



**AVISON
YOUNG**

FOR SALE

OFFICE/FLEX WAREHOUSE

220

WEBER STREET

ORLANDO FL 32803

Partnership. Performance.

Great Owner/User Opportunity

Located in Downtown Orlando just outside of the Central Business District and within walking distance of Antique Row and Ivanhoe Village. This newly remodeled property consists of 3,987± SF of office/warehouse space with separate private entrances upstairs and downstairs, two distinct office spaces equipped with custom finishes, and air conditioning throughout including the warehouse.



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Property Features	
Total Building Size:	3,987 ± sf
Access:	Weber Street and Highland Ave
Parcel ID:	24-22-29-0472-00-050
Municipality:	City of Orlando, Orange County
Zoning:	O-3
Price:	\$749,000.00



Property Highlights

- Free standing, fully customized office warehouse
- Separate private entrances on first and second floor
- Fully functional bay and lift
- Central air throughout, including warehouse
- Fully sprinklered
- 2 distinct office spaces for use or rent
- Custom wall finishes, windows, and doors

Pricing

Sale Price: **\$749,000.00**

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**AVISON
YOUNG**

**CANADA'S
BEST
MANAGED
COMPANIES**

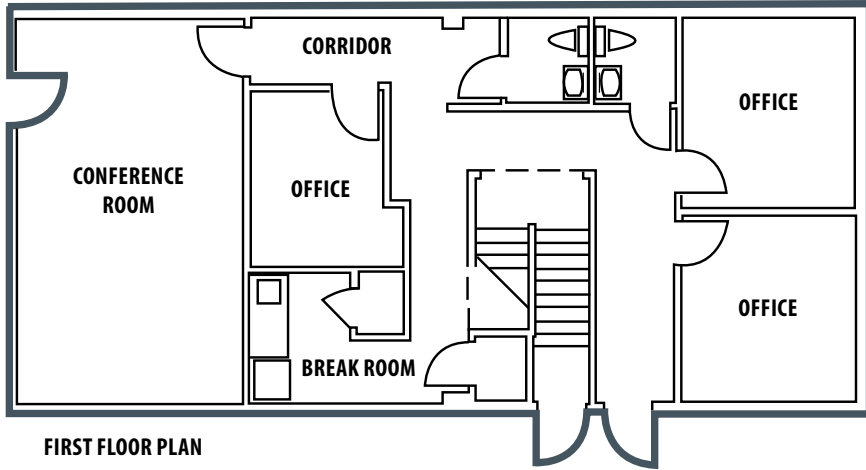
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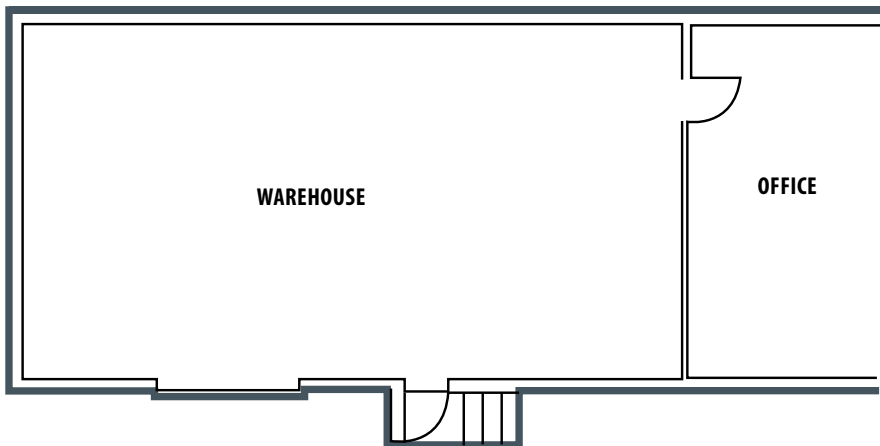
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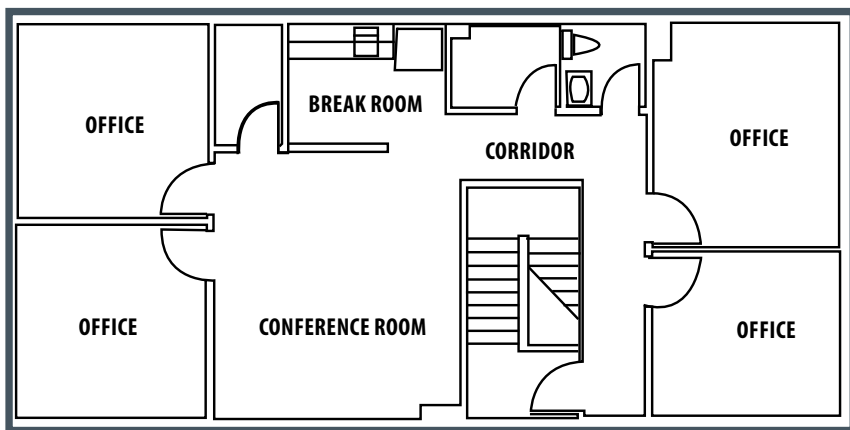
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FIRST FLOOR PLAN



FIRST FLOOR WAREHOUSE



SECOND FLOOR PLAN

