



**izziban**  
ALL YOU CAN EAT KOREAN BBQ & SUJIGI  
LUNCH (MON-FRI) OPEN-3PM  
DINING DAILY 10PM-12AM

**FOR SALE**

Trophy Central Florida  
Turnkey Restaurant

5310 E Colonial Dr, Orlando, FL 32807

# Trophy Central Florida Turnkey Restaurant

5310 E Colonial Dr, Orlando, FL 32807



## PROPERTY SUMMARY

- Sale Includes: Real Estate, FF&E, Inventory, and Business.
- Located within an Opportunity Zone
- Trophy Dual-Concept Location: Waterfront Restaurant & Cafe/Coffee Shop on a major road with high traffic counts and great demographics.
- New owner can continue to run the successful restaurant and valuable brand names or change to a new desired concept.
- Excellent visibility and large LED signage with 385 feet of frontage on East Colonial Drive with over 52,000 cars per day.
- Excess land providing ample parking.
- Included in sale:

Real Estate: 2 contiguous fee simple parcels

1. Main restaurant - 13,918 SF - (5310 E. Colonial Dr)
2. Additional land parking area - (5300 E. Colonial Dr)

\*Total Usable Land - 1.47 acres

## PROPERTY OVERVIEW

Sale Price:	\$5,400,000
Total Useable Acres:	1.47 acres
Parcel ID:	21-22-30-4736-04-141

### Juan Jimenez, MSRE, CCIM

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### Richard Wagner

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## PROFESSIONAL COMMERCIAL REAL ESTATE SERVICES

300 S. Orange Ave, Ste 1000  
Orlando, FL 32801

[www.PROCRESFL.com](http://www.PROCRESFL.com)

# MAIN BUILDING - 5310 E COLONIAL DR

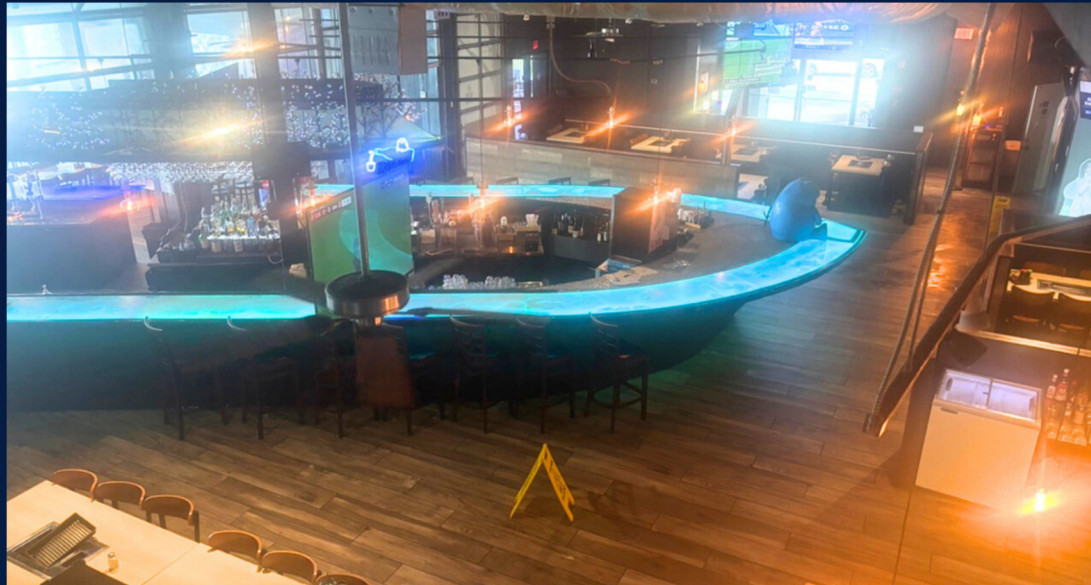
## RESTAURANT EXTERIOR & PARKING LOT



→ **VIRTUAL TOUR** ←

# PROPERTY PHOTOS

## RESTAURANT INTERIOR



# PROPERTY PHOTOS

## SNOWBEAN CAFE & PATIO



# PROPERTY PHOTOS

## LAKE DECK



# PROPERTY PHOTOS

## LED ROAD SIGNAGE



# AERIAL PHOTO



**13,918 SF**  
RESTAURANT  
BUILDING

**PARKING  
LOT**

**E COLONIAL DR**



**Publix**  
**FIVE GUYS**  
 BURGERS and FRIES  
**CVS** pharmacy  
**SEITO** SUSHI

**BEST BUY**  
**HAVERTYS**  
 MAKES IT HOME

**PROPERTY**

**Bravo** | **WESTERN UNION**  
**DOLLAR TREE** | **Pizza Hut**

**Auto Zone**

**PET SMART**  
**O'Reilly** AUTO PARTS  
**WELLS FARGO**

**THE HOME DEPOT**

**E COLONIAL DR** 62,000 cars per day

**N SEMORAN BLVD**

58,000 cars per day

**CAP WORLD**  
 truck accessories & trailers

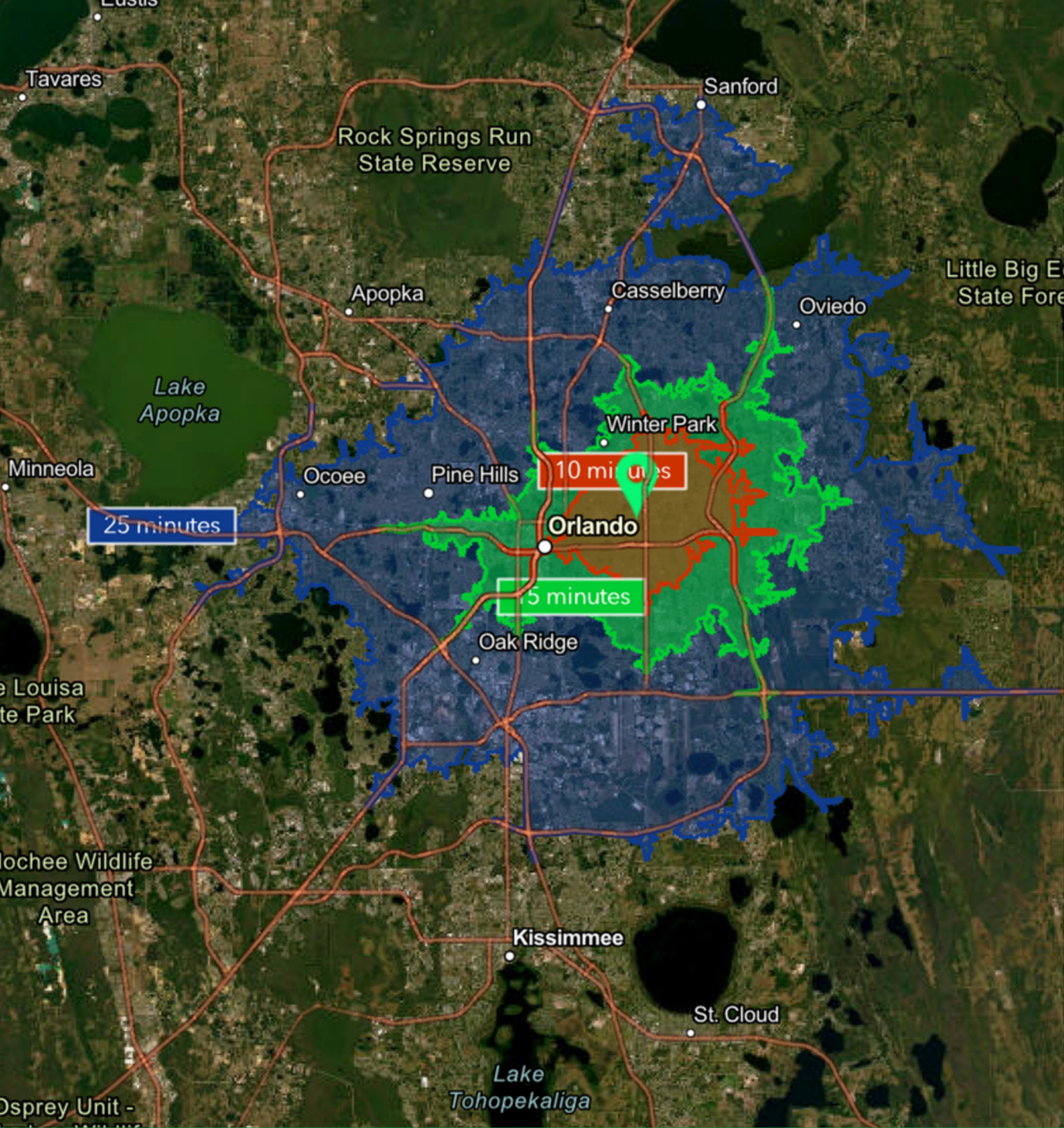
**LAKE BARTON**

**Banfield** PET HOSPITAL | **CYCLE GEAR**  
**Brenda's** CAKES | **tropical CAFE** SMOOTHIE  
**CHAMBERLIN'S** | **SalonCentric**

**kane's** FURNITURE

**ROOMS TO GO & OUTLET**

**RETAIL TRADE AREA**



### 2025 Estimated Population

<b>10 minutes</b>	<b>152,434</b>
<b>15 minutes</b>	<b>432,179</b>
<b>25 minutes</b>	<b>1,354,990</b>

### 2025 Total Households

<b>10 minutes</b>	<b>63,983</b>
<b>15 minutes</b>	<b>175,944</b>
<b>25 minutes</b>	<b>513,791</b>

### 2025 Average Household Income

<b>10 minutes</b>	<b>\$105,133</b>
<b>15 minutes</b>	<b>\$105,960</b>
<b>25 minutes</b>	<b>\$107,203</b>



## PROFESSIONAL COMMERCIAL REAL ESTATE SERVICES

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