

NNN Retail Property For Sale

5260 S Orange Blossom Trail
Orlando, FL 32839



Cash America Pawn Investment

- 17,050± SF retail building built in 1985
- 155± SF of frontage on Orange Blossom Trail, a heavily trafficked road with a daily count of 58,904± cars
- Tenant has been at location for 27 years and recently renewed lease for additional 5 year term
- New five year lease term commencing - 6/1/2021
- NOI: \$149,628

Asking Price:

\$1,950,000 (7.7% CAP)



27 year operating history



Corporate guarantee



Highly visible from US 441



Minutes from major thoroughfares

Get more information

[Nathan Eissler, CCIM, SIOR](#)

Principal

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Population	1 Mile	3 Miles	5 Miles
Total Population (2020)	25,521	98,810	221,841
Median Age	32.6	34.7	35.6
Annual Growth 2010-2020	2.3%	1.5%	1.6%
Households & Income	1 Mile	3 Miles	5 Miles
Total households (2020)	9,254	41,090	101,136
# of persons per HH	2.7	2.6	2.4
Average HH income	\$45,529	\$56,989	\$65,351
Median house value	\$187,981	\$196,624	\$233,407

* Demographic data derived from Costar



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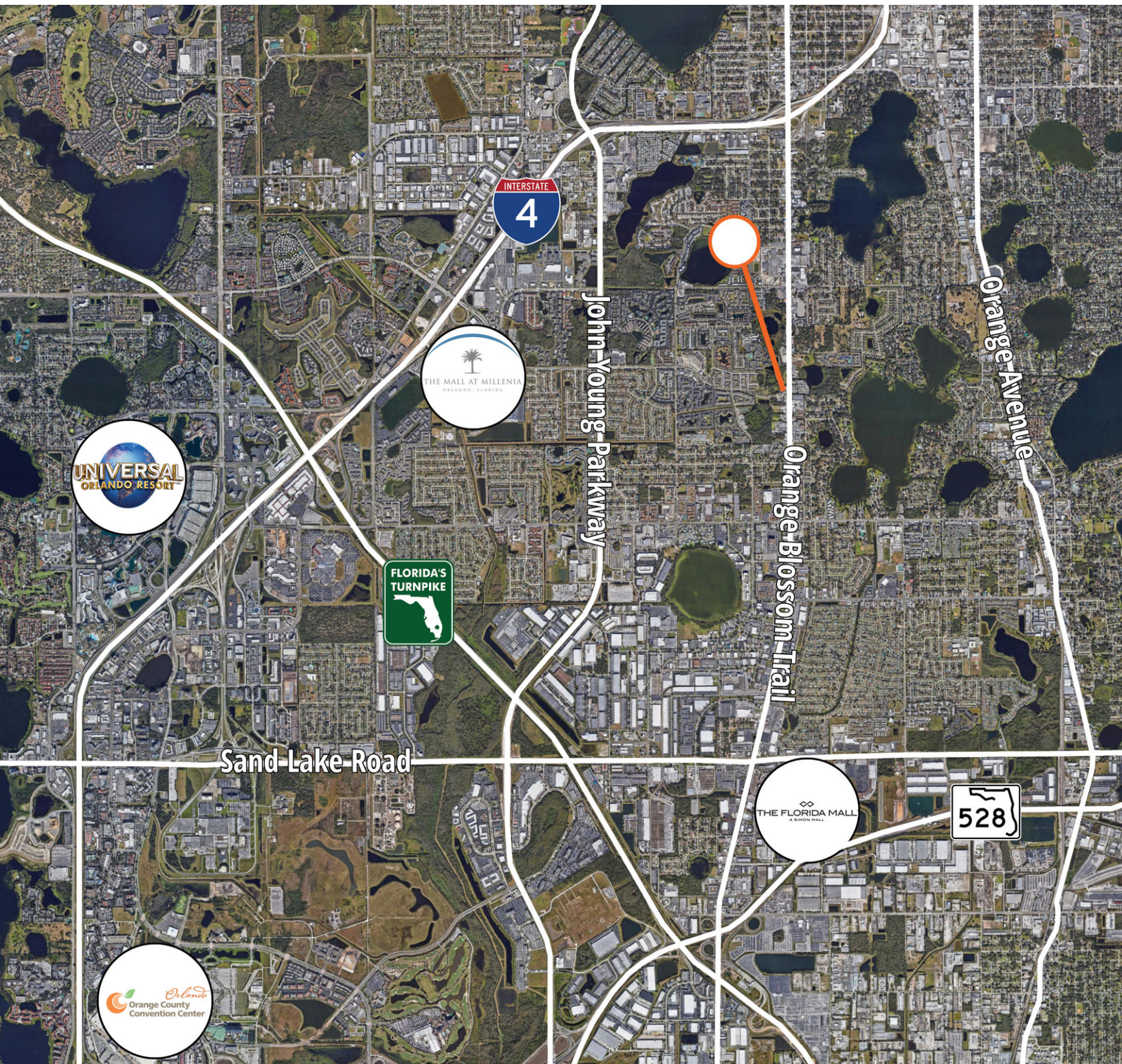
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