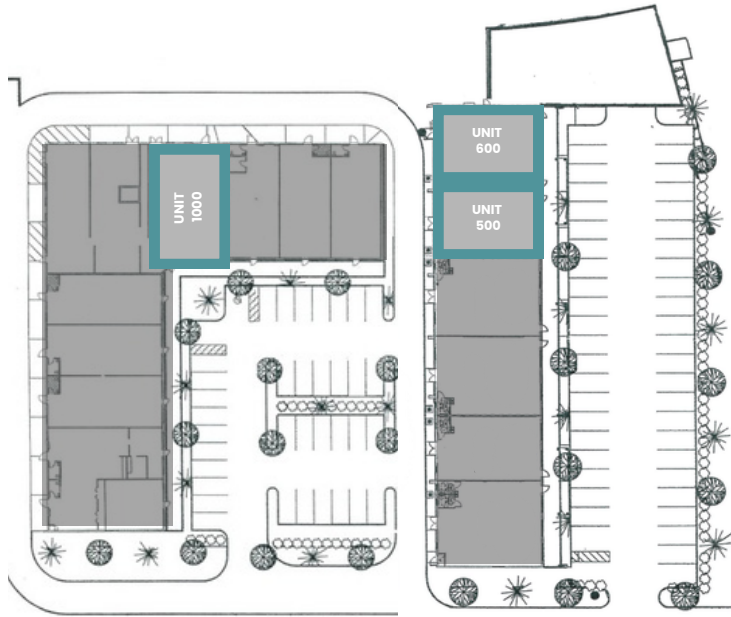
Unemployment Rate

Source: This infographic contains data provided by Esri (2025, 2030). © 2026 Esri





AVAILABLE UNITS

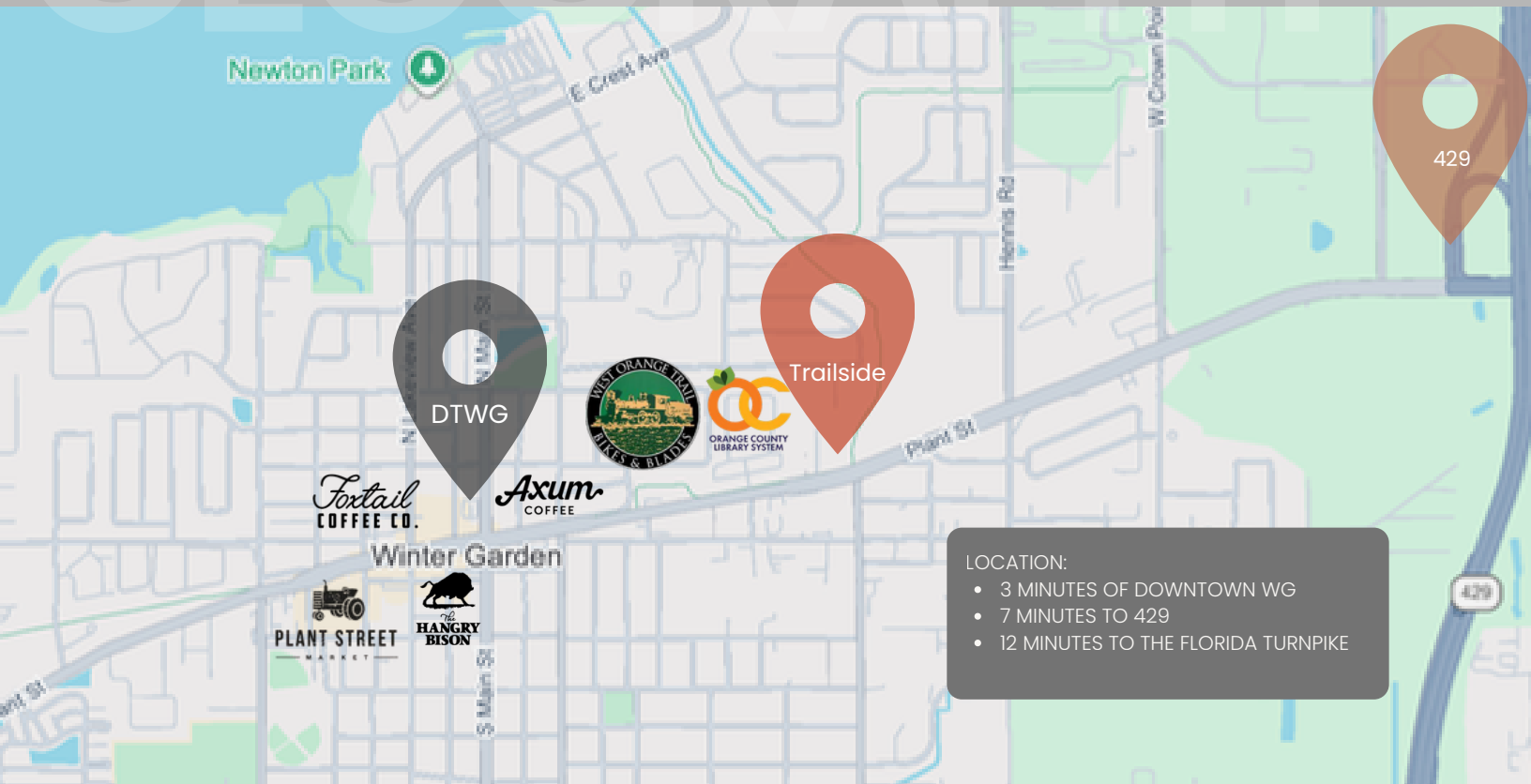


PROPERTY NAME	Trailside
PROPERTY ADDRESS	855 E Plant St, Winter Garden
YEAR BUILT	2006
# BUILDINGS	2
AVAILABLE SF	4,969 SF
# OF SUITES AVAILABLE	3
SUITE SQFT	1,560 & 1,487 & 2,056
PROPERTY TYPE	Office/Special
ZONING	C2
MARKET	Winter Garden
SUBMARKET	West Orlando
TRAFFIC COUNT (PLANT ST)	18,000 +/-

SUITE	SQ FT	RATE	CAM	BLDG TYPE	AVAILABILITY
500	1,487	\$29.45	\$5.56	Office/Speciality/Educational	Currently Available
600	2,056	\$29.45	\$5.56	Office/Speciality/Educational	Currently Available
1000	1,560	\$27	\$5.56	Office/Spa	5/31/2026

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GEOGRAPHY



LOCATION:

- 3 MINUTES OF DOWNTOWN WG
- 7 MINUTES TO 429
- 12 MINUTES TO THE FLORIDA TURNPIKE

Trailside

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