For Sale

Downtown Orlando Office Building

3,048 SF | $945,000



112 Pasadena Place

Orlando, Florida 32803

Property Highlights

- 3,048± SF, two-story office building on 0.18± acre site
- Built in 1926 with many upgrades over the years; new roof in 2021
- Efficient floor plan with lobby/reception area, 6 private offices, 5 restrooms (4 with showers), open work areas, break room and storage
- Cement block and frame construction – professionally maintained
- Paved onsite parking area
- Great location – immediate access to I-4 and minutes from Orange Ave, Colonial Drive and Mills Ave (US Hwy 17-92)
- Easy access to SR 408, US Hwy 441 (Orange Blossom Trail), Princeton Avenue and John Young Parkway
- Walking distance to Lake Highland Prep
- Close to AdventHealth Medical Complex and Orlando Health Hospitals



Sale Price: $945,000

For more information

Bentley FitzGibbon

O: 407 949 0739

bfitzgibbon@realvest.com

NAI Realvest

1800 Pembrook Drive, Suite 350
Orlando, FL 32810
407 875 9989 tel
nairealvest.com

10.23.26

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

Property Photos













The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

NAI Realvest

1800 Pembrook Drive, Suite 350
Orlando, FL 32810
407 875 9989 tel
nairealvest.com

Floor Plan

FIRST FLOOR



SECOND FLOOR

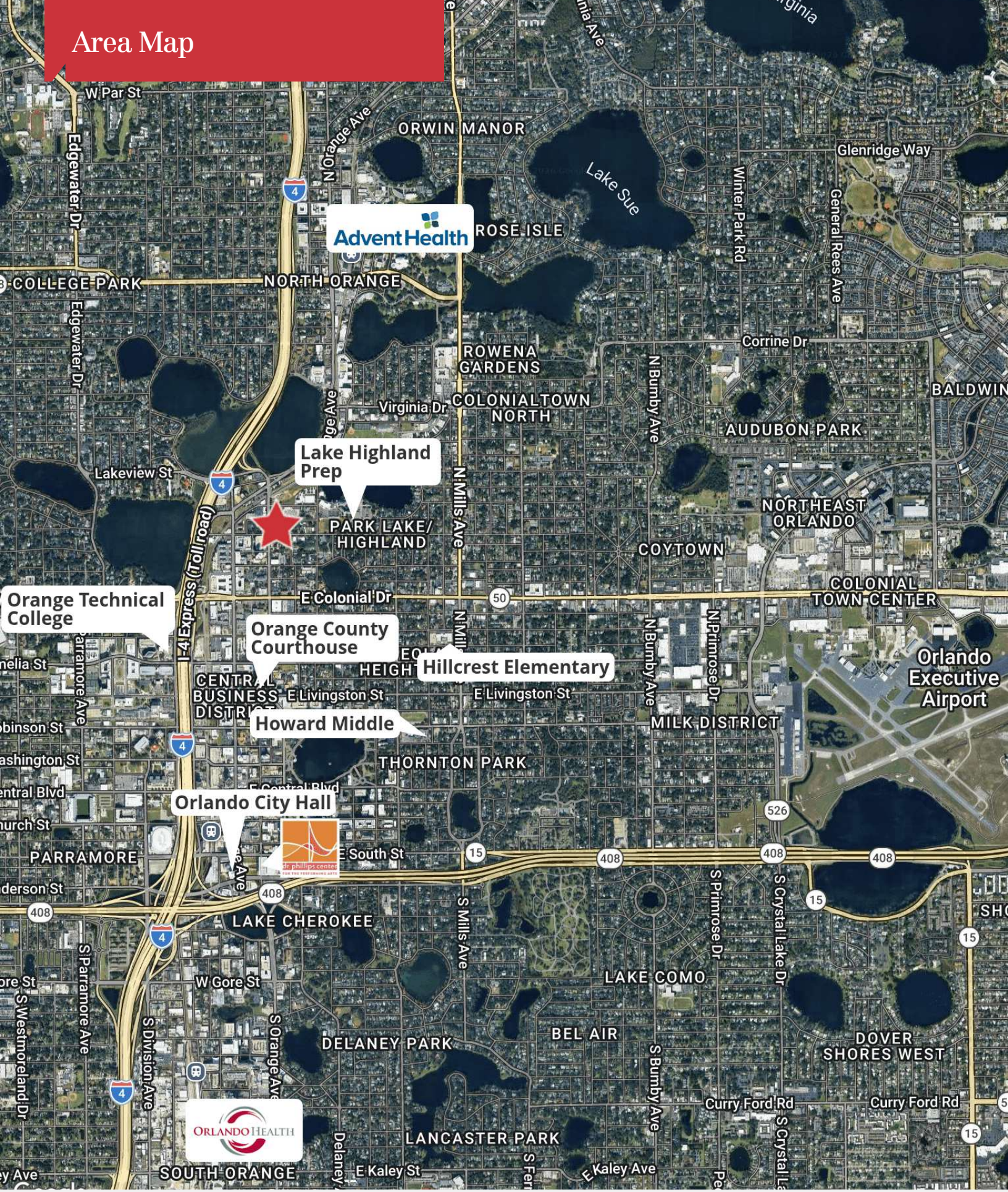


NAI Realvest

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

1800 Pembrook Drive, Suite 350
Orlando, FL 32810
407 875 9989 tel
https:nairealvest.com

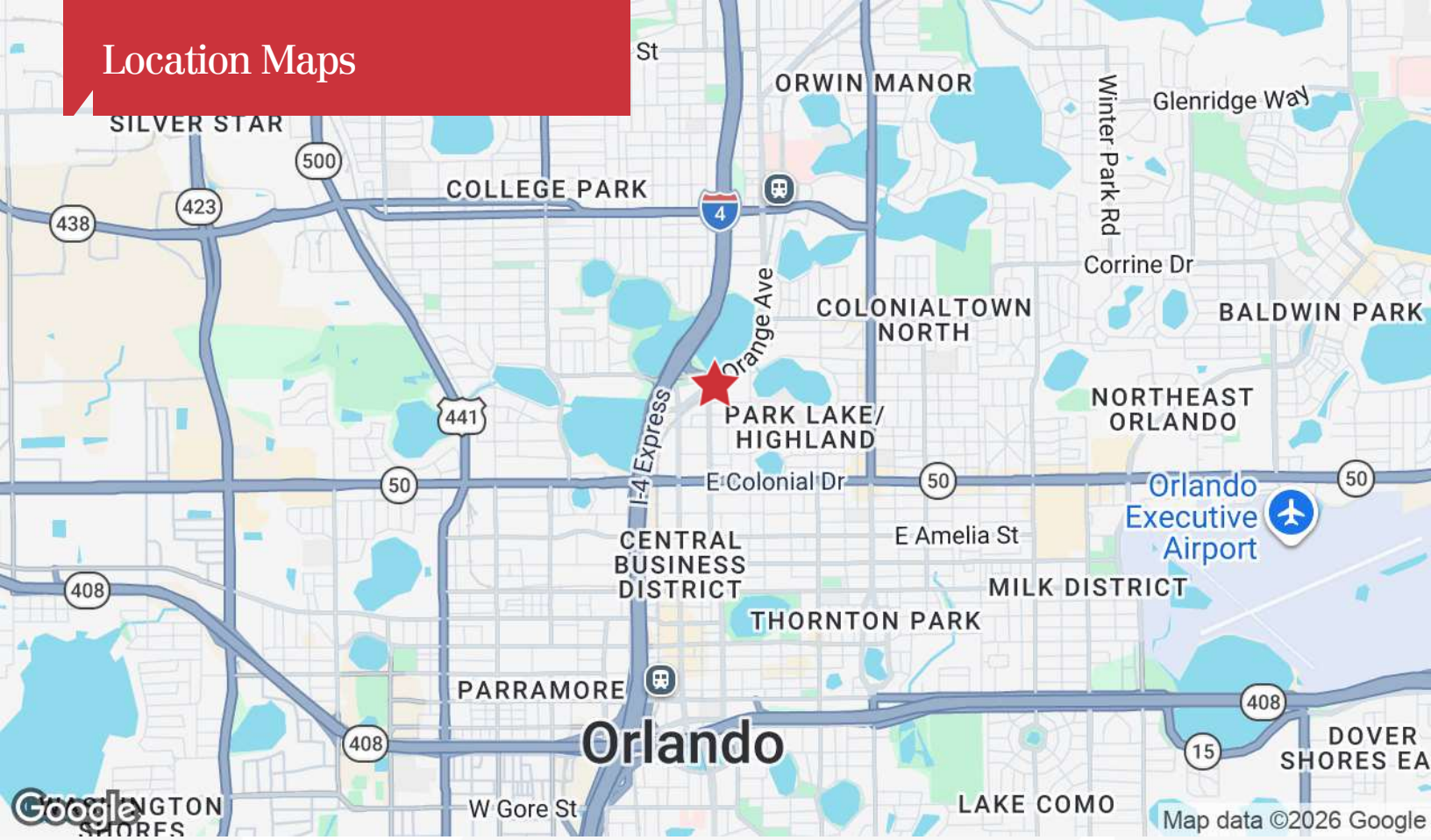
Area Map

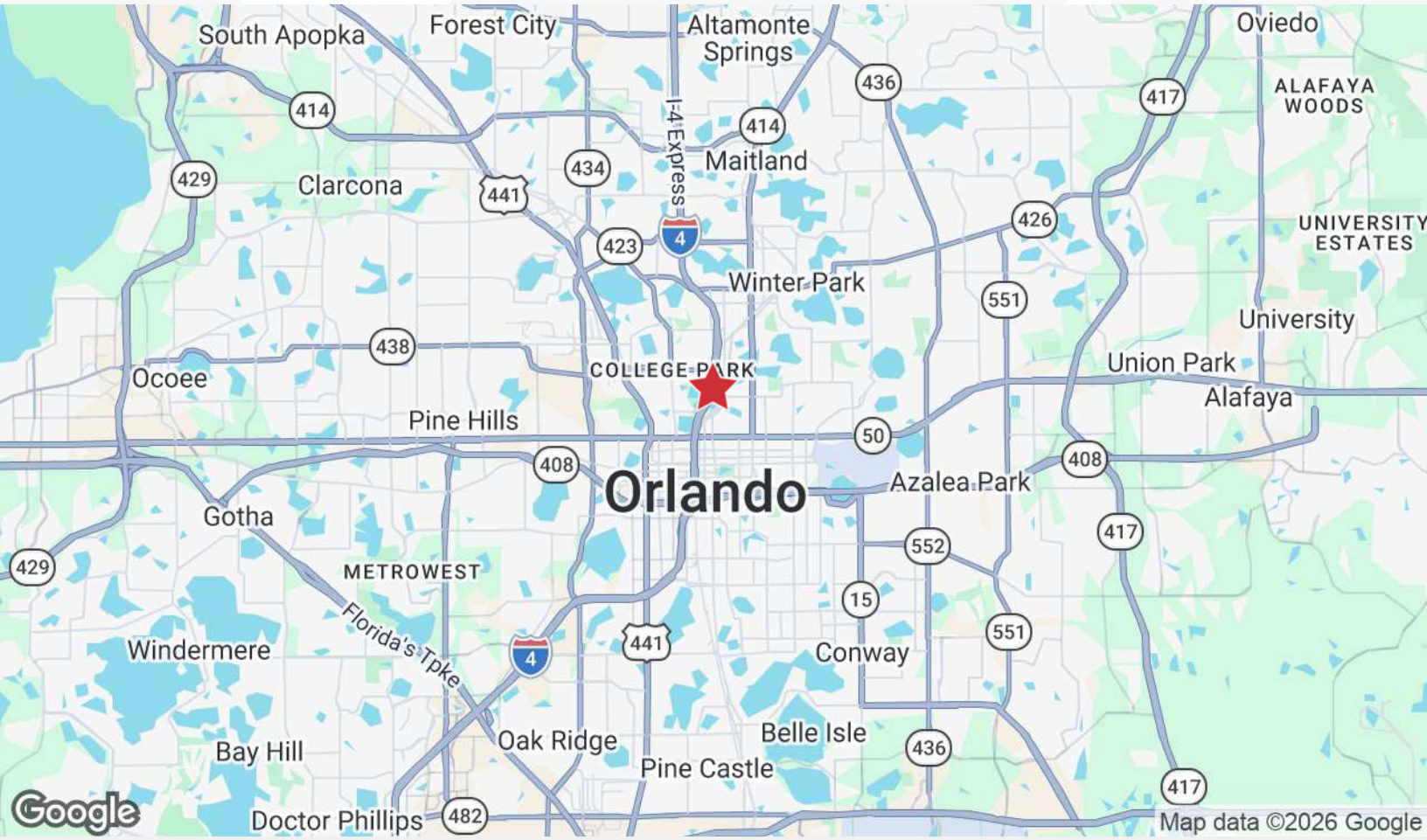


The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

NAI Realvest
1800 Pembrook Drive, Suite 350
Orlando, FL 32810
407 875 9989 tel
nairealvest.com

Location Maps

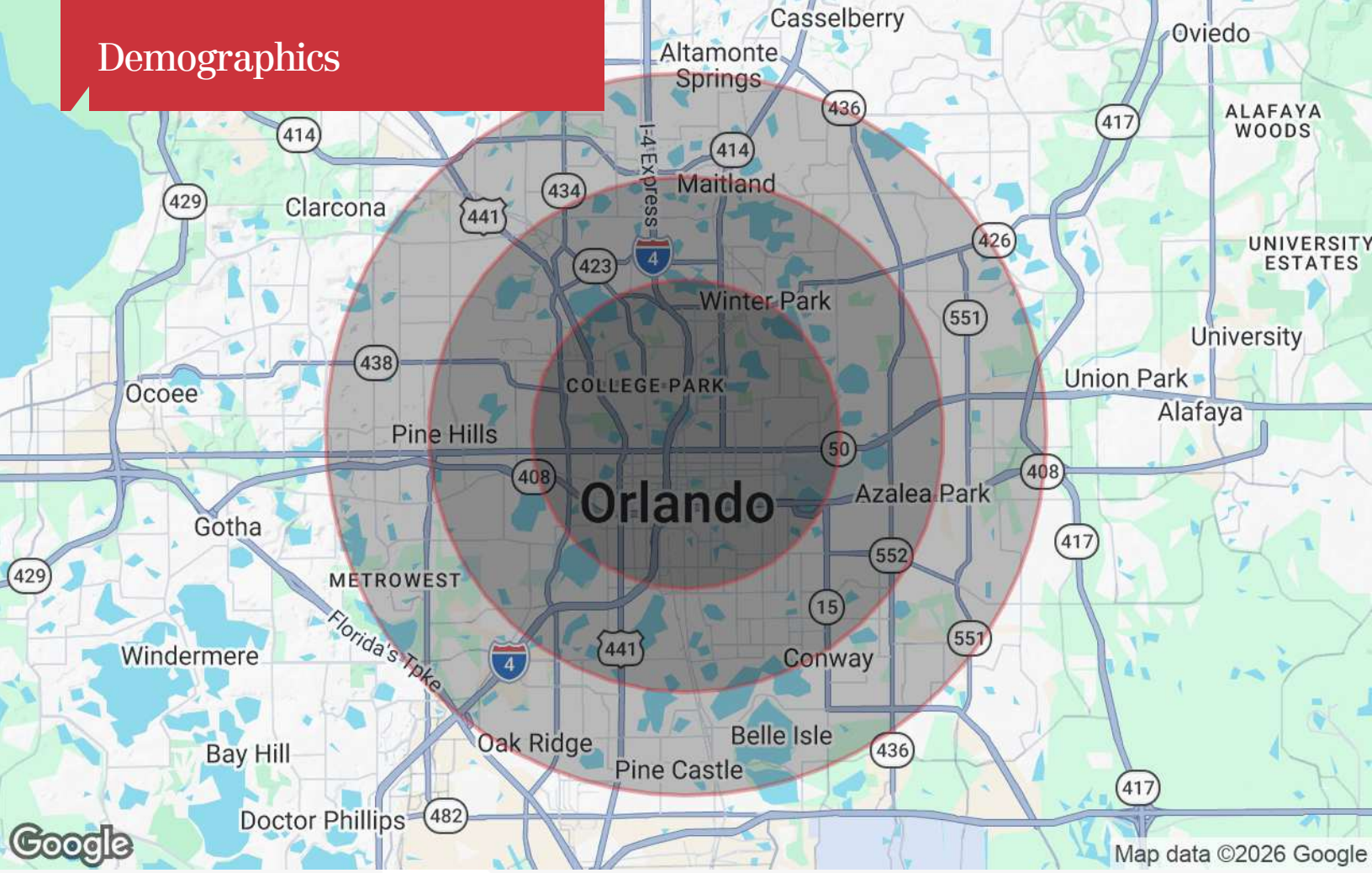




The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

NAI Realvest
1800 Pembrook Drive, Suite 350
Orlando, FL 32810
407 875 9989 tel
nairealvest.com

Demographics



Population	3 Miles	5 Miles	7 Miles
TOTAL POPULATION	92,695	280,609	637,386
MEDIAN AGE	40.9	39.1	37.1
MEDIAN AGE (MALE)	41.1	37.5	35.6
MEDIAN AGE (FEMALE)	40.7	40.3	38.4

Households & Income	3 Miles	5 Miles	7 Miles
TOTAL HOUSEHOLDS	45,141	117,524	248,371
# OF PERSONS PER HH	2.1	2.4	2.6
AVERAGE HH INCOME	$135,412	$110,029	$94,130
AVERAGE HOUSE VALUE	$543,344	$462,668	$380,583

** Demographic data derived from 2020 ACS - US Census*

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

NAI Realvest
1800 Pembrook Drive, Suite 350
Orlando, FL 32810
407 875 9989 tel
nairealvest.com