



Bishop Beale Duncan
COMMERCIAL REAL ESTATE

2700 Hazelhurst Avenue
Orlando, Florida 32804

FRONT LOAD DISTRIBUTION WAREHOUSE

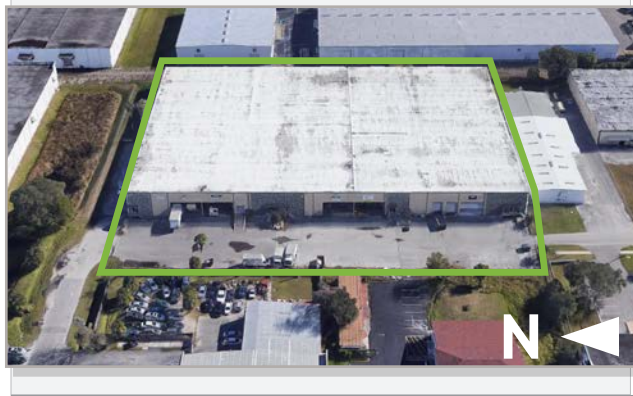


FOR LEASE

- + Base Rent: \$3.95 / SF
- + NNN: \$1.75 / SF
- + Available SF: 25,000 SF
- + Loading: Dock High
- + Clear Height: 20'

Highlights

- Located Near the Intersection of Hazelhurst Avenue & John Young Parkway
- Easy Access to Interstate 4, The 408 Expressway & Florida Turnpike
- Ample Parking
- Zoning: C-3



Radius	Population	HH Income	Businesses	Employees
1-Mile	2,271	\$80,932	838	10,517
3-Mile	92,014	\$68,470	7,921	86,501
5-Mile	286,610	\$74,134	24,398	274,373

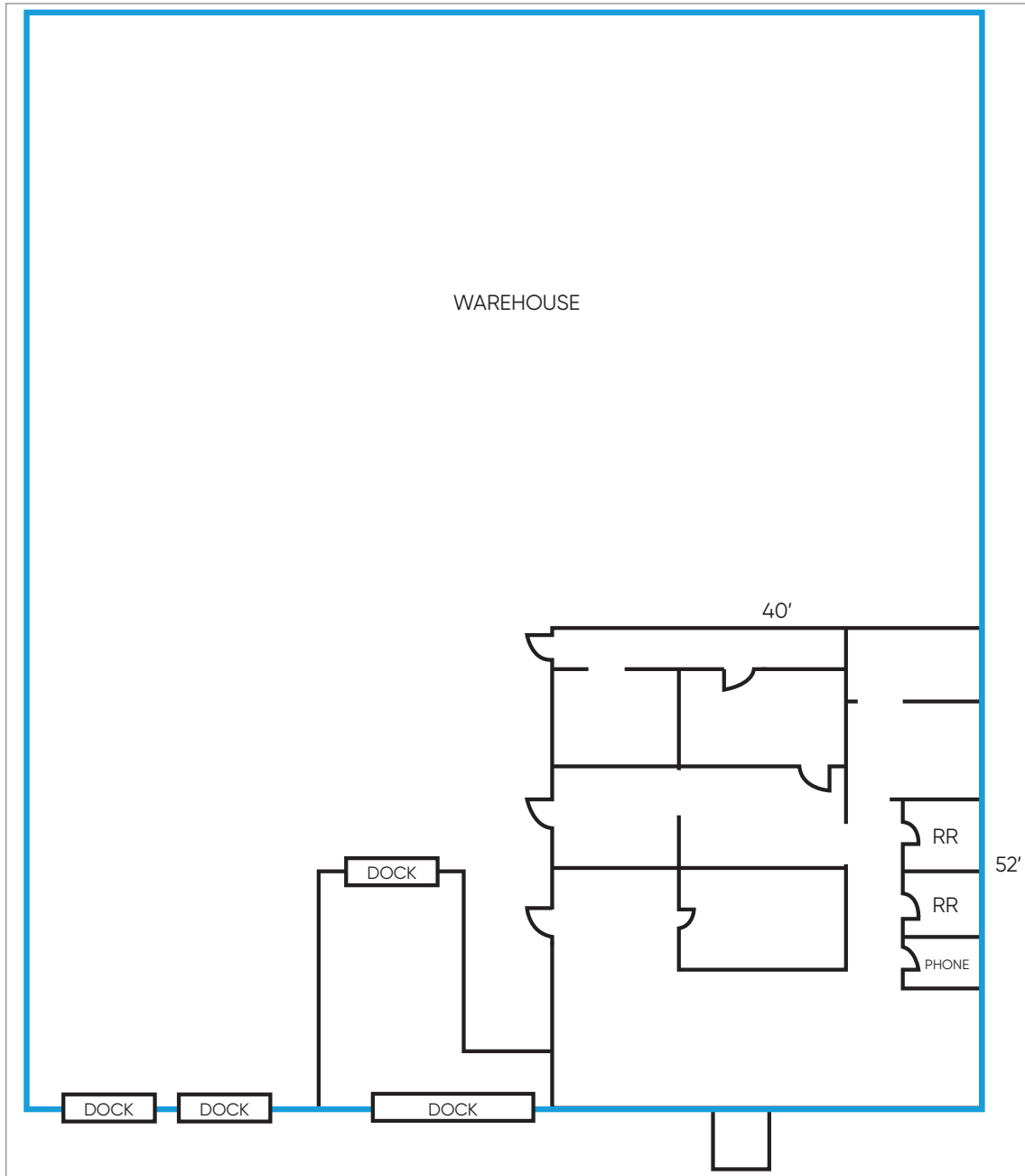
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This offer is subject to errors, omissions, prior sale or withdrawal without notice.

Floor Plan & Images



AMENITIES

- 2700 Hazelhurst
- 25,000 SF Total
- 21,000 SF Warehouse Space
- 2,080 SF Office/Showroom + 2,000 SF Additional Mezzanine Storage & Office
- 3 Dock High Doors
- 20' Clear Height

