

office space
for
LEASE

1,223 rsf to 4,147 rsf

1st floor - \$25/sf MG*

suite 107 2,103 rsf
suite 135 1,223 rsf

2nd floor - \$24/sf FS*

suite 230 1,586 rsf
suite 250 1,833 rsf

3rd floor - \$24/sf FS*

suite 310 2,114 rsf
suite 395 4,147 rsf

+ Bldg: 85,053 SF
+ Stories: 3
+ Year Built: 1987
+ Parking: 4/ 1,000
+ Signage: Marquee

1650 Sand Lake Road
Orlando, Florida 32809

FLORIDA MALL BUSINESS CENTRE

**MULTIPLE
SUITES**

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vice president
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Bishop Beale Duncan
COMMERCIAL REAL ESTATE

THE FLORIDA MALL®
A SIMON MALL

highlights

Located on the
hard corner of
Orange Blossom
Trail and Sand
Lake Rd

- Tenant-Only Parking Deck with Secure Access
- Central South Orlando Location:
 - 2 miles from Florida Highway 528
 - 2 Miles from the Florida Turnpike
 - 5 miles from Interstate 4
 - 7 miles from the Orlando International Airport



250 N. Orange Ave., Ste. 1500
Orlando, FL 32801
+ (407) 426.7702
www.BBDRE.com

This offer is subject to errors, omissions, prior sale or withdrawal without notice.



for more information, contact patrick goetz vice president (407) 734.7210 pat@BBDRE.com

elevation



exterior



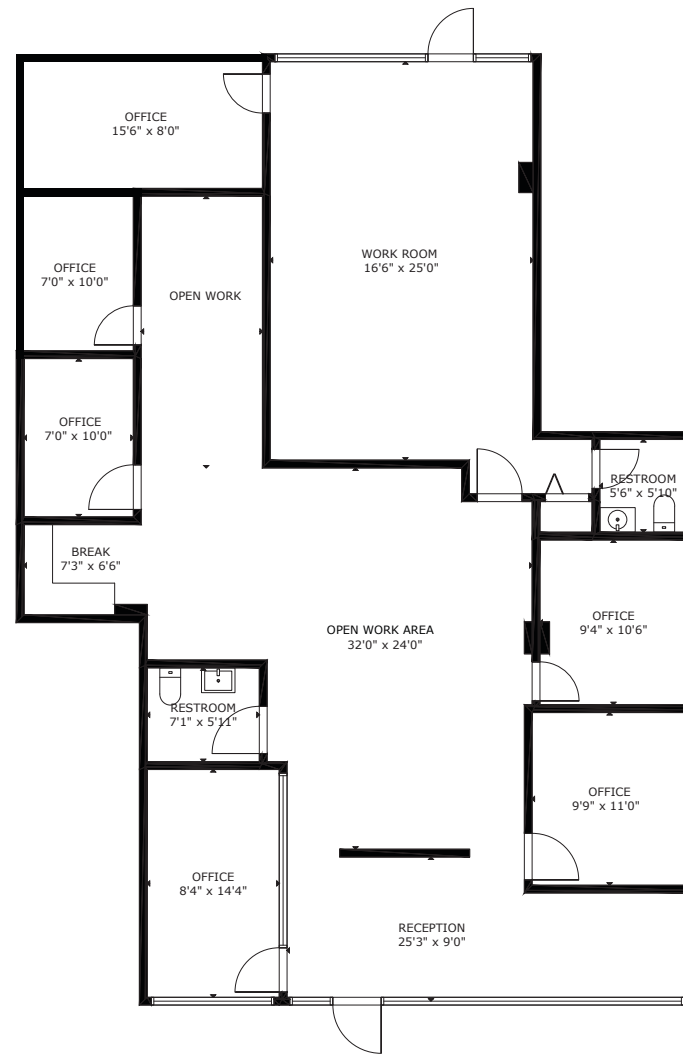
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Suite 107 | 2,103 rentable sf

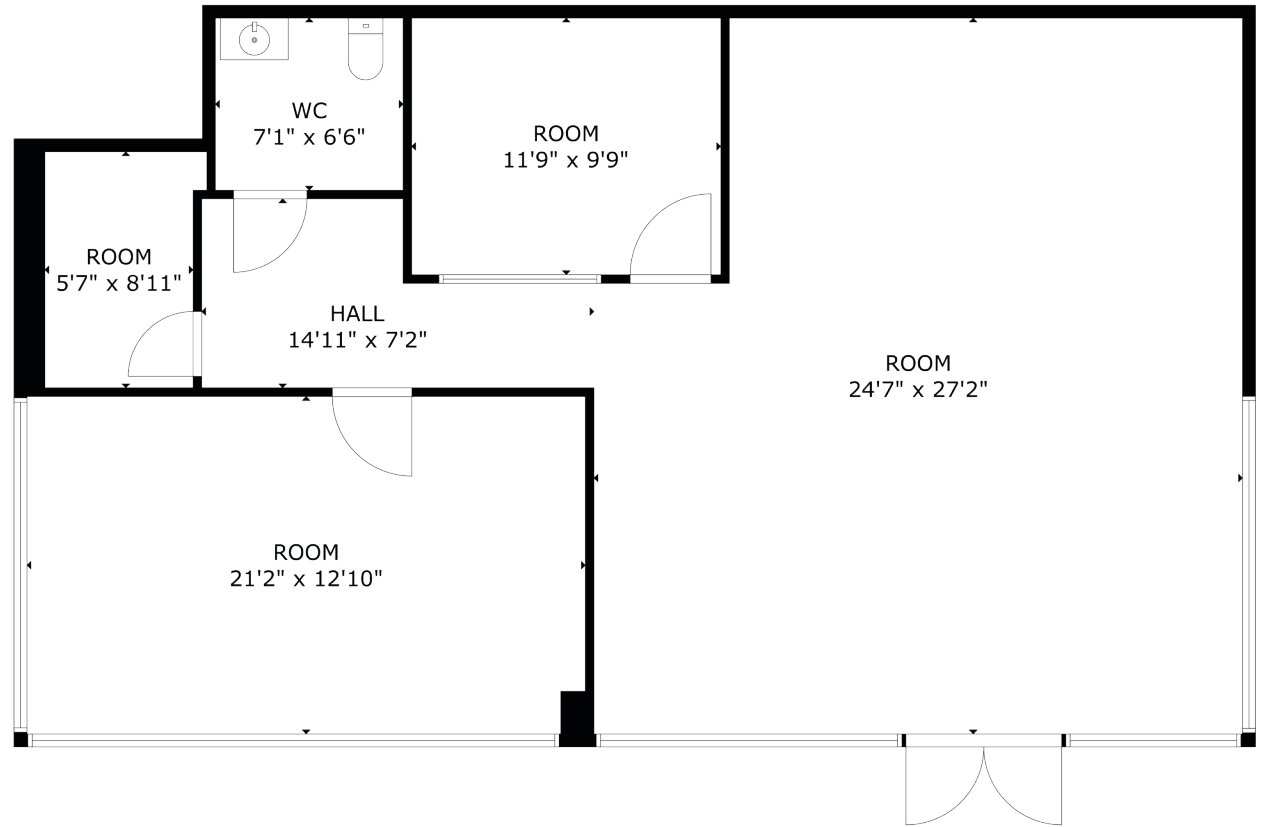
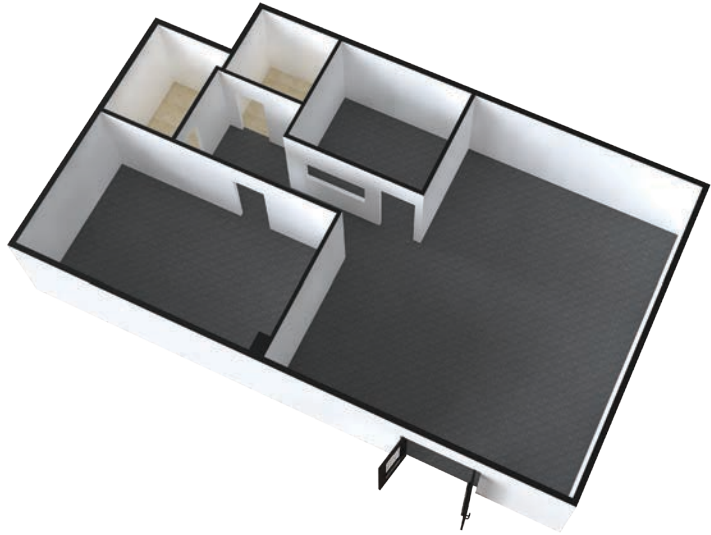


space features:

- Large open work areas
- 5 private offices
- 2 restrooms
- Kitchenette



Suite 135 | 1,223 rentable sf



space features:

- Ground floor suite
- Large open work area
- Restrooms
- Large conference room

FLOOR 1



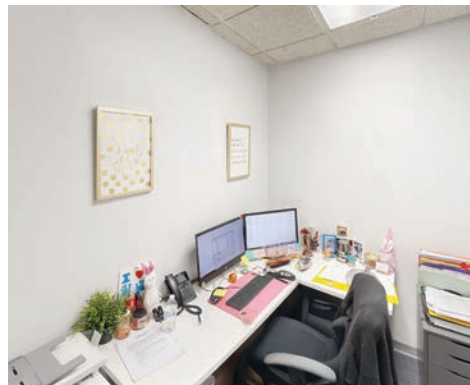
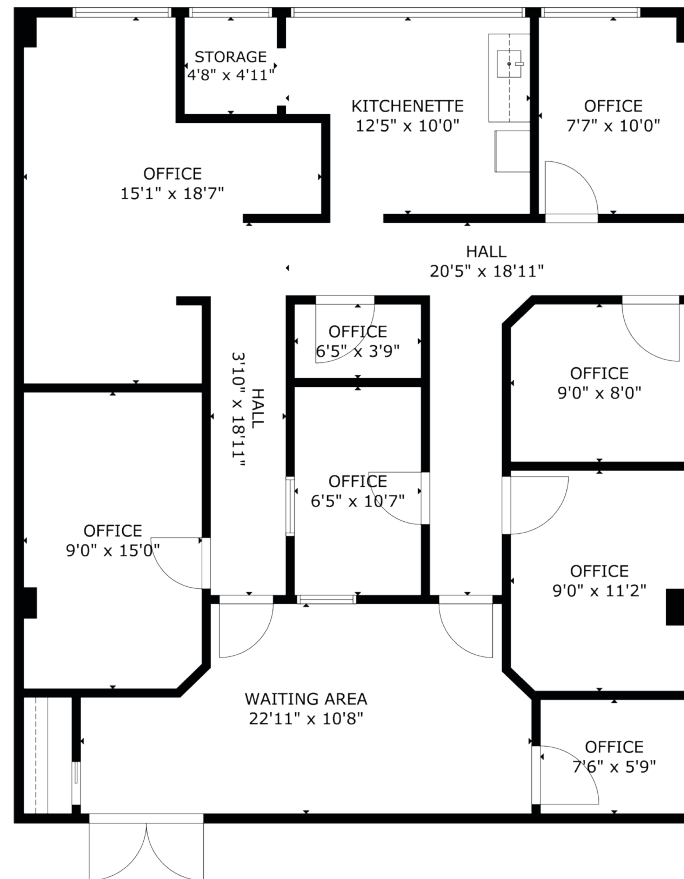
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Suite 230 | 1,586 rentable sf

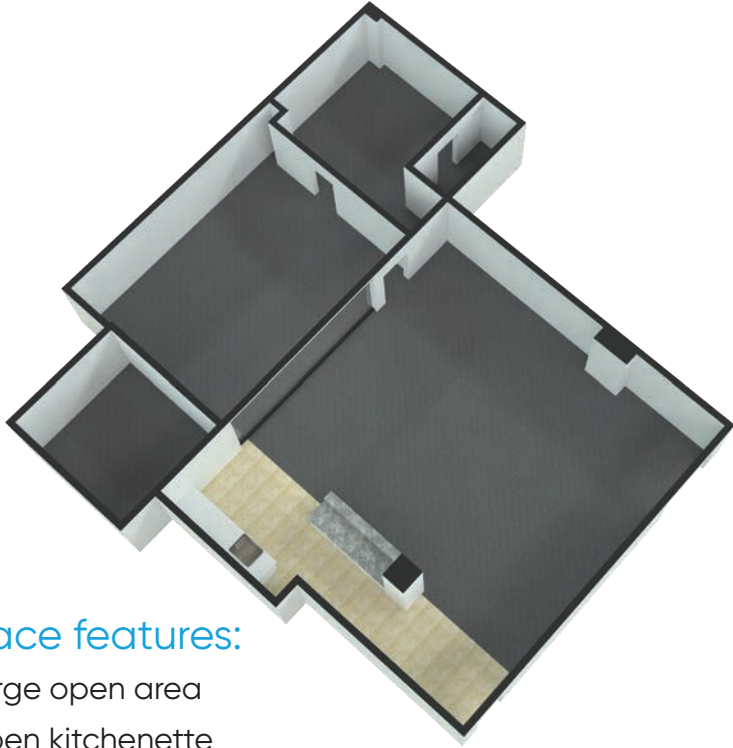


space features:

- Large waiting area with reception window
- 7 private offices
- Kitchenette

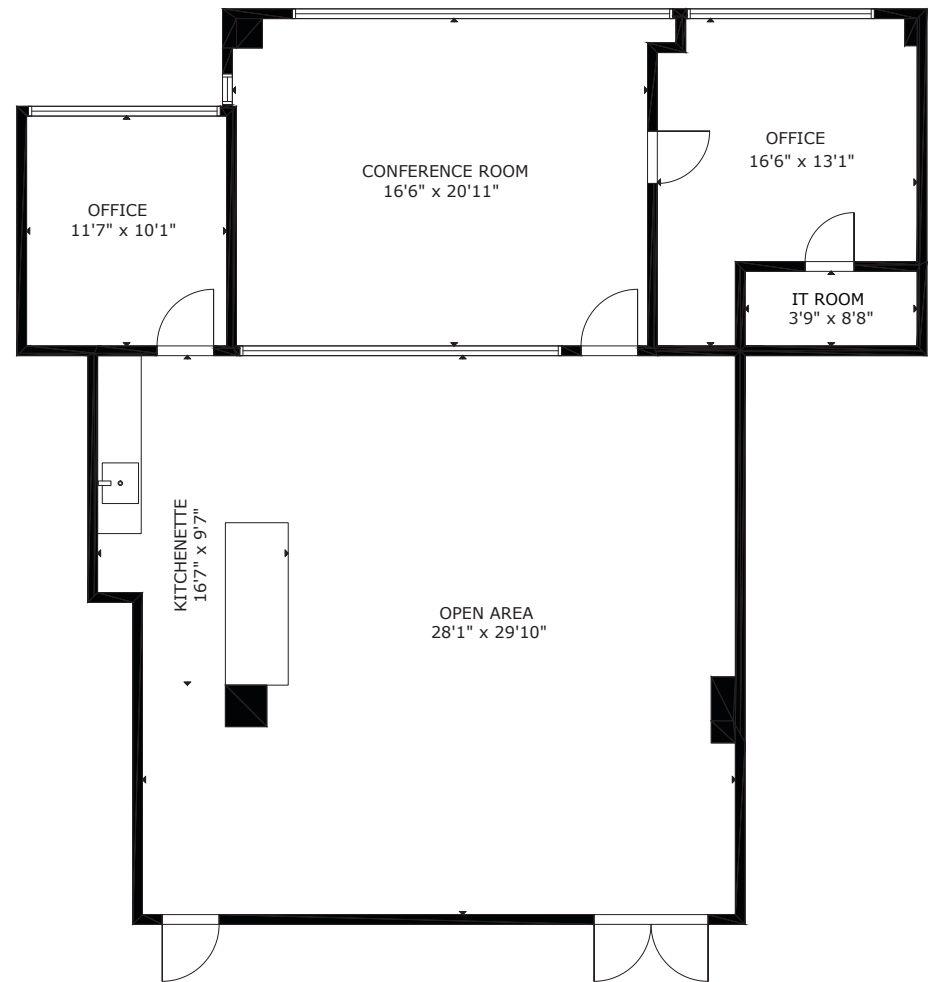


Suite 250 | 1,833 rentable sf



space features:

- Large open area
- Open kitchenette
- Large conference room
- 2 private offices

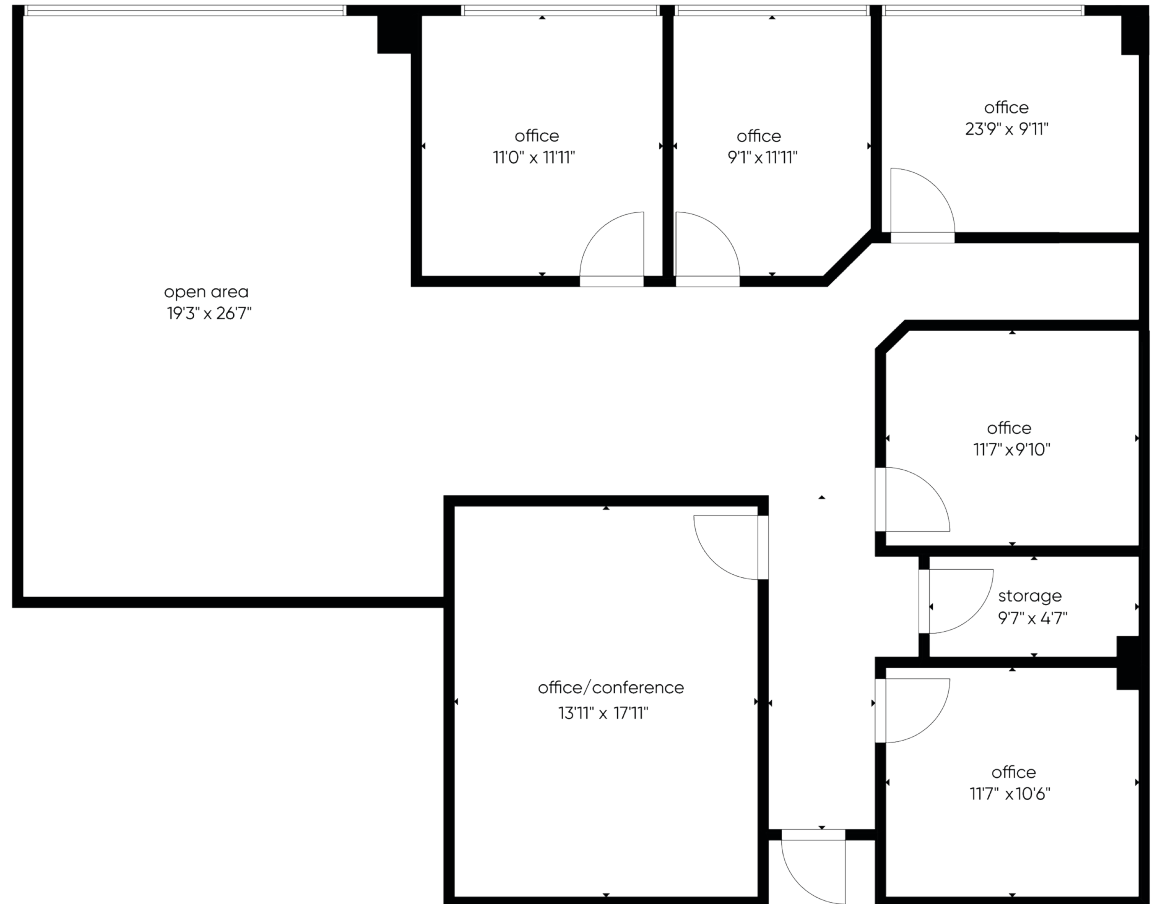


Suite 310 | 2,114 rentable sf

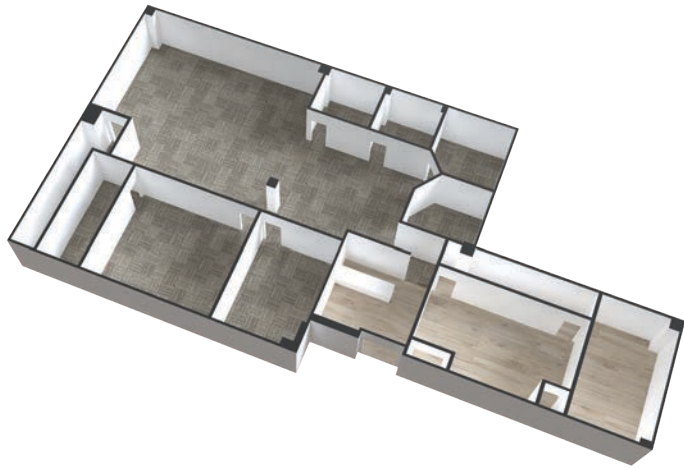


space features:

- Large open area
- 5 private offices
- Large conference room

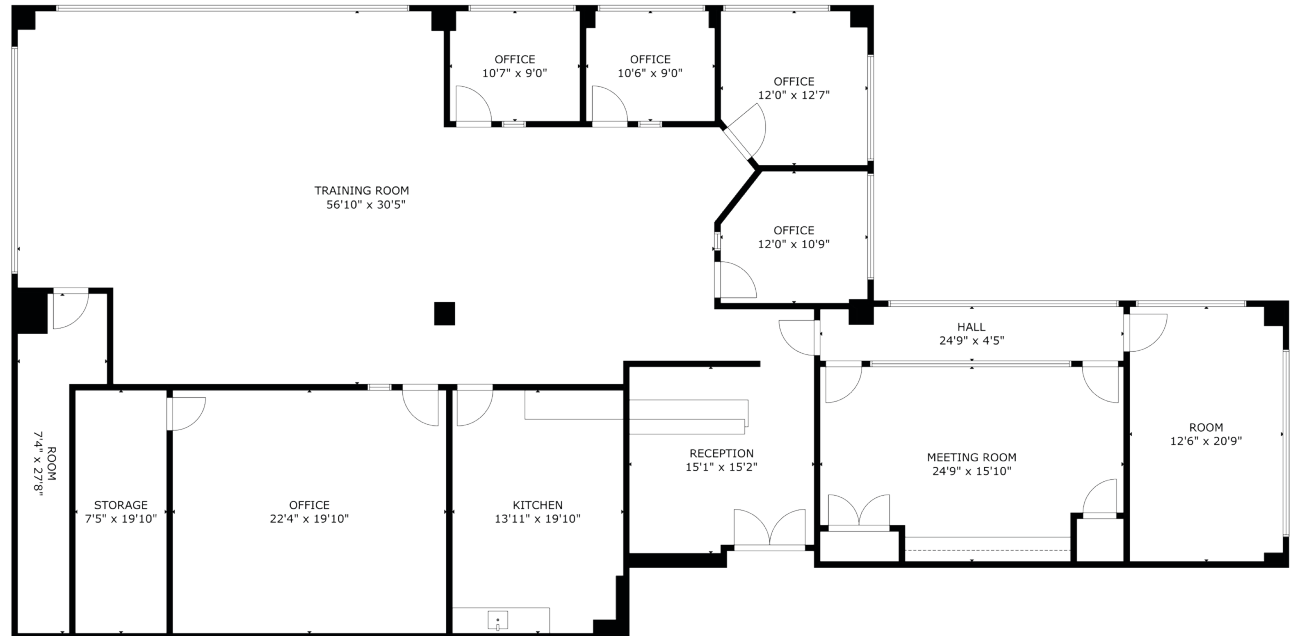


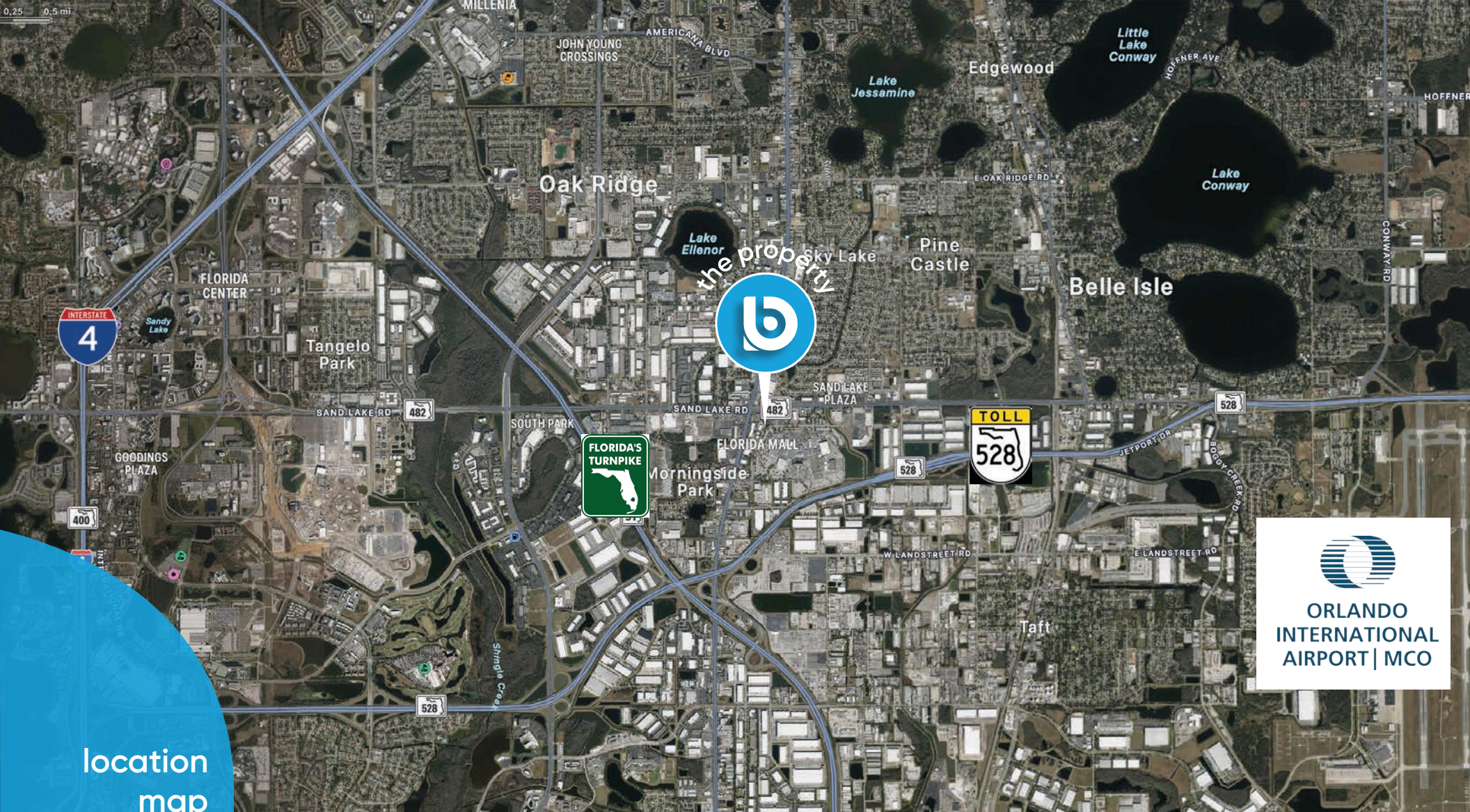
Suite 395 | 4,147 rentable sf



space features:

- Large open work space
- reception/waiting
- Breakroom
- Large conference room
- 4 private offices





demographics

Radius	Population	HH Income	Businesses	Employees
1-Mile	5,679	\$65,925	1,217	16,022
2-Mile	22,686	\$60,287	3,630	40,459
3-Mile	70,900	\$62,232	6,315	67,455



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