

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 |  1013 Montana St Orlando | 8,357 | 2nd Floor | 2,200 | 2 | - | - | 1947 | - | NEW PRICE \$2,800/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 |  800 N Orange Ave Orlando, FL | 17,124 | 210 | 1,009 | 4 | - | - | 2015 | - | NEW PRICE \$3,500/Mo (including operating expenses & services) | Four contiguous, private office, each with windows (may be subdivided) Additional cubic space and common areas Shared floor space with the Ustler 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. |
| Lease |  5517 Hansel Ave Edgewood, FL | 6,145 | 1st Floor | 2,804 | 1 | - | - | 1992 | \$1,150,000 | \$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. |

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| 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 | Up to 20,800 SF | 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 |  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 5th & 6th Floor | 8,542 10,871 | 6 | 19 | 3.50 | 2001 | - | \$26.50/SF FS \$27.50/SF FS | 3 suites and 3 studios leased individually or the entire 4th floor is available. 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 | 150 180 | 2,225 5,175 | 2 | 66 | 3.5 | 2003 | - | \$26.00/SF FS | Suite 150 is in the southeast corner on the ground floor. Suite 180 is the 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. |

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| FOR SUBLEASE | | | | | | | | | | | |
|  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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| FOR SALE | | | | | | | | | | | |
| Sale |  1925 E Michigan St Orlando | 4,589 | Suites 201 & 203 | 2,447 | 2 | - | 6.30 | 1987 | \$550,575 | - | Medical infrastructure in place. 4 covered, reserved parking spaces Minutes to Orlando Health's main campus and the core of Downtown Orlando Annual condo fees: \$3.23/SF |
| Sale |  4016 Edgewater Dr Orlando | 1,243 | Entire Building | 1,243 | 1 | 5 | - | 1946 | \$4,930,000* | - | Freestanding single-story office building. Highly visible from Edgewater Drive in College Park. Recently renovated with a new roof, a/c, electrical, plumbing |
| Sale |  106 Boston Ave Altamonte Springs | 27,894 | Multiple | Up to 2,593 | 2 | - | 4.00 | 1976 | \$4,930,000* | \$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 *can be combined with the 616 E Altamonte Dr building for a total of 43,194 SF and a sale price of 7,990,890 |
| Sale |  616 E Altamonte Dr Altamonte Springs | 16,539 | Multiple | Up to 4,357 | 2 | - | 3.70 | 1972 | \$3,060,000* | \$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 *can be combined with the 106 Boston Avenue building for a total of 43,194 SF and a sale price of 7,990,890 |
| 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 | NEW PRICE \$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 | NEW PRICE \$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 |  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 |


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| Sale |  630 N Wymore Rd Orlando, FL | 21,398 | Entire Suite | 8,645 | 1 | 135 | 4 | 1998 | NEW PRICE \$1,285,000 | \$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 |

LAND FOR SALE

| | Property Name / Address | Acres | Zoning | Sale Price | Additional Information |
|------|---|-------|------------------------------|------------------------------|--|
| 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 |
| Sale |  E. Lake Mary Blvd. Sanford, FL | 1.32± | Vacant General-Commercial | Call for More Information | Located on the northwest corner of E. Lake Mary Blvd. & SR 46 Adjacent to the Orlando Sanford International Airport Ideal for retail/commercial uses |