











# 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
<b>FOR LEASE</b>											
Lease	 1013 Montana St Orlando	8,357	2nd Floor	2,200	2	-	-	1947	-	\$3,000/mo MG (net of janitorial)	Excellent back-office opportunity 4 large offices, conference room, large open work area, reception, storage. Parking on-site as well as on-street during business hours
Lease	 1503 S Orange Ave Orlando	1,477	Entire Building	1,477	1	-	8.00	1950	-	\$3,200/mo MG (net of utilities and janitorial)	6+ offices; 2 with plumbing in place. Plenty of storage. Great visibility on South Orange Ave. Located directly across the street from Orlando Regional Medical Center
Lease	 800 N Orange Ave Orlando, FL	17,124	210	1,009	4	-	-	2015	-	\$4,000/Mo (including all operating expenses & services)	Four contiguous, private office, each with windows (may be subdivided) Additional cubicle space and common areas Shared floor space with the Utstler Group of Companies
Lease	 2431 Lee Rd Winter Park, FL	4,616	2nd Floor	350	2	-	-	1957	-	\$1,000/Mo. FS for each office/secretarial area	Two large executive office suites Ideal for an attorney and support staff Support staff spaces directly outside of the suite (included) Exterior plaque signage available
Lease	 115 E Marks St Orlando	2,979	Entire Building	2,979	2	9	-	1923	-	\$21.50/SF MG (net of utilities and janitorial)	Freestanding 2-story office building 1 mile north of Orlando CBD Newly renovated
Lease	 1016 W Church St Orlando	24,839	2nd Floor	5,520	2	-	10.00	1969	-	\$12.50/SF MG (net of utilities and janitorial)	Two-story flex/office building Available Immediately 1/4 mile from Orlando City Stadium
Lease	 126 E Jefferson St Orlando	5,500	Entire Building	5,500	2	-	-	1977	\$1,400,000	\$23.00/SF MG (net of utilities and janitorial)	Two-story office building Located one block from Lake Eola Park
Lease	 106 Boston Ave Altamonte Springs	27,894	Multiple	Up to 2,593	2	-	4.00	1976	-	\$16.50/SF NNN	Two-story medical/office building. Located across the street from Florida Hospital Altamonte. Close proximity to a LYNX bus stop and Sunrail station
Lease	 616 E Altamonte Dr Altamonte Springs	16,539	Multiple	Up to 4,357	2	-	3.70	1972	-	\$16.50/SF NNN	Two-story medical/office building. Located across the street from Florida Hospital Altamonte. Close proximity to a LYNX bus stop and Sunrail station
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.

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AUGUST 2017

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Lease	 5517 Hansel Ave Edgewood, FL	6,145	1st Floor	2,804	1	-	-	1992	\$1,300,000	\$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	3,000	Entire Building	3,000	1	13	3.00	1973	-	\$15.00/SF MG (net of utilities and janitorial)	Open lobby/reception area. 4 offices, 3 exam rooms, break area 13 parking spaces 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	 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.
Lease			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	-	\$18.25/SF 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	 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.
Lease			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.

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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.
<b>FOR SUBLEASE</b>											
Sublease	 189 S Orange Ave Orlando, FL	250,000	1530B	1,995	29	-	-	2007	-	\$23.50/SF FS Sublease expires 1/31/2019	3 offices, a conference room, open work area and break room Keypad entry to the suite Small outdoor patio with scenic views of Downtown Orlando

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<b>FOR SALE</b>											
Sale	 115 E Marks St Orlando	2,979	Entire Building	2,979	2	9	-	1923	\$675,000	-	Freestanding 2-story office building 1 mile north of Orlando CBD Newly renovated
Sale	 5517 Hansel Ave Edgewood, FL	6,145	Entire Building	6,145 SF + Vacant Parcel	1	-	-	1992	<b>NEW PRICE</b> \$1,150,000	-	Sale price includes vacant parcel. Open lobby/reception area. 7 large office and a conference room. Break room and two ADA restrooms.
Sale	 445 W Colonial Dr Orlando	4,853	Entire Building	4,853	1	21	-	1958	<b>NEW PRICE</b> \$1,020,000	-	Freestanding, single-story building 10 offices, 10 work stations, conference room, open areas, plenty of storage, break room and kitchenette Ramp for handicap access at rear entry
Sale	 126 E Jefferson St Orlando	5,500	Entire Building	5,500	2	-	-	1977	\$1,400,000	\$23.00 MG (net of utilities and janitorial)	Two-story office building Located one block from Lake Eola Park
Sale	 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	 630 N Wymore Rd Orlando, FL	21,398	#1 #2 Entire Suite	3,636 5,009 8,645	1	135	4	1998	\$610,000 \$840,000 \$1,450,000	\$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
Sale	 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

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## LAND FOR SALE

Property Name / Address	Acres	Zoning	Sale Price	Additional Information
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 <p><b>Sale</b></p>	<p>W. Lake Mary Blvd. Lake Mary, FL</p>	<p>1.41±</p>	<p>Vacant General-Commercial</p>	<p>\$960,000 (\$15.61/SF)</p>	<p>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</p>
 <p><b>Sale</b></p>	<p>E. Lake Mary Blvd. Sanford, FL</p>	<p>1.32±</p>	<p>Vacant General-Commercial</p>	<p>Call for More Information</p>	<p>Located on the northwest corner of E. Lake Mary Blvd. &amp; SR 46 Adjacent to the Orlando Sanford International Airport Ideal for retail/commercial uses</p>