

LAKE NONA AIRPORT BUSINESS PARK



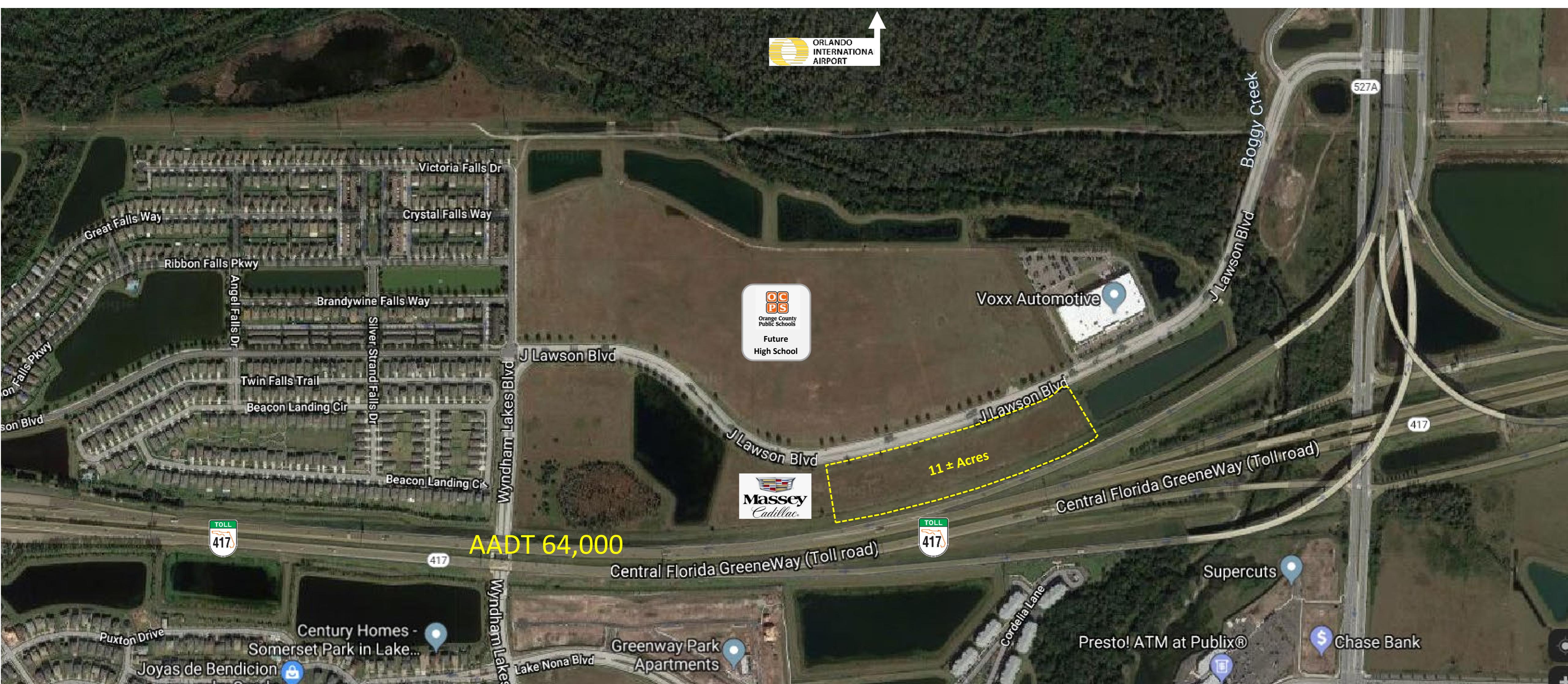
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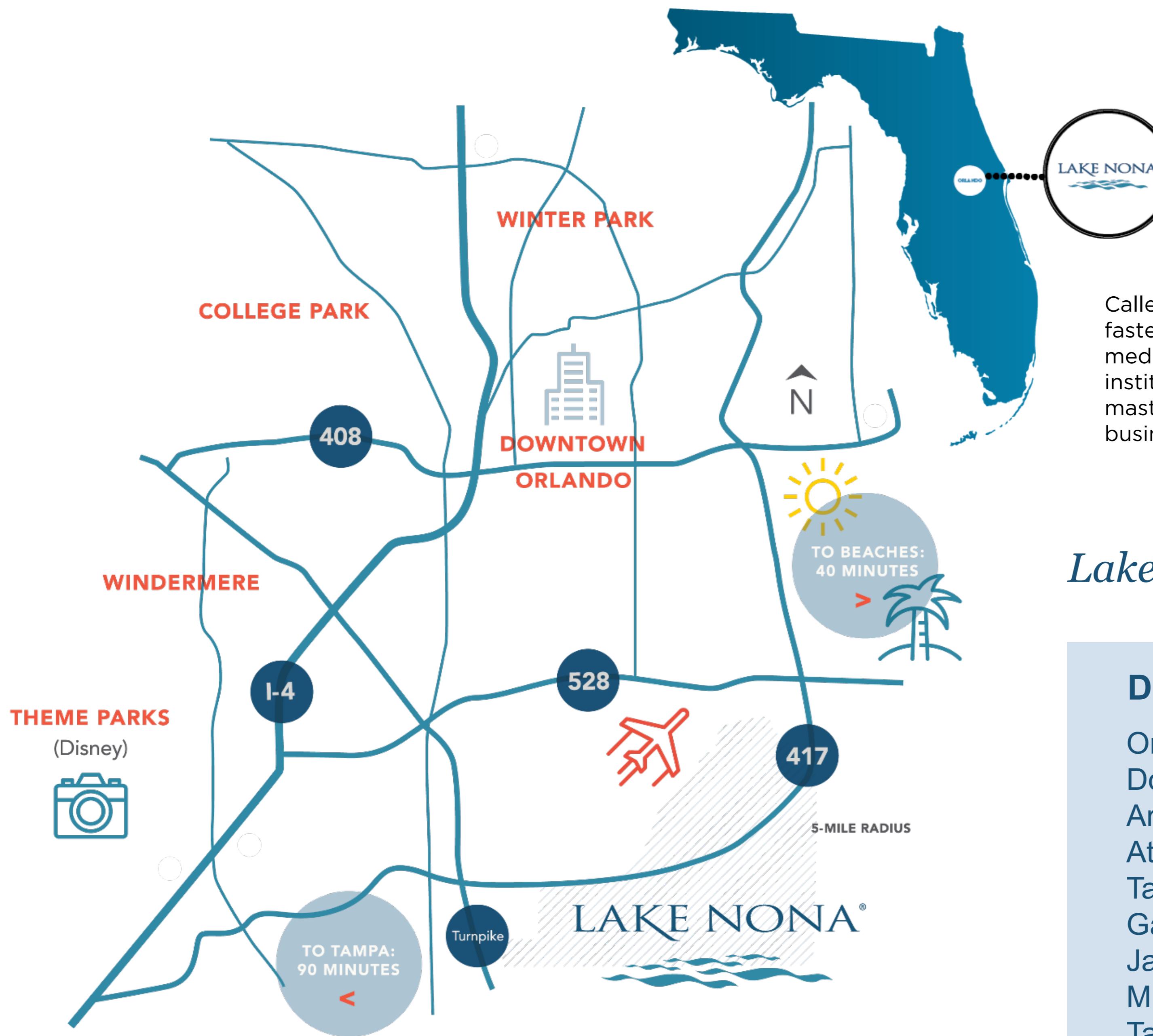
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Centered in the Sunshine State



Called “the Future of Cities” by Fortune magazine, Lake Nona ranks among the fastest-growing, bestselling communities in America. Home to a renowned medical cluster, a sports and performance district, world-class educational institutions and unique vibrant residential communities, the 17-square-mile master-designed community is recognized for excellence in all facets of business and residential life.

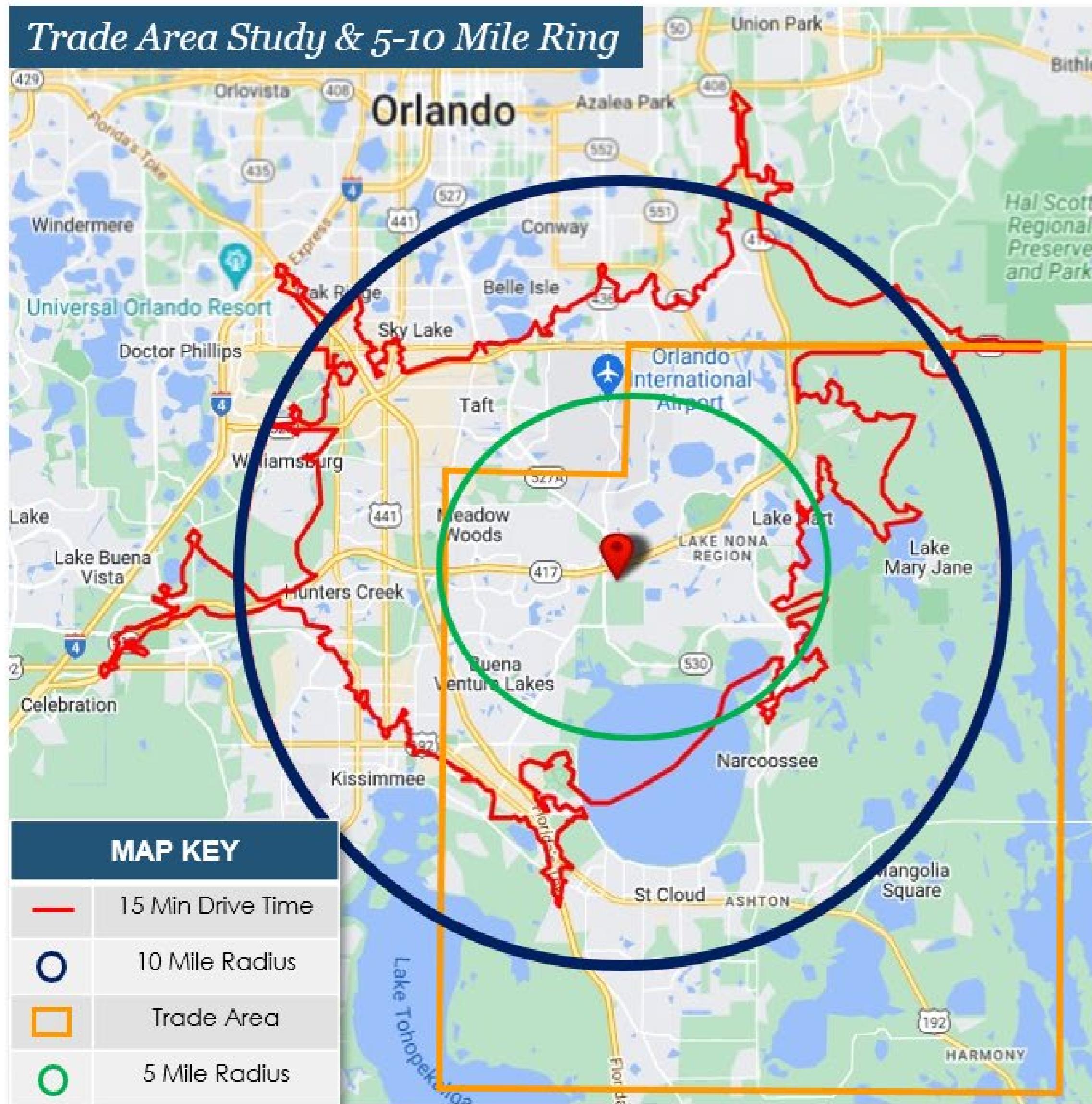
Lake Nona is conveniently located to everything

DRIVE TIMES

Orlando International Airport
Downtown Orlando
Area Theme Parks
Atlantic Coast Beaches
Tampa
Gainesville
Jacksonville
Miami
Tallahassee

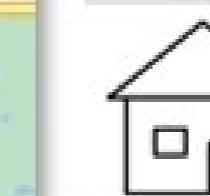
10 minutes
20 minutes
20 minutes
30 minutes
1 hour, 10 minutes
2 hours, 10 minutes
2 hours, 30 minutes
3 hours, 30 minutes
4 hours, 15 minutes

Demographic & Household Growth Summary



POPULATION

	5-MILE	10-MILE	TRADE AREA	DRIVE TIME
2024 Estimate	142,985	553,448	313,900	297,417
2029 Projection	161,793	601,646	364,898	329,769
2034 Forecast	181,389	660,329	415,796	365,223



HOUSEHOLDS

	5-MILE	10-MILE	TRADE AREA	DRIVE TIME
2024	45,912	190,317	103,997	99,520
2029	52,293	206,632	121,157	110,605
2034	58,846	226,692	138,276	122,683



HOUSEHOLD INCOME

	5-MILE	10-MILE	TRADE AREA	DRIVE TIME
2025 Avg Income	\$114,894	\$99,700	\$112,204	\$107,787



HOUSEHOLD GROWTH

	5-MILE	10-MILE	TRADE AREA	DRIVE TIME
2024-2029	13.90%	8.57%	16.50%	11.14%
2029-2034	12.53%	9.71%	14.13%	10.92%

LAKE NONA SNAPSHOT

2.6M people within a 30-mile radius

40,000+ miles of gigabit fiber infrastructure

Wireless 5G network powered by Verizon

Contiguous to Orlando International Airport – forms an Airport City

Median age is 37 years

86% of residents have a college degree

One of the top-selling communities in the U.S.
(RCLCO 2024)

23,000+ residents call Lake Nona home

16,000+ students onsite and growing

More than 12,000+ employees spread amongst healthcare, education, industrial, sports and corporate office partners and anchors



75 million visitors in 2024
(Visit Orlando, 2024)

Largest Travel and Tourism Destination in the U.S.
(The Cities Economic Impact Report, 2022)

Ranked #7 Busiest Airport in the U.S.
(GOAA)

Orlando is No. 1 in the Country for Job Growth
(U.S. Bureau of Labor Statistics, 2024)

#1 Best Large Cities to Start a Business
(WalletHub, 2025)

2nd Fastest Growing Tech Employment in US
(CompTIA, State of the Tech Workforce 2025)

ORLANDO AT-A-GLANCE

LAKE NONA: ONE OF A KIND

- **Education obsessed**, several A-rated Public Schools
- **Outstanding Housing** with Multiple Price-points and Product Types
- **Premier Recreation**, Dining, Art & Entertainment Amenities

- Only Cisco Iconic **Smart + Connected City** in U.S.
- Focus on **health and wellbeing**; Lake Nona Life Study
- Rich Community Programming, **1,000+ annual events**

- **Robust and Growing** Labor Market
- **High-Quality Business** Environment
- **Conserved and Protected** Natural Beauty



Parcel ID: 21-24-30-3127-00-025 | Acreage: 3 to 11 Acres Available



FOR MORE INFORMATION, PLEASE CONTACT:

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THANK YOU



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