

retail space
for
LEASE

1 space:
625 sf

\$24.50 psf nnn

inline retail suite
on e colonial dr

- + building: 5,575 sf
- + land: 0.83 ac
- + zoning: c-2
- + built: 1987
- + signage: pylon

7318 e colonial dr
orlando, florida 32807

7318
E COLONIAL
DRIVE



EXISTING PROPERTY

patrick goetz
vice president
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Bishop Beale Duncan
COMMERCIAL REAL ESTATE



downtown
orlando

7318
E COLONIAL
DRIVE

the property



high
traffic
±50,000
vpd

e colonial dr

highlights

flexible C-2
zoning for
office and
retail uses

- Located on a High-Traffic Retail Corridor on Highway 50 just West of Goldenrod Road
- Excellent Visibility and Access from Highway 50
- Co-Tenants: Auto Sales, Snoke Shop, Insurance Agency, Hair Salon and Cafe
- 50,000+ AADT on Highway 50
- Pole and Storefront Signage



250 N. Orange Ave., Ste. 1500
Orlando, FL 32801
+ (407) 426.7702
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for more information, contact patrick goetz vice president (407) 734.7210 pat@BBDRE.com

front elevation

7318
E COLONIAL
DRIVE

STE 7318
±625 SF



elevation

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property aerial

7318
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STE 7318
±625 SF



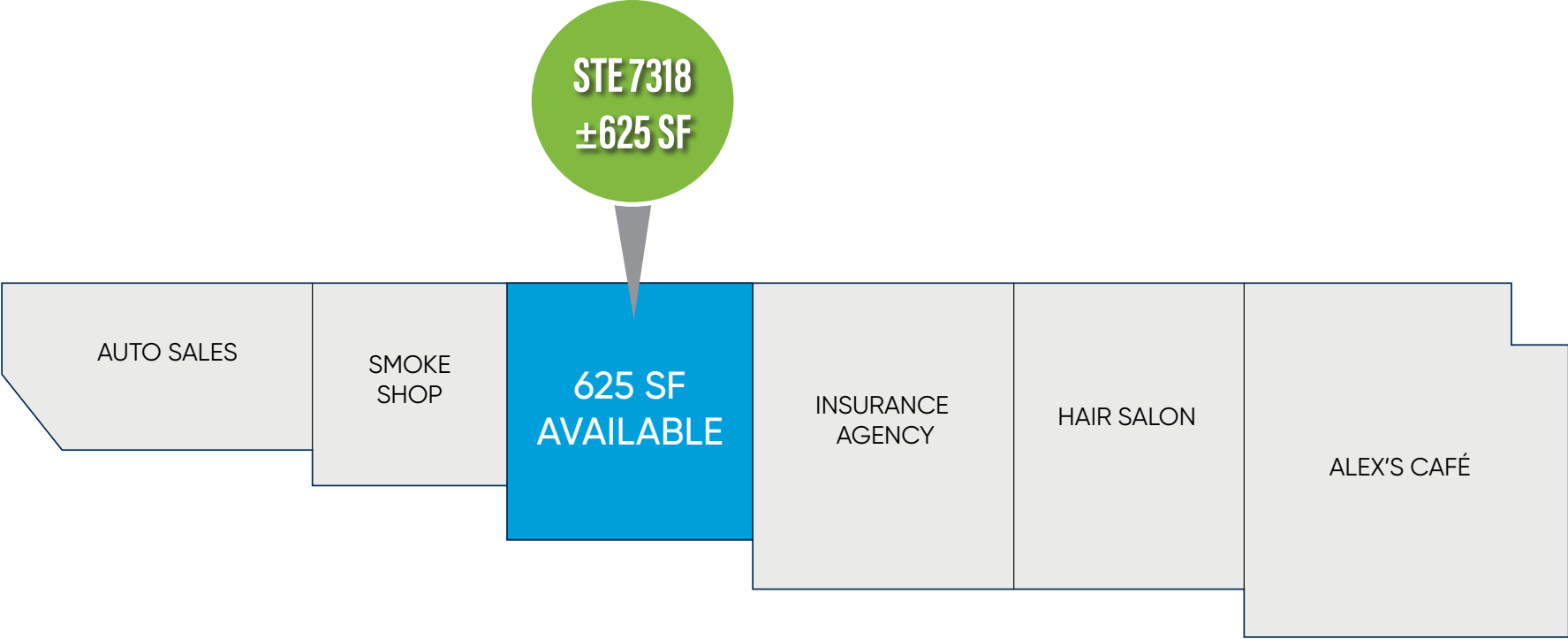
e colonial dr

elevation



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site plan

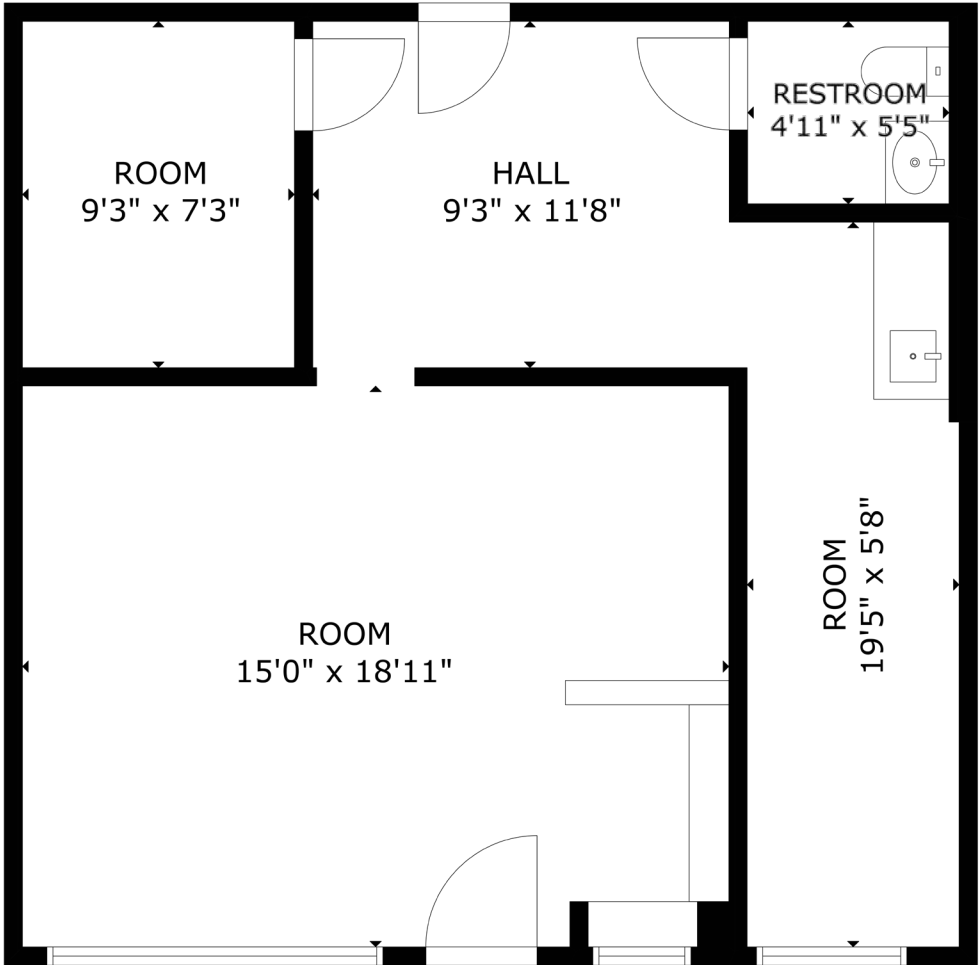


site plan



7218 e colonial dr. | floor plan

7318
E COLONIAL
DRIVE



FLOOR 1

floor plan





front room



front room



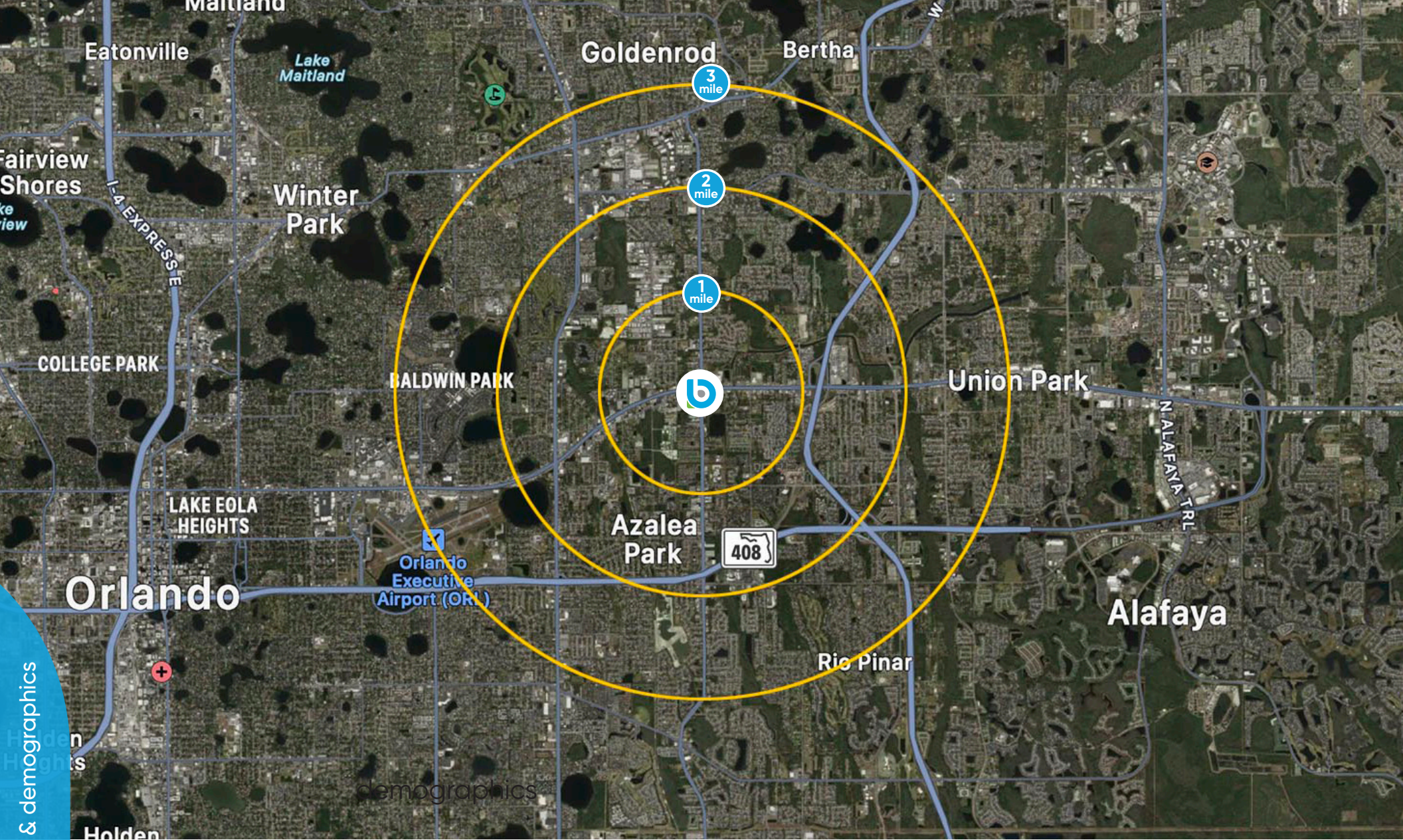
back area | restroom



back-prep area

interiors





location & demographics

Radius	Population	HH Income	Businesses	Employees
1-Mile	9,025	\$50,143	874	5,561
3-Mile	113,199	\$72,170	6,699	40,524
5-Mile	302,702	\$79,147	20,106	122,366



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