



Winter Garden Business Park

Property Description

Winter Garden Business Park is a Class B, 7.01± acre commerce park comprised of 91,734± square feet and offering the full range of office/flex/warehouse and retail space. With direct frontage on a major local thoroughfare and access to the region's primary shopping districts, upscale housing and tolled expressway systems, the property is ideal for healthcare, professional office/business services, and service oriented retail.



Excellent Location



Retail Frontage



Ample Parking

**For further
information**

Lisa Bailey, SIOR

Principal

+1 407 440 6645

lisa.bailey@avisonyoung.com



Offering Summary

Building Size:	91,734± SF
Lot Size:	7.01± Acres
Year Built:	2005
Zoning:	PCD - City of Winter Garden
Market:	Orlando
Submarket:	West Orange

Property Highlights

- Ample parking at 289 spaces or 3.15/1,000 SF
- On-site, third party self storage facility
- Reserved parking available | \$50.00 per space per month
- Retail frontage and pylon signage on Winter Garden Vineland Road
- Grade level, rear loading flex/warehouse
- 2.6± miles from the Winter Garden Village at Fowler Groves and the recently-built AdventHealth Hospital Winter Garden Campus
- Convenient access to Colonial Drive (S.R. 50), State Road 429, and the Florida Turnpike

**For further
information**

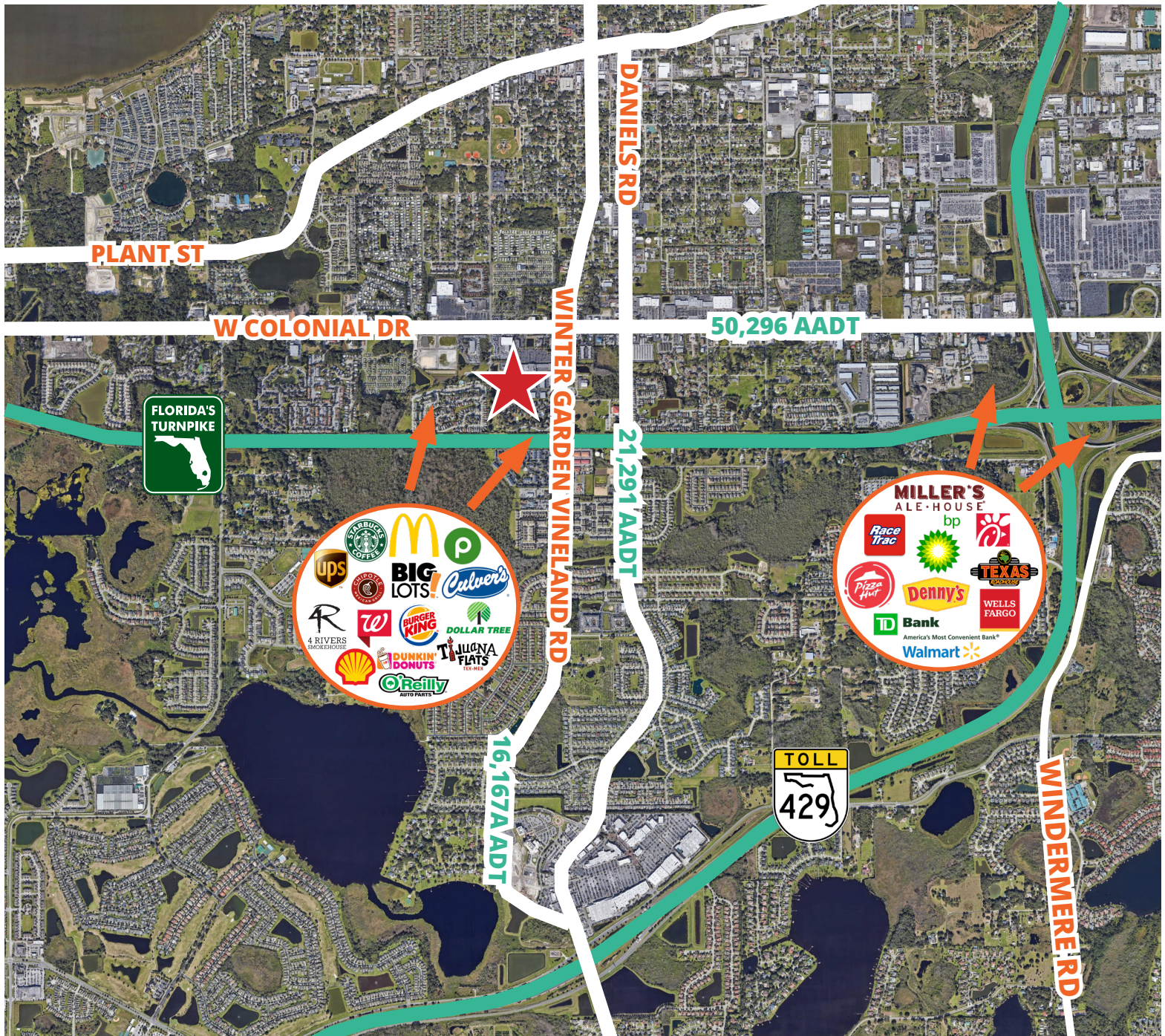
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Location Map - Winter Garden Business Park



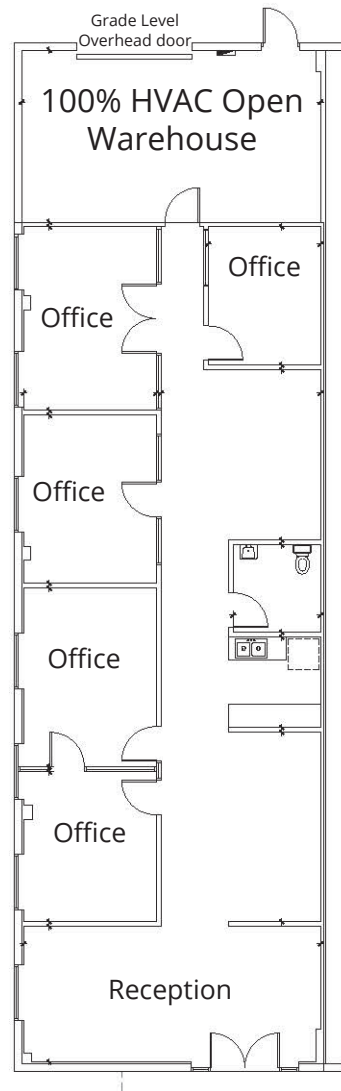
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Office/Flex/Warehouse/Retail Space For Lease

1218 - 1232 Winter Garden Vineland Road
Winter Garden, Florida 34787

Building 1220 | Suite 100 | 2,400± sf



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Building 1220 | Suite 108 | 2,400± sf

