



# Premium office building available

330 E Crown Point Rd  
Winter Garden



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255 S Orange Avenue  
Suite 1300  
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**DETAILS**

This state-of-the-art office is available for sale or for lease. Positioned minutes from the vibrant heart of Winter Garden, just off Plant Street. This advantageous location offers seamless connectivity to major regional corridors, including an exit to the Western Beltway, **SR 429**, which offers direct access to **Florida’s Turnpike**, only three minutes away, while **Highway 50** is also a couple of minutes to the south. The office is conveniently located near the charm and walkability of Historic Downtown **Winter Garden**, offering an ideal blend of accessibility and lifestyle appeal.

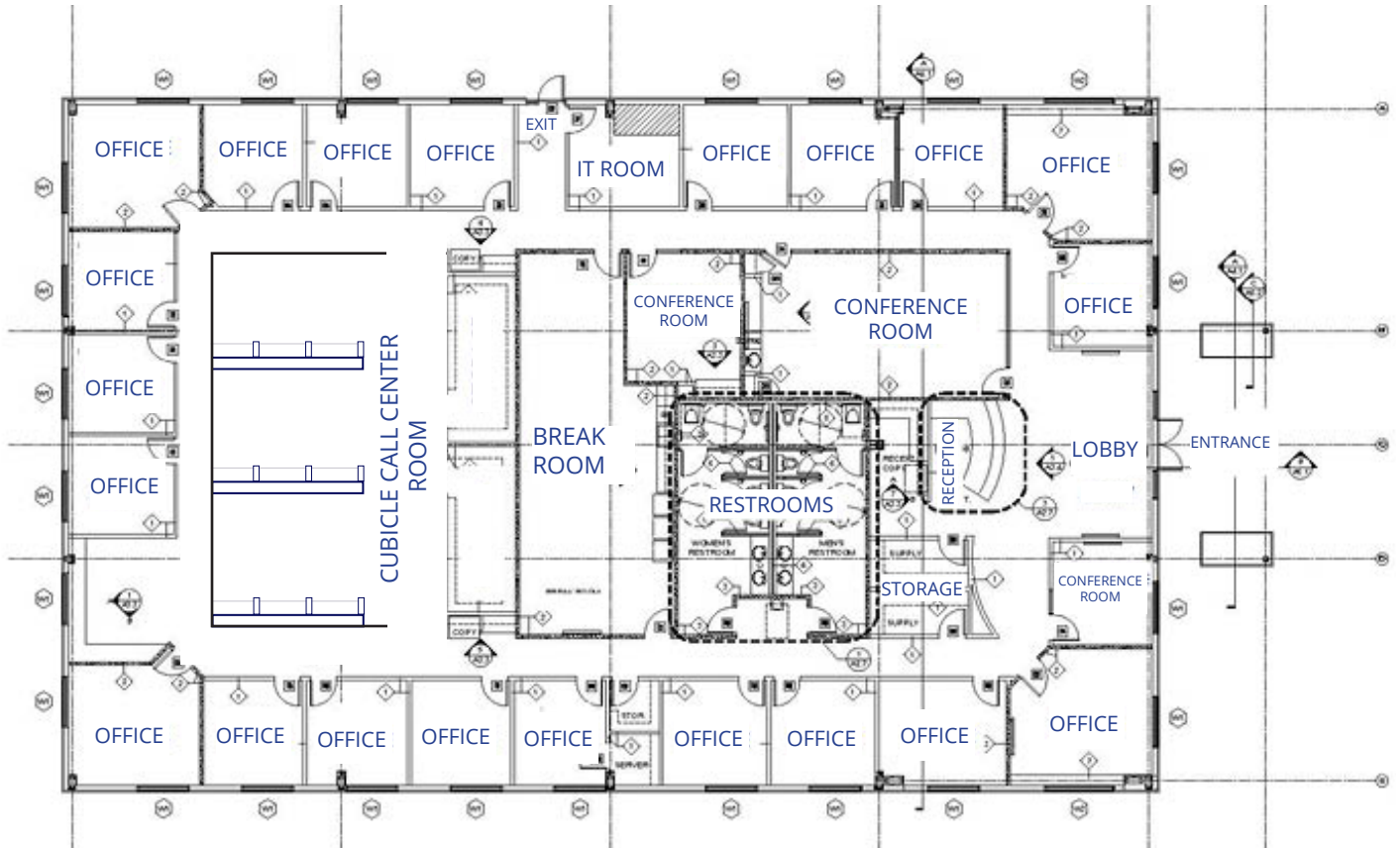
- **Freestanding office building available**
- **Prime Winter Garden location**
- **Exceptional accessibility**
- **Convenient regional reach**
- **Great proximity to Historic Downtown**
- **Ample parking**
- **Existing monument signage**
- **Zoning C-2**

<b>Address</b>	330 E Crown Point Rd
<b>City</b>	Winter Garden
<b>Total building size</b>	10,591 SF
<b>Land</b>	1.43 AC
<b>Floors</b>	1
<b>Zoning</b>	C-2
<b>Year built</b>	2016
<b>Parking</b>	49 surface spaces

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**2025 Population** 148,188

**Median household income** \$97,003

**Median age** 38.7

**Total Employees** 43,960

**\*5 mile radius**

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Conference Room



Cubicle Call Center room



All offices have windows



# Winter Garden

Historic downtown Winter Garden is **three minutes** from 330 E Crown Point Rd. Enjoy small town charm with shopping, dining, parks, museums, West Orange Trail and special events.

**Downtown Winter Garden offers diverse cuisine options.**

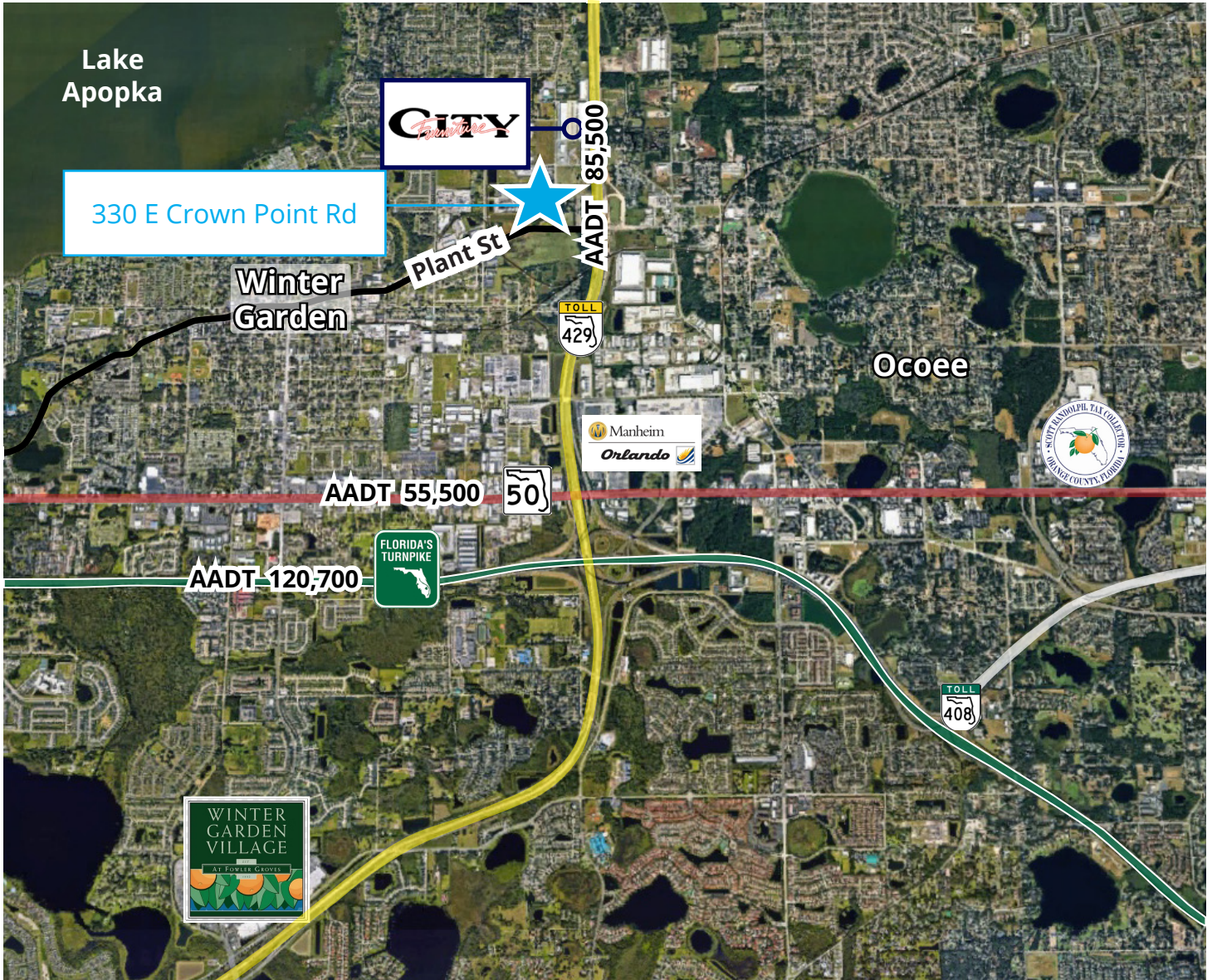
Aj's Pizza Joint  
AntiquiTeas  
The Attic Door  
Axum Coffee  
Bento Sushi + Poke  
Black Bean Deli  
Bruno's Oysters  
BurgerFi  
Ceviche Mix  
Chef's Table at the Edgewater  
China Panda  
Cilantro Indian Cuisine  
Crooked Can  
The Deli Downtown  
Empanada & Co.  
The Exchange  
Foxtail Coffee Co.  
Gingers Baking Co.  
The Hangry Bison  
Harrell's Hot Dogs  
Hunger Street Tacos  
Kelly's Homemade Ice Cream  
Mac'd Out  
Mangoni Italian Market Pizza  
Market to Table  
Matthew's Steakhouse  
Michael's Ali Coal Fired Pizza  
MoonCricket Grille  
Morthan Cheese  
Norigami  
Nosh  
Pammie's Sammies  
Piccolo Coffee Co.  
Plant Street Market  
Rosallie Le French Cafe  
Schweini's Delicatessen  
Soulshi Lounge  
Thai Blossom Restaurant  
This Little Piggy  
Three Birds Cafe  
Urban on Plant Kitchen  
The Whole Enchilada  
Winter Garden Restaurant



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