










CFO Team Available Properties












Available Properties for Sale or Lease

	Property Name / Address	Building SF	Suite #	SF Available	Stories	Parking Spaces	Parking Spaces per 1,000 SF	Year Built	Sale Price	Lease Rate	Additional Information
FOR LEASE											
Lease	 100 E Pine St Orlando, FL	72,050	Multiple	Up to 13,036	6	-	-	1977	-	\$23.00/SF	Recently renovated lobby and common areas. Prime location in Downtown Orlando.
Lease	 150 N Orange Ave Orlando, FL	149,000	417	1,748	4	-	-	1960	-	\$24.00/SF MG (net of utilities and janitorial)	Efficient office layout. Floor-to-ceiling glass along the conference room and one of the office. Private balcony off one of the office on Orange Ave.
Lease	 5517 Hansel Ave Edgewood, FL	6,145	1st Floor	2,804	1	-	-	1992	-	\$16.50/SF MG (net of utilities and janitorial)	Open lobby/reception area. 7 large office and a conference room. Break room and two ADA restrooms.
Lease	 1126 S Division Ave Orlando, FL	3,456	1st Floor	3,456	1	13	3.00	1973	-	\$16.50/SF MG (net of utilities and janitorial)	Open lobby/reception area. 4 offices, 3 exam rooms, break area 13 parking space in gated, private parking lot
Lease	 34 E Pine St Orlando, FL	9,720	1st Floor	2,750	2	-	-	1910	-	\$3,500/Mo. Full Service	Includes an open work area with high ceilings. Shared reception, conference, production area, break room/kitchen and restrooms.
Lease	 University Corporate Center 6903-7129 University Blvd Orlando, FL	134,136	Multiple	40,473	1	-	3.55	1985	-	\$12.50/SF NNN	7 single-story office/flex buildings. 1,000 feet of frontage on University Boulevard. Tremendous visibility. Close proximity to University of Central Florida
Lease	 1767 Benbow Court Apopka, FL	30,282	2nd Floor	2,500	2	-	-	1985	-	\$13.00/SF NNN	2nd Floor office space with dedicated ground floor entrance 11 offices, large open area and storage space. Flexible floor plan can be modified for a specific use.
Lease	 121 S Orange Ave Orlando, FL	250,000	1170B	1,217	17	-	-	2006	-	\$24.50/SF MG (net of janitorial)	Open floor plan with a copy area and two side offices. Floor to ceiling glass for natural lighting. Parking spaces in attached garage available for purchase
Lease	 2507 Edgewater Dr Orlando, FL	4,581	-	4,581	1	-	2.00	1953	-	\$16.50/SF MG (net of utilities and janitorial)	One-story concrete block office building. Former post office converted to office. Fronts Edgewater Drive in the heart of College Park. Numerous restaurants and shops in immediate vicinity.

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Lease		2 S Orange Ave Orlando, FL	45,559	100 (Retail)	2,302	6	136	3.00	1919	-	\$40.00/SF NNN (Retail)	Ground floor retail. Numerous restaurants within walking distance. On-site property management.
				600	8,177						\$24.50/SF FS (Office)	Ideal for any professional service office requirement. Numerous restaurants within walking distance. On-site property management.
Lease		630 N Wymore Rd, Suite 300 Orlando, FL	21,398	300	8,645	1	135	4.00	1998	\$1,625,000	\$18.25/MG (net of electric and janitorial)	Available immediately. Mixture of private offices, open areas, large conference/training room and small conditioned warehouse space. Located in Maitland Professional Village
Lease		2828 Edgewater Dr Orlando, FL	9,408	100 200	4,420 4,988	1	20	2.13	1954	-	\$16.50/SF MG (net of utilities and janitorial)	Highly visible from Edgewater Dr. Layout is ideal for any type of general office use.
Lease		Clarrington Commons 207 W Gore St Orlando, FL	28,224	300	13,280	3	114	4.04	2007	-	\$19.50/SF NNN	3rd Floor Professional Office/Medical Office with open floor plan. Located just south of downtown, near Orlando Health's Main Campus.
Lease		One Ninety Orange 190 S Orange Ave Orlando, FL	28,716	400	6,216	4	TBD	4	1930 (currently being renovated)	-	\$23.00/SF MG	Entire 4th Floor available. Ground floor is being leased by retail partner. Building is located in the heart of downtown Orlando and prominent signage on the building is available.
Lease		Thornton Park Central 622 E Washington St Orlando, FL	171,427	4th Floor	8,542	6	19	3.50	2001	-	\$26.50/SF FS	3 suites and 3 studios leased individually or the entire 4th floor is available.
				5th & 6th Floor	10,871						\$27.50/SF FS	Suite includes 6th floor Mezzanine. Easy walking distance to numerous amenities in Thornton Park neighborhood. Loft style design of the entire project offers unique office environment.
Lease		1615 Edgewater Dr Orlando, FL	25,324	100 180	2,815 5,175	2	66	3.5	2003	-	\$25.00/SF FS	Suite 100 is in the southwest corner on the ground floor. Suite 180 is entire north wing of the ground floor. Located in College Park next to the College Park Post Office
Lease		801 N Orange Ave Orlando, FL	24,700 (7th floor)	700 740	5,798 1,821	8	6	3.25	2006	-	\$28.50/SF FS	Located above Citrus Restaurant in downtown Orlando. Suite 700-Efficient layout with perimeter offices Suite 740 is in shell condition and tenant can build out based upon their need.
FOR SUBLEASE												
Lease		8529 South Park Circle	144,931	130	3,577	4	-	3.5	1998	-	\$23.50/SF FS	Located in the heart of tourist corridor with great access to major highways. Efficient general office layout.

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FOR SALE											
Lease	 2828 Edgewater Dr Orlando, FL	9,408	-	9,408	1	20	2.13	1954	\$1,700,000	\$16.50/SF MG (net of utilities and janitorial)	Highly visible from Edgewater Dr. Layout is ideal for any type of general office use.
Sale	 1111 Lucerne Terrace Orlando, FL	3,639	-	3,639	1	13	-	1995	\$650,000	N/A	Medical office building. Flexible layout with separate entrance and large waiting area. 13 on-site surface level parking spaces with additional street parking in front
Sale	 Millenia Point 5373 Vineland Rd Orlando, FL	34,879	-	2,000-26,000	7	-	-	Planned	Starting at \$250/SF	N/A	Planned 7-story, high end office condo building consisting of 4 floors of office space (26,000± SF) and 3 floors of covered parking garage (8,879± SF) Highly visible from Interstate 4
Sale	 2 N Bluford Ave Ocoee, FL	3,148	-	3,148	2	-	-	1910	\$420,000	N/A	Handicap entry ramp and handicap accessible restrooms. 6 large offices and 2 additional open office areas, a break room, kitchen and plenty of storage throughout Two blocks from the beautiful Lake Starke
Sale	 189 S Orange Ave* Orlando, FL	250,000	1400S	3,052	29	-	-	2007	\$690,000	N/A	Convenient entry into suite from elevator lobby. Fully leased to single tenant. Open floor plan with plenty of glass for natural lighting. Parking space in attached garage available for purchase
Sale	 121 S Orange Ave* Orlando, FL	250,000	850/880	6,427	17	-	-	2006	\$1,450,000	N/A	Double-door entry into suite from elevator lobby. Fully leased to single tenant. Glass walls throughout space allows for natural lighting. Parking spaces in attached garage available for purchase
Sale	 121 S Orange Ave* Orlando, FL	250,000	1170A/B	3,192	17	-	-	2006	\$720,000	N/A	Two contiguous suites currently separated by a wall but can easily be combined into one suite. Floor to ceiling glass for natural lighting. Parking spaces in attached garage available for purchase
*Combined Portfolio totals 12,671± RSF for a Sale Price of \$3,130,000											
Sale	 630 N Wymore Rd Orlando, FL	21,398	300	8,645	1	135	4	1998	\$1,625,000	\$18.25/MG (net of electric and janitorial)	Available immediately. Mixture of private offices, open areas, large conference/training room and small conditioned warehouse space. Located in Maitland Professional Village
Sale	 4804 Edgewater Dr Orlando, FL	4,110	-	4,110	1	23	5	1983	\$625,000	N/A	Professional/medical office building. Medical infrastructure in place. Highly visible on Edgewater Dr. Excellent access to I-4, Winter Park, College Park and Downtown Orlando

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80 West Gore Street
Orlando, FL

7,471

-

7,471

2

22

-

1923

\$1,800,000

N/A

Two two-story professional medical/office buildings. Located on the edge of Orlando Health's main campus

Property Name / Address	Acres	Zoning	Sale Price	Additional Information
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Sale



W. Lake Mary Blvd.
Lake Mary, FL

1.41±

Vacant
General-Commercial

\$960,000
(\$15.61/SF)

FAR permits up to 21,000± square feet of office/medical building on-site.
Approximately 200 feet of frontage on Lake Mary Boulevard
Located just across Lake Mary Boulevard from the proposed 34.5 acre Griffin Farm at Midtown, mixed-use development