



Bishop Beale Duncan
COMMERCIAL REAL ESTATE

801 NORTH ORANGE

21 Park Lake Street, Suite A
Orlando, Florida 32803

MOVE-IN READY CLASS "A" OFFICE

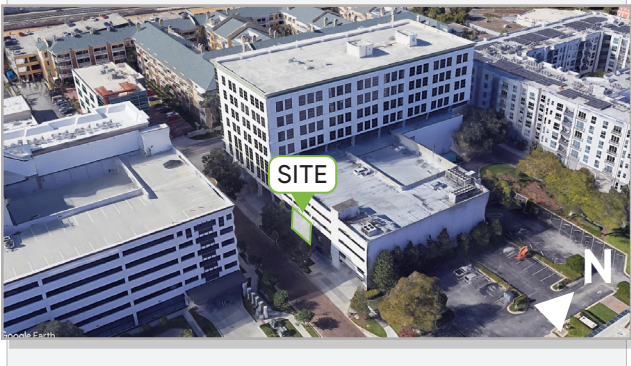


FOR LEASE

- + Lease Rate: \$25 / SF NNN
- + Available SF: 3,972 SF
- + Signage: Unit
- + Parking: 2.35 / 1,000 SF
(Reserved)

Highlights

- Located in the 801 North Orange Building in the North Quarter of Downtown Orlando
- Minutes from Interstate 4, Highway 50 and the Central Business District
- Condo Consists of a First and Second Floor
- Amenities Include: Multiple Private Offices, Reception Area, Conference Rooms, Meeting Rooms, Copy & Supply Rooms, Breakroom and Private Restrooms
- Potential for Medical Office Repurpose
- **Option to Lease Furnished or Unfurnished**



JONATHAN CLAYTON

Director
(407) 734.7212
Jonathan@BBDRE.com

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

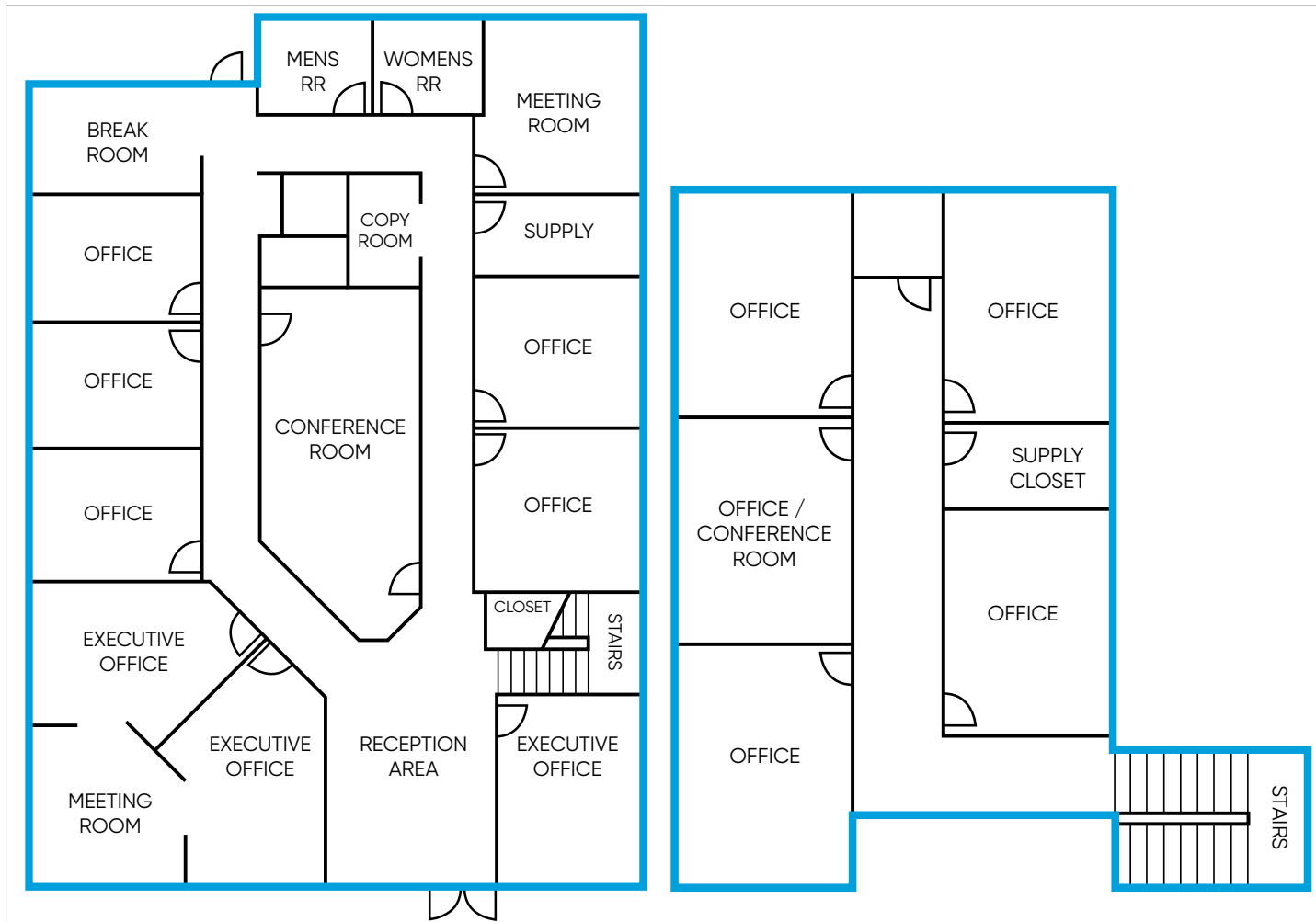


BISHOP BEALE DUNCAN

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Orlando, FL 32801 + (407) 426.7702

www.BBDRE.com

Floor Plan & Images



SUITE A:

FLOOR 1

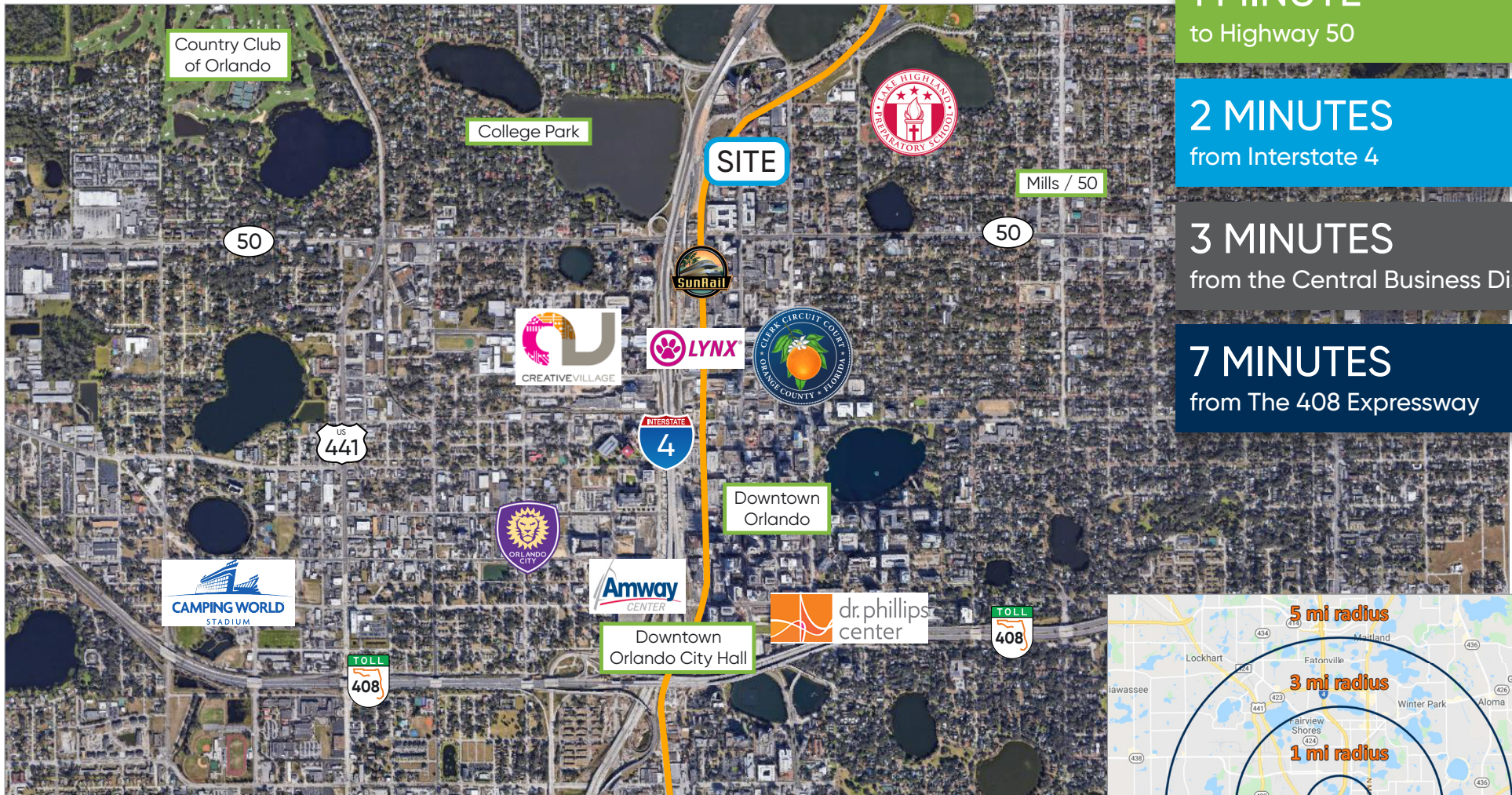
- Multiple Private Offices
- Reception Area
- Conference Rooms
- Meeting Rooms
- Copy & Supply Rooms
- Breakroom
- Private Restrooms

FLOOR 2

- Private Offices
- Conference Room
- Supply Closet



Location Aerial & Demographics

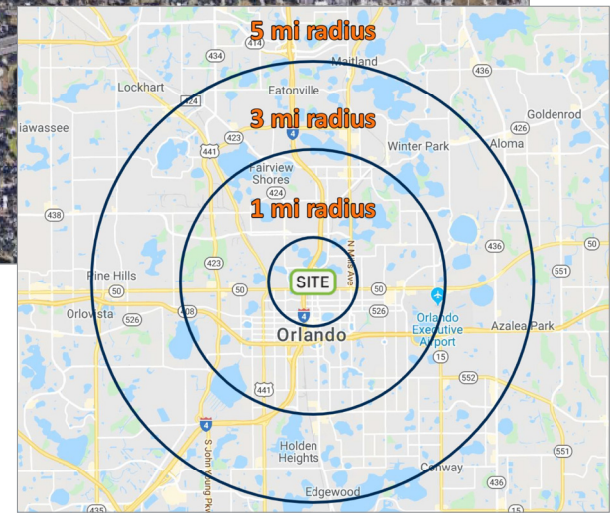


1 MINUTE
to Highway 50

2 MINUTES
from Interstate 4

3 MINUTES
from the Central Business District

7 MINUTES
from The 408 Expressway



Radius	Population	HH Income	Businesses	Employees
1-Mile	14,149	\$88,635	3,787	36,981
3-Mile	90,036	\$89,364	14,660	185,691
5-Mile	288,409	\$78,429	26,385	282,189

