

For Lease

# Individual Offices in Metrowest

230 - 245 SF | \$1,400 - \$1,490 per month



## 1507 South Hiawasse Rd, Unit 111

Orlando, Florida 32835

### Property Highlights

- Private office suites available within an established mortgage and financial services office
- Located in the Metrowest Professional Plaza in the center of one of Orlando's premier business districts
- Professional, move-in-ready office environment - ready to go large offices with abundant natural light
- Shared professional reception area, fully equipped conference room as well as a kitchen/break room
- Flexible office solution in one of Orlando's most established business communities
- Ample on-site parking
- Easy access to SR 408 (East-West), Florida's Turnpike, I-4, Kirkman Road and Conroy Road
- Convenient to both Downtown Orlando and the attractions area

### AVAILABLE SPACES

| Space       | Lease Rate        | Size (SF) |
|-------------|-------------------|-----------|
| Suite 111-C | \$1,400 per month | 230       |
| Suite 111-D | \$1,490 per month | 245       |



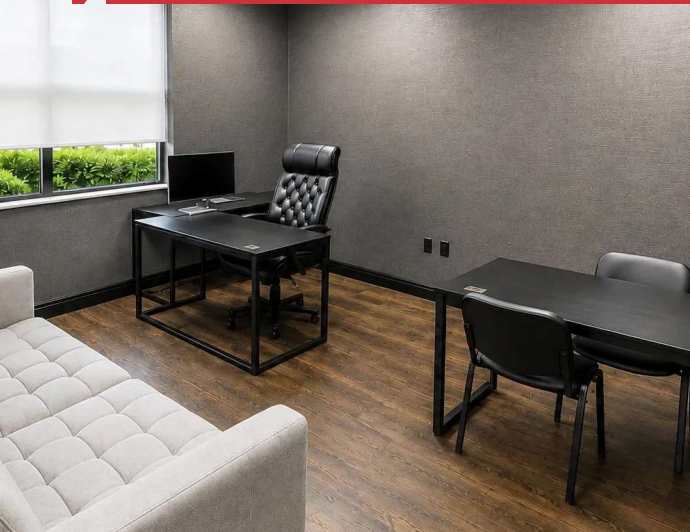
For more information

**Samira Massey**

O: 407 949 0705

[smassey@realvest.com](mailto:smassey@realvest.com)

## Suite Photos



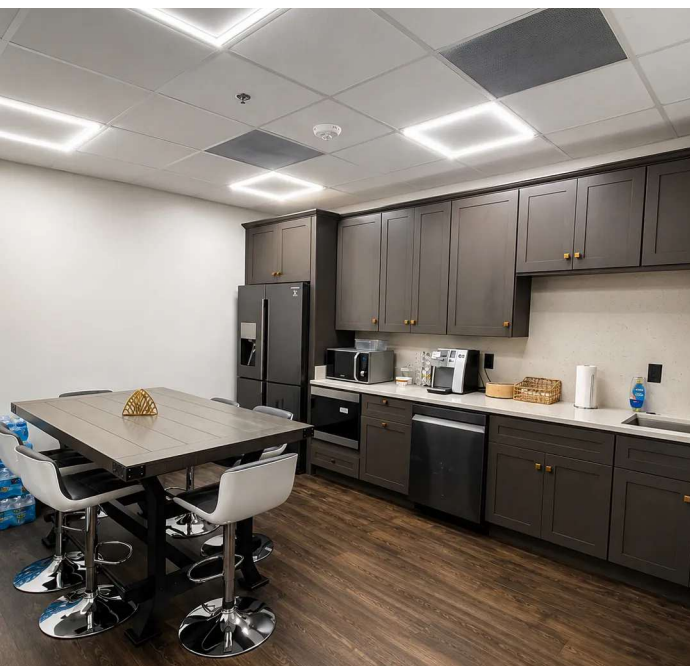
Suite C



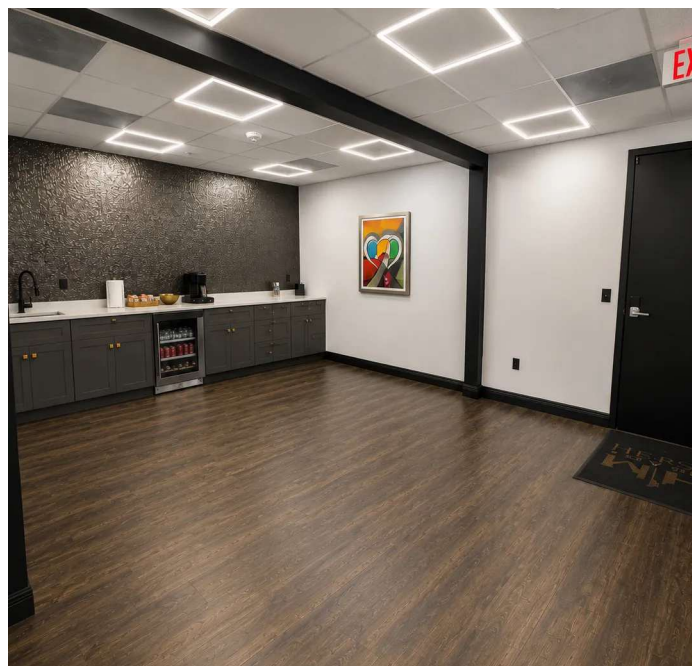
Suite D



Shared Conference Room



Shared Break Room

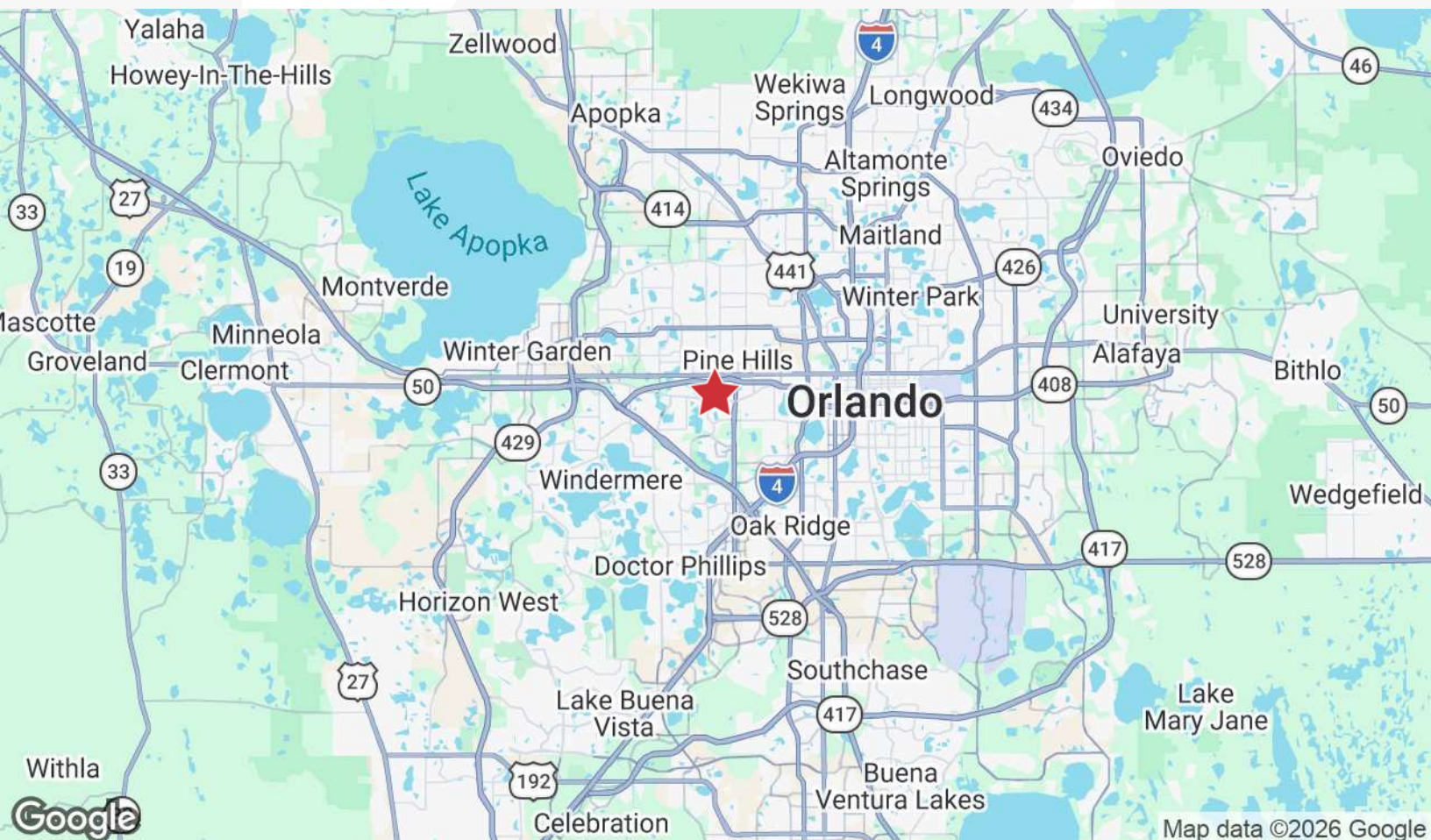
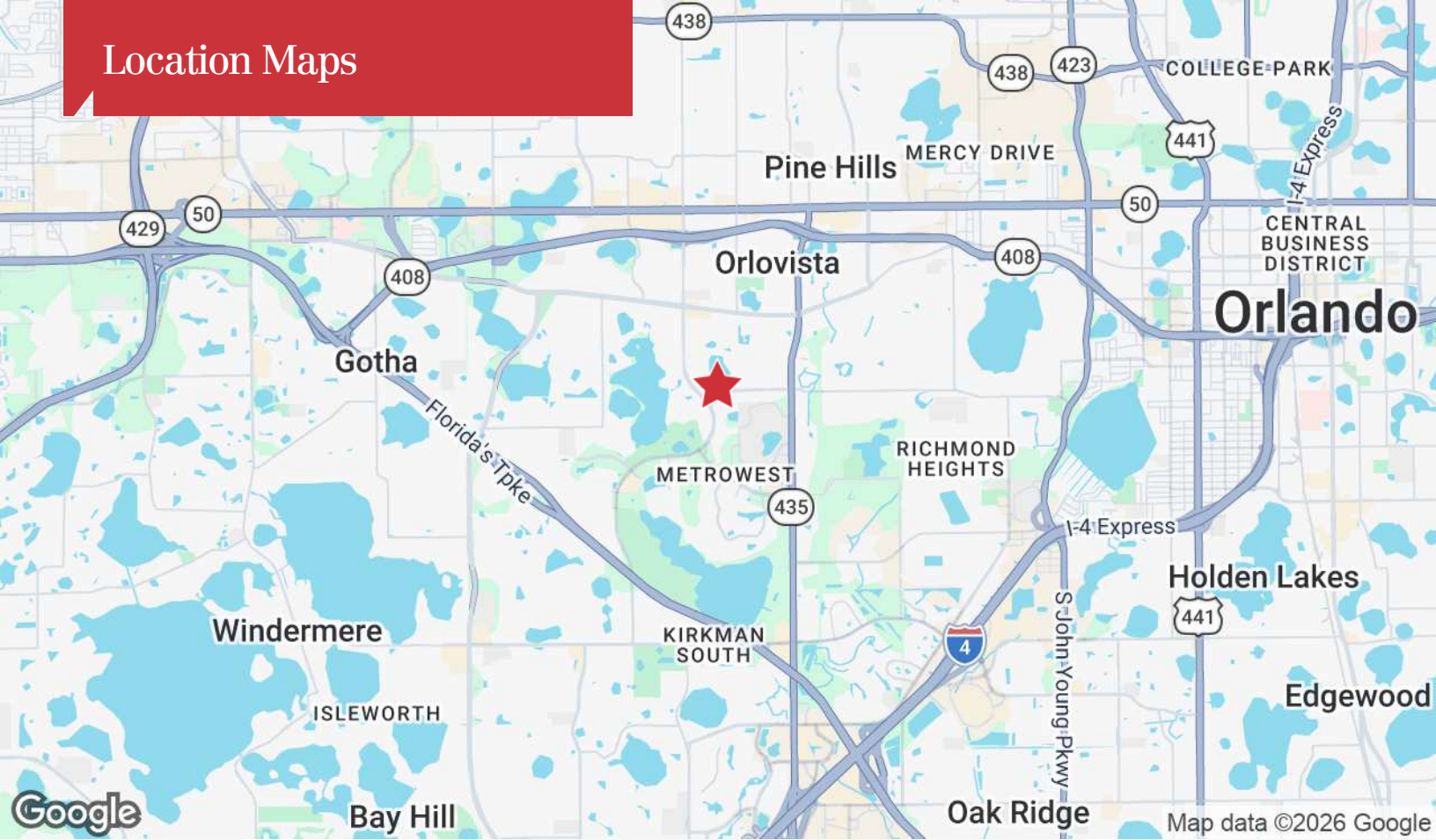


Shared Lobby

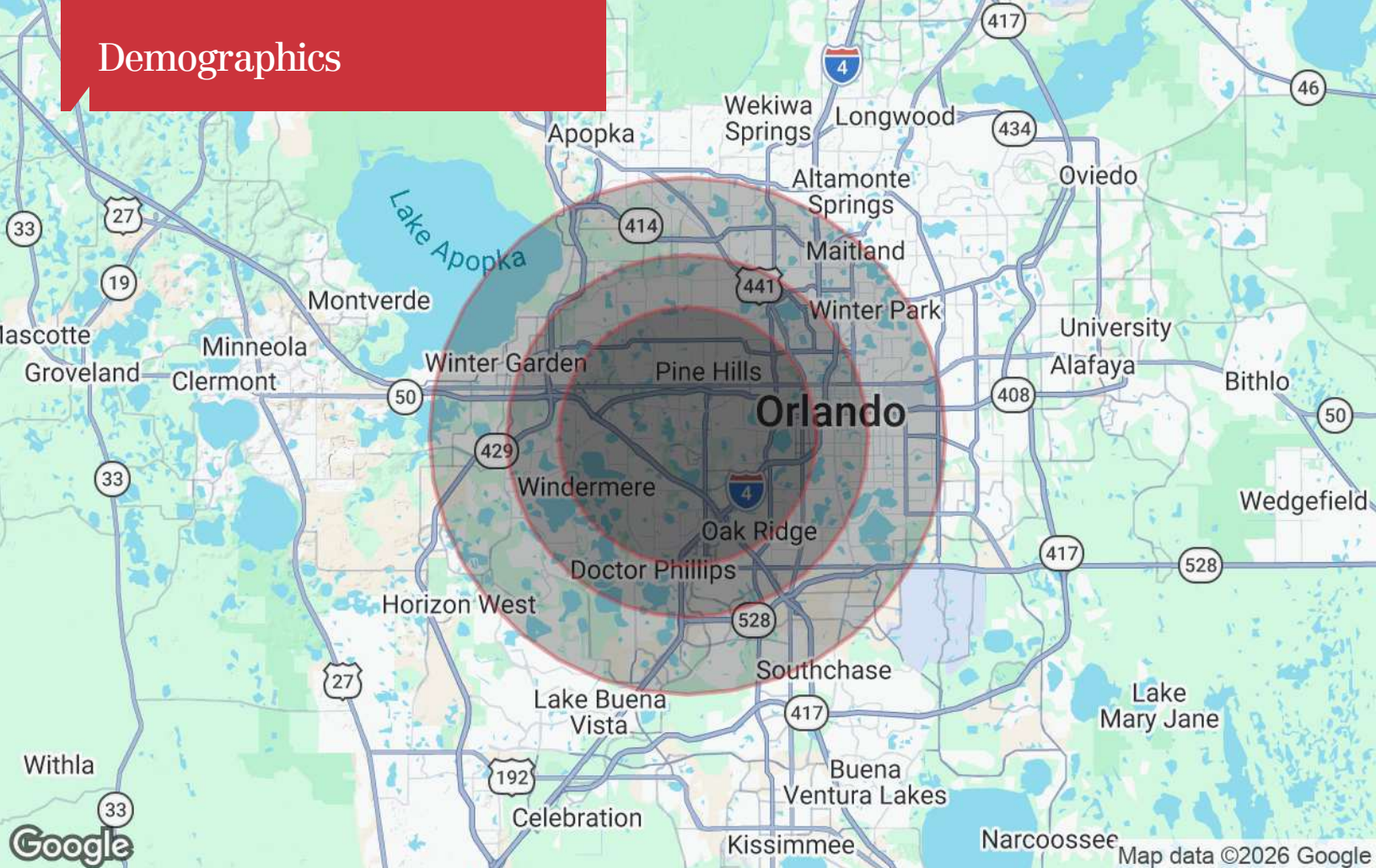


Attractive Building Finishes

# Location Maps



# Demographics



## Population

|                     | 5 Miles | 7 Miles | 10 Miles |
|---------------------|---------|---------|----------|
| TOTAL POPULATION    | 290,096 | 470,425 | 828,301  |
| MEDIAN AGE          | 36.2    | 37.4    | 37.7     |
| MEDIAN AGE (MALE)   | 35.2    | 36.3    | 36.8     |
| MEDIAN AGE (FEMALE) | 36.7    | 37.9    | 38.3     |

## Households & Income

|                     | 5 Miles   | 7 Miles   | 10 Miles  |
|---------------------|-----------|-----------|-----------|
| TOTAL HOUSEHOLDS    | 98,946    | 168,944   | 305,351   |
| # OF PERSONS PER HH | 2.9       | 2.8       | 2.7       |
| AVERAGE HH INCOME   | \$87,724  | \$101,681 | \$109,074 |
| AVERAGE HOUSE VALUE | \$331,993 | \$402,839 | \$426,993 |

\* Demographic data derived from 2020 ACS - US Census