

**OFFICE SPACE FOR LEASE  
2501-2603 DISCOVERY LAKES**



**2501 & 2603 DISCOVERY DRIVE ♦ ORLANDO, FL 32826**

**Property Details:**

- Rate: \$15.00/RSF NNN
- Clear Height: 11'6"  
10' drop down (varies)  
17'6" floor to bar joist  
19'6" floor to deck
- Building SF: 2501 - 74,949 SF  
2603 - 75,279
- Parking: 6/1000

**Available Space:**

- 2501 Discovery Drive: 5,669-17,573 SF**
  - Suite 200 - 5,669 SF
  - Suite 150 - 11,904 SF (avail. Jun 2016)
- 2603 Discovery Drive: 7,396-58,906 SF**
  - Suite 100 - 42,363 SF (divisible)
  - Suite 105 - 16,543 SF
  - Suite 100 & 105 - 58,906 SF
  - Suite 115 - 7,396 SF

Amenities include lake views, numerous retail & banking facilities nearby, convenient access to major roads including 408, 417, Alafaya Trail.

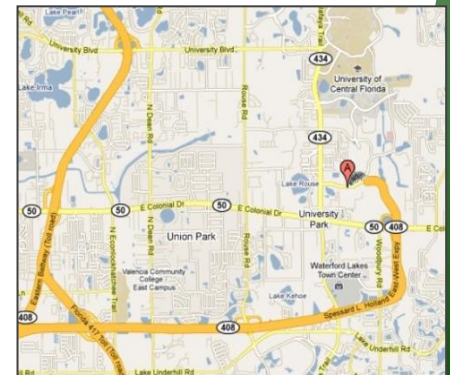
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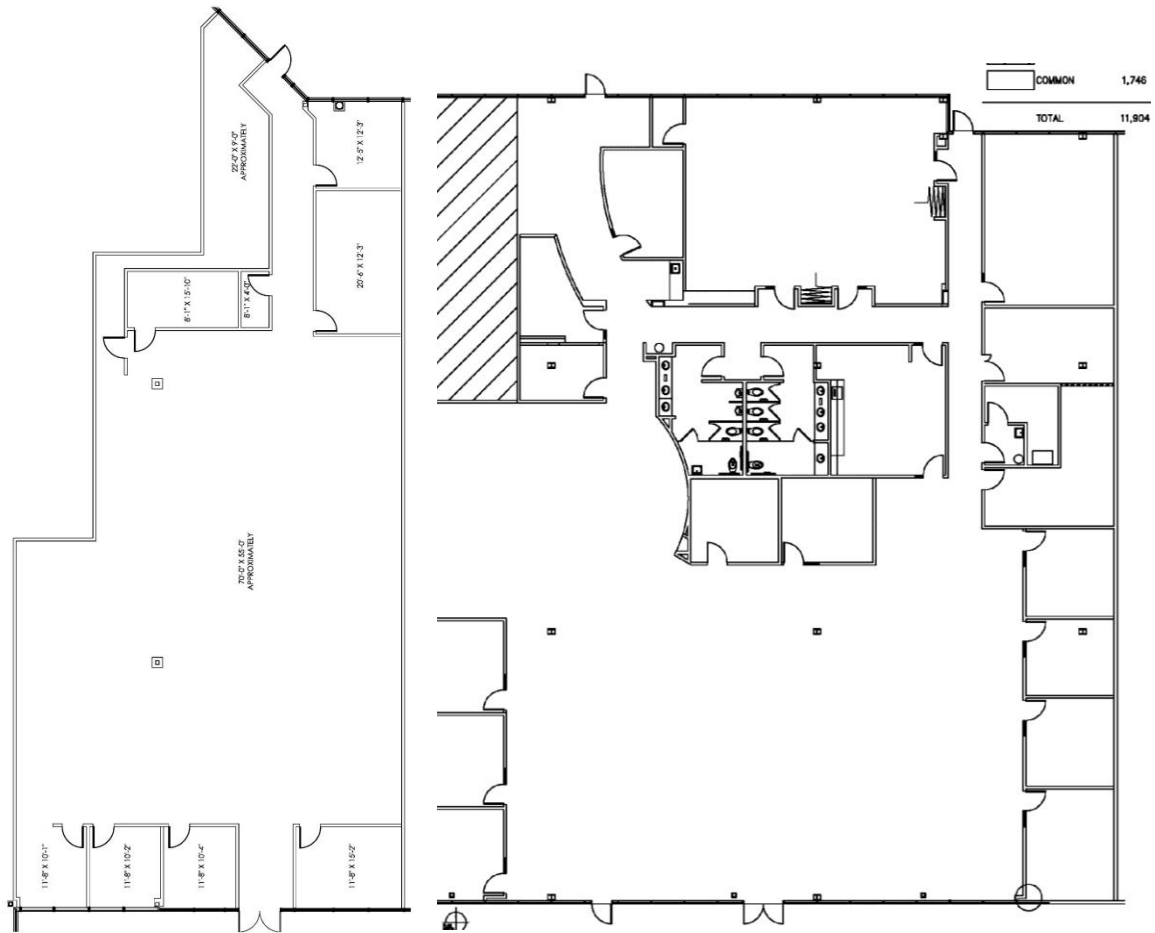
Discovery Lakes is located in the Central Florida Research Park on the east side of Discovery Drive approximately one mile from the terminus of the East-West Expressway. The Park is adjacent to the University of Central Florida with convenient access to several major roads including the 417, 408, Alafaya Trail (SR 434) and Colonial Drive as well as numerous retail and banking facilities.



A Taurus Owned Property

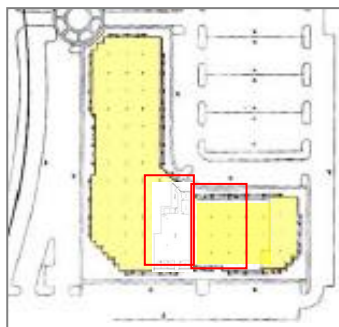
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Licensed Real Estate Broker

# 2501 DISCOVERY LAKES



Suite 200  
5,669 SF

Suite 150  
11,904 SF  
Avail. Jun 2016





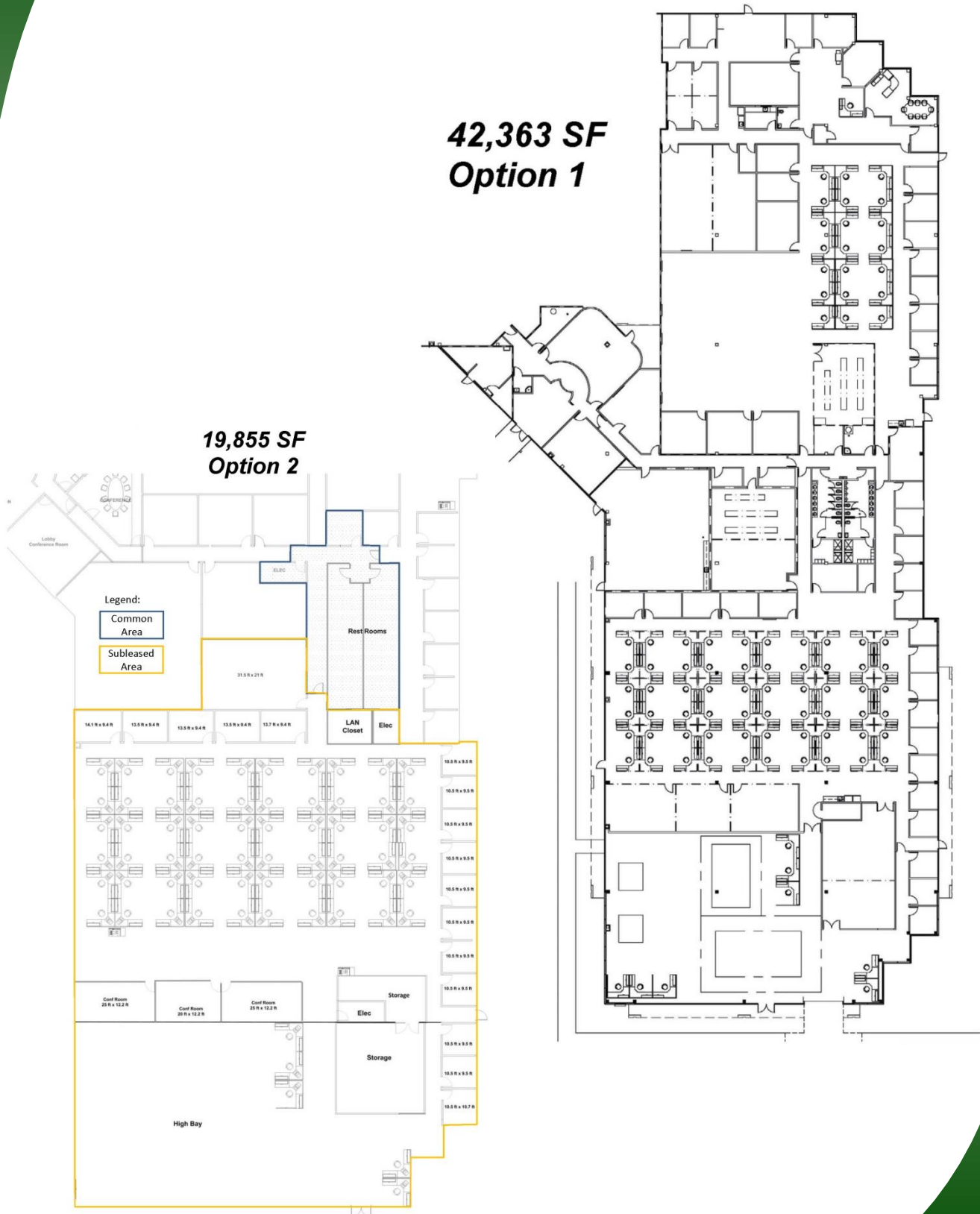
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# 2603 DISCOVERY LAKES

## Suite 100

**42,363 SF**  
**Option 1**

**19,855 SF**  
**Option 2**



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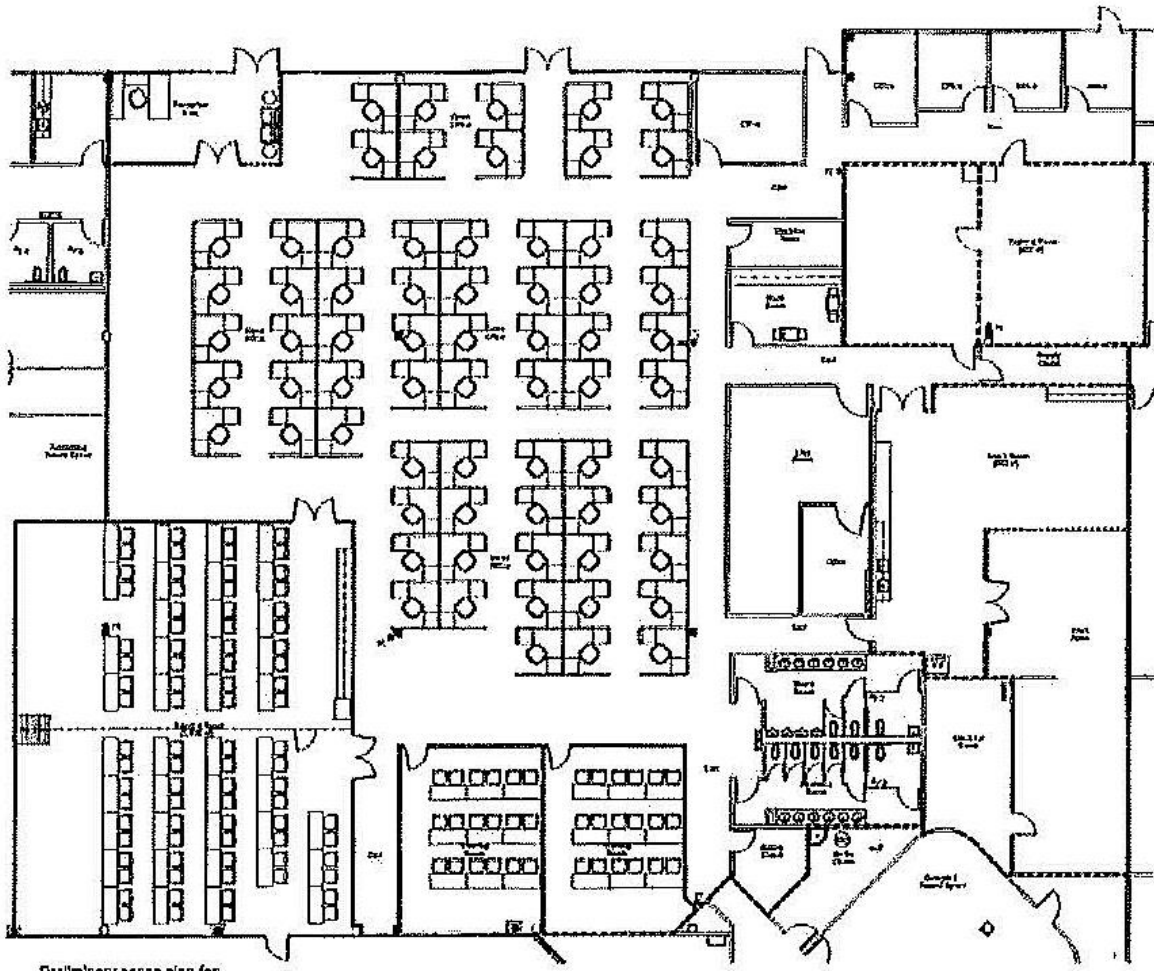
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# 2603 DISCOVERY LAKES

Suite 105  
16,543 SF



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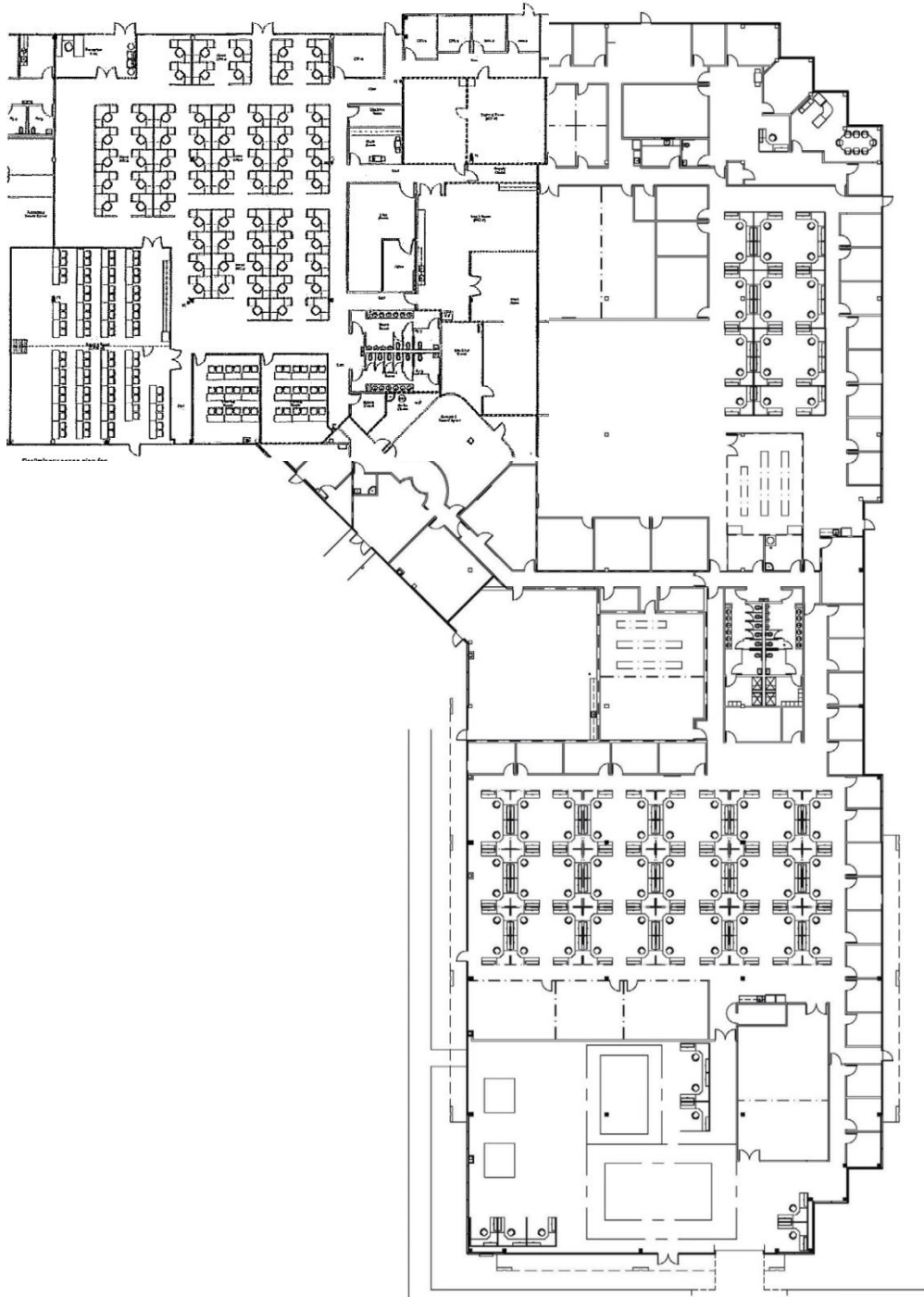


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# 2603 DISCOVERY LAKES

Suites 100 & 105 (combined)

58,906 SF

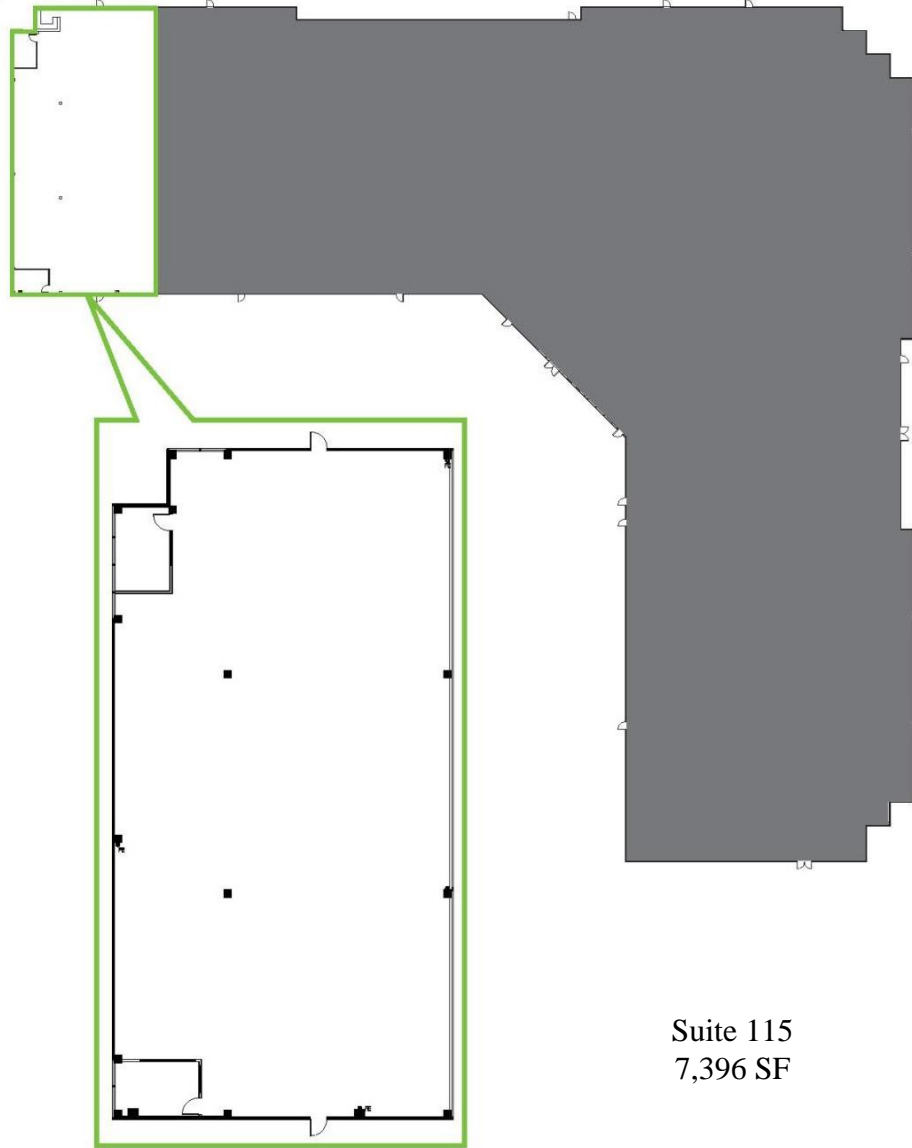


TAURUS A Taurus Owned Property

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# 2603 DISCOVERY LAKES

## Suite 115



Suite 115  
7,396 SF



A Taurus Owned Property

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