

FOR LEASE



OFFICE

1140 E SEMORAN BLVD, APOPKA, FL 32703



PROPERTY HIGHLIGHTS

- Second Floor Office Space 2,000 SF +/-
- Can be Demised to 1,000 SF - TENANT RESPONSIBILITY
- Total Building Size: 9,214 SF
- Land Size: 0.72 acres +/- Parking: 47 spots
- Municipality: City of Apopka
- Zoning: C-C FLU: Commercial
- Bathroom: Two within space, would be 1 bathroom in each space if demised to 1,000 SF
- Close to: Hwy 441, SR 434, SR 429, I-4, Altamonte Mall, Downtown Apopka
- Lease Price: 2,000 SF = \$2,900 / month, if demised to 1,000 SF = \$1,500 / month

Molly Garrett

BOSS Commercial Real Estate
Licensed Commercial Real Estate Agent

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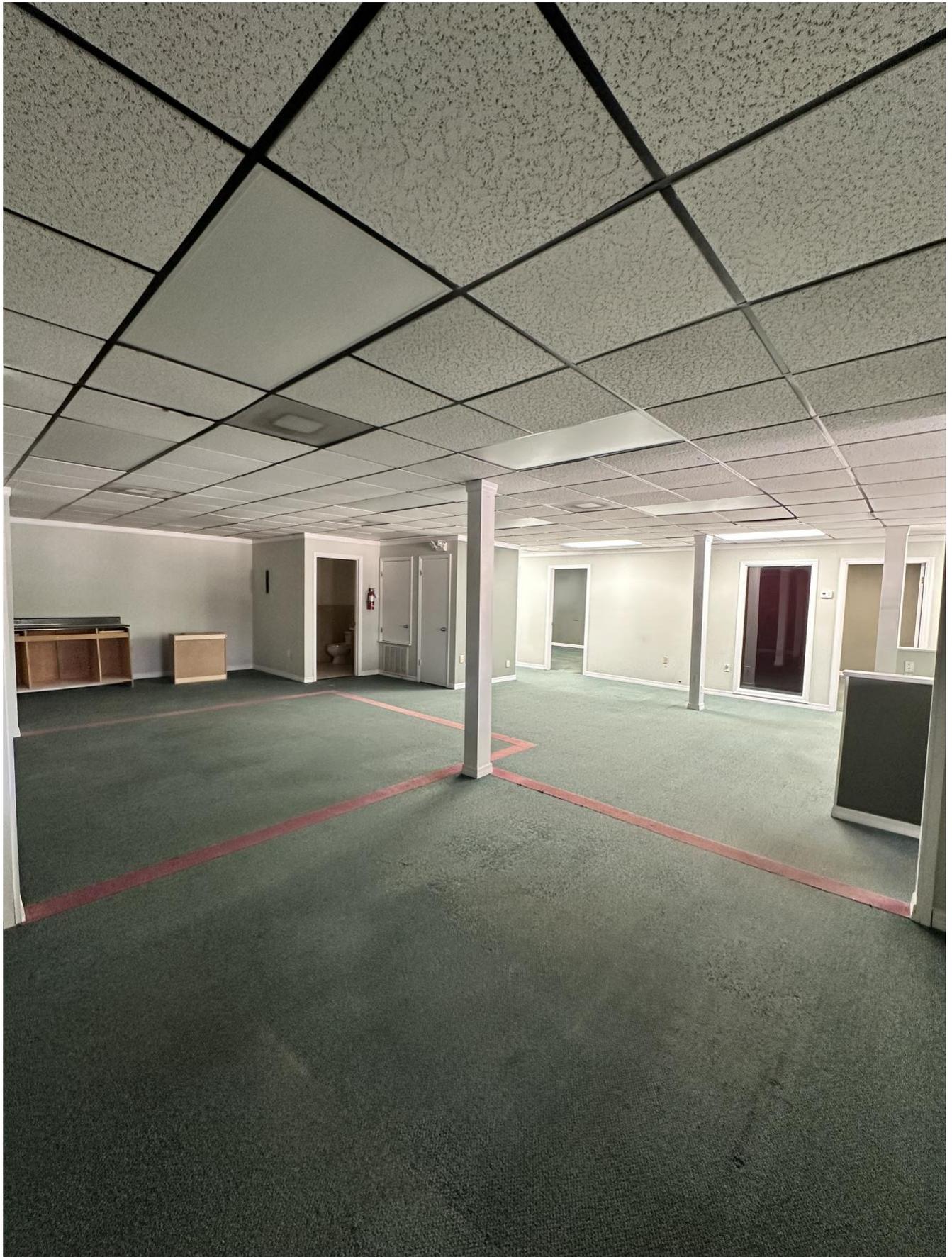
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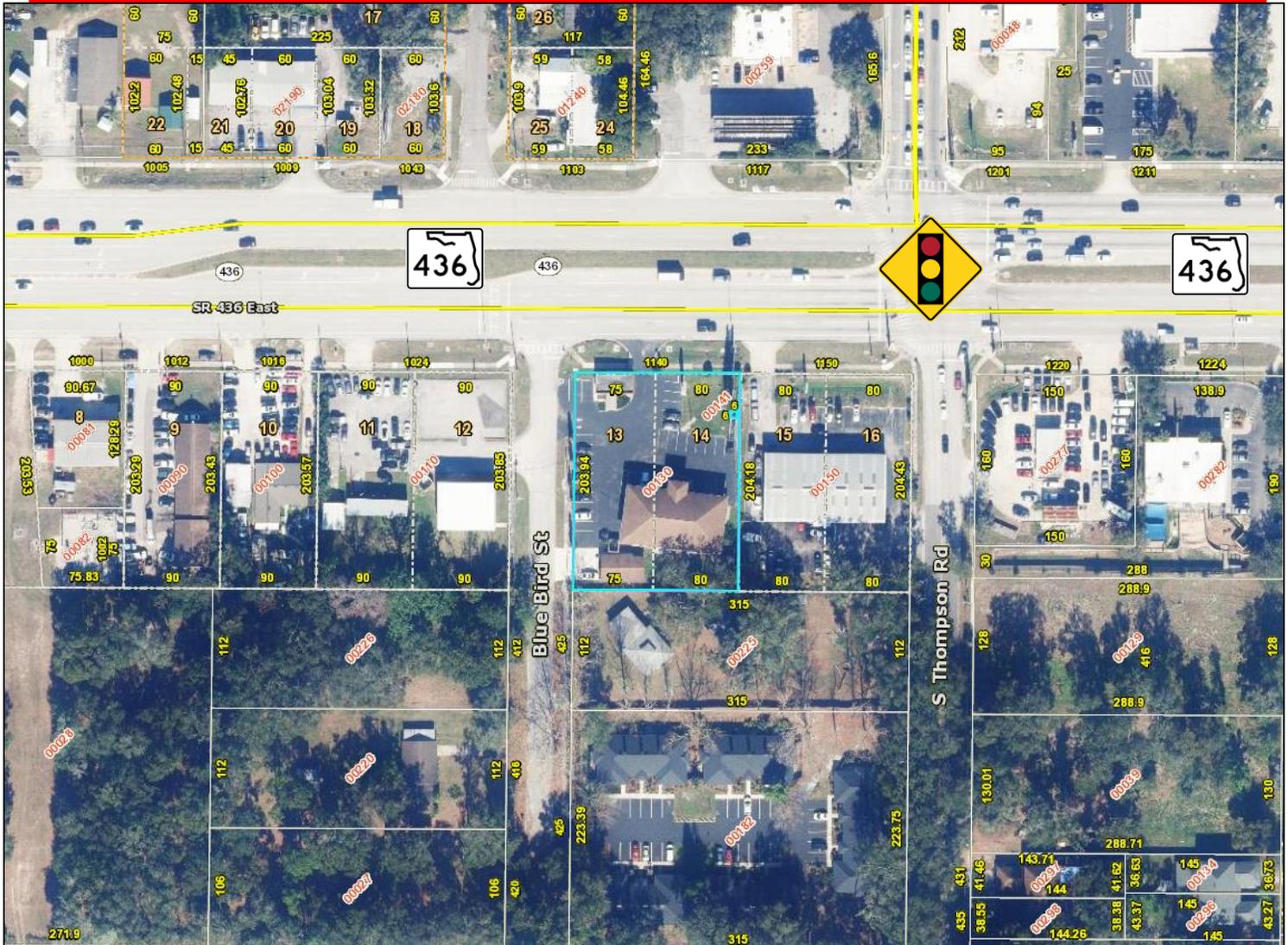




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AERIAL OVERVIEW



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SELECT DEMOGRAPHICS

Traffic Count: 35,315 vehicles per day

	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
Population:	9,791	69,528	163,823
Households:	3,398	23,947	57,902
Avg Income:	\$57,685	\$87,049	\$92,378

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MAP OVERVIEW

