

# COLONIAL CENTER 100, 200, 300

ORLANDO (LAKE MARY), FL

AT COLONIAL TOWNPARK



CC 100


Colonial Center Parkway, Lake Mary, FL

**CBRE**




 **CLICK HERE FOR PROPERTY TOUR**


### PARK HIGHLIGHTS


 Building and monument signage available (depending on RSF Size)


 Large efficient floorplates


 Ample parking

 Fitness Center w /separate shower and locker facilities


 CC 100 Grab-n-Go vending & Tenant lounge coming soon

 Conference/training room (26 seats with movable furniture)

 Dual-feed electrical service from two (2) separate substations via a redundant loop

 Direct access on Interstate 4 and SR 417 and soon to be completed SR 429 (eastern and western beltway)

 Complimentary Bike Sharing

 Auto Charging Stations

 Energy Star rated

 Achieved WELL Health-Safety Seal rating

# COLONIAL TOWNPARK



CC 100



CC 200



CC 300



**Colonial TownPark, Orlando's premier mixed-use development, featuring quality retail, restaurants, banking, apartments and access to walking trails and a community park — all within walking distance.**

**This 175 Acre, Amenity Rich Mixed-Use Corporate Campus Offers:**

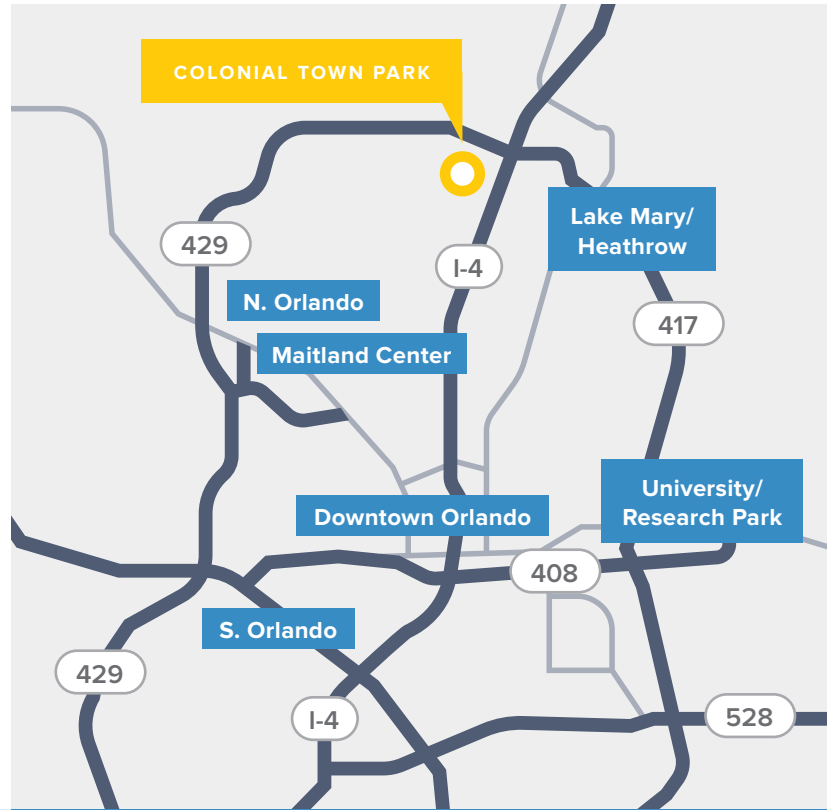
- + 450-unit upscale apartment community (Colonial Grand @ TownPark)
- + 80-unit apartment community including loft apartments (Colonial Reserve @ TownPark)
- + 12-screen AmStar stadium seating theater
- + Hampton Inn & Suites
- + Truist Bank
- + Chase Bank
- + Publix grocer
- + Upscale shops
- + Restaurants to include:
  - + Ruth's Chris Steakhouse
  - + F&D Cantina
  - + Hangry Bison
  - + The Vineyard
  - + Amura Japanese Steakhouse and Sushi Bar
  - + Duffy's Sports Bar & Grill
  - + And more

# Location

## AREA OVERVIEW

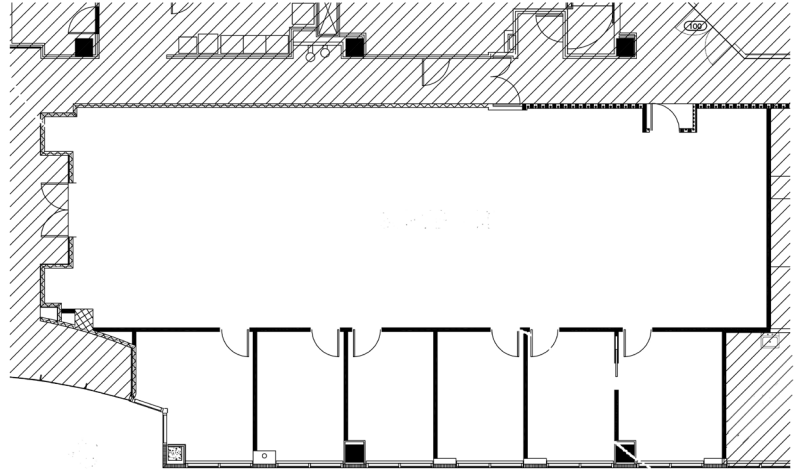
The Lake Mary area, as one of the most attractive business climates in the nation is located 15 miles north of Orlando in Seminole County and is known for —

- + High Corporate Presence
- + Educated and Growing Workforce
- + Top "A" Rated Schools
- + Affordable and Executive Housing
- + Quality Lifestyle



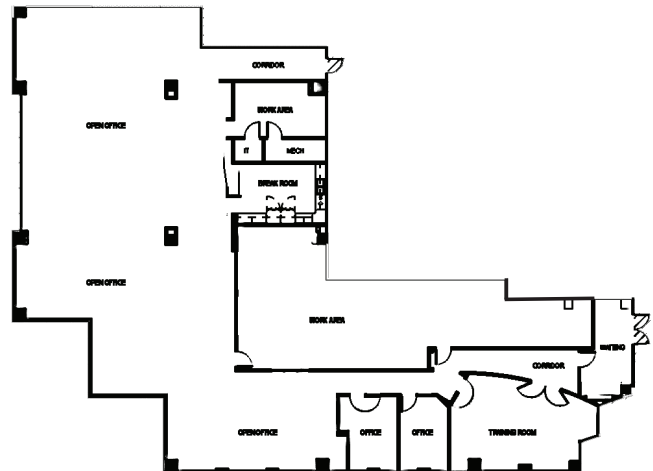
## 3,486 RSF

- + Double door lobby entrance
- + 6 private offices on glass
- + Recently demo'd to white box



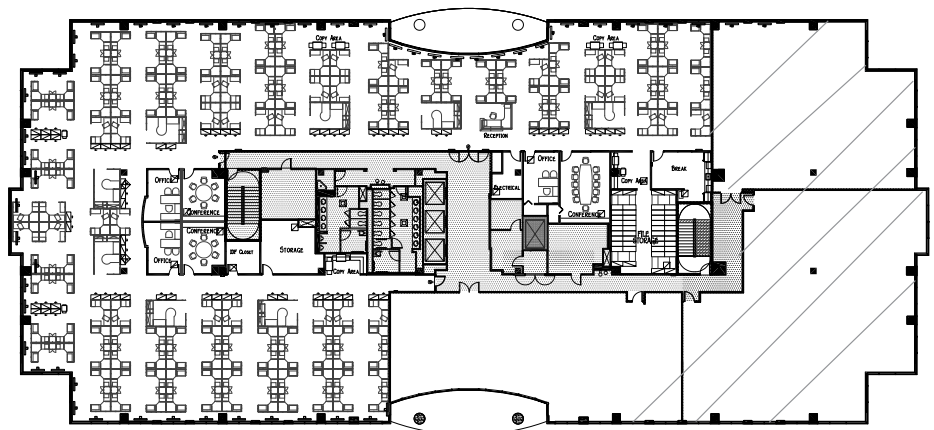
## 8,049 RSF

- + Double door entrance off the lobby
- + Beautiful open 14' ceiling throughout
- + Reception/waiting area
- + 1 Large training/conference room
- + 2 private offices
- + Large open area for workstations
- + Secured private open area with glass
- + Open breakroom with countertop bar
- + Lounge or collaboration room
- + IT Room



## 19,866 RSF

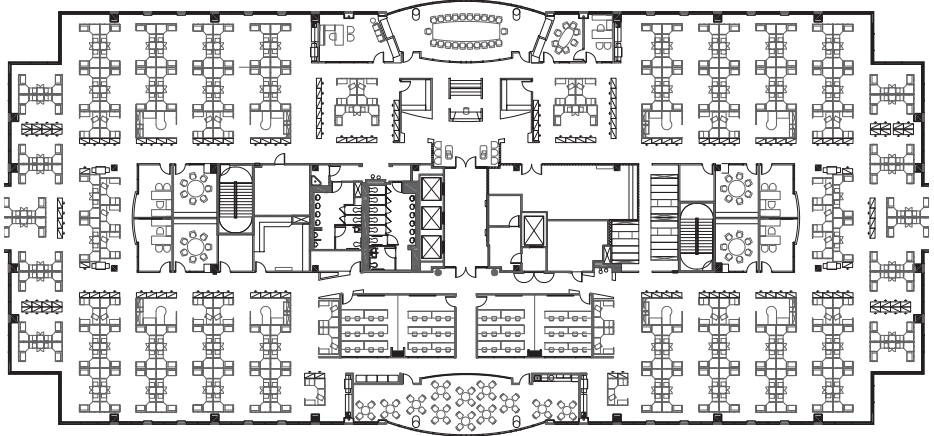
- + Contiguous to suite 300 for up to 53,734 RSF
- + Beautiful view overlooking Arbor Park
- + 90% open area for workstations
- + Conference room
- + 2 Small conference/huddle rooms
- + 3 Private offices
- + Copy/workroom
- + Break area
- + IT/Data room



# 33,868 RSF | Full Floor

 VIRTUAL TOUR - SUITE 300

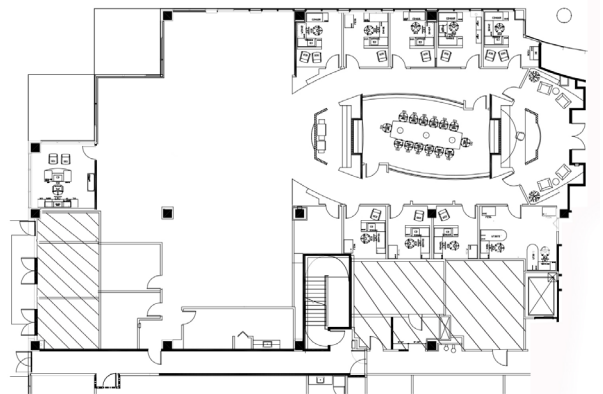
- + Contiguous to suite 200 for up to 53,734 RSF
- + Beautiful view overlooking Arbor Park
- + Nice built-in reception area
- + 1 Executive office
- + 5 Private offices
- + 2 Large training rooms
- + 90% open area for workstations
- + Large breakroom on the glass
- + Copy/file/work room
- + IT/Data room



# 8,092 RSF

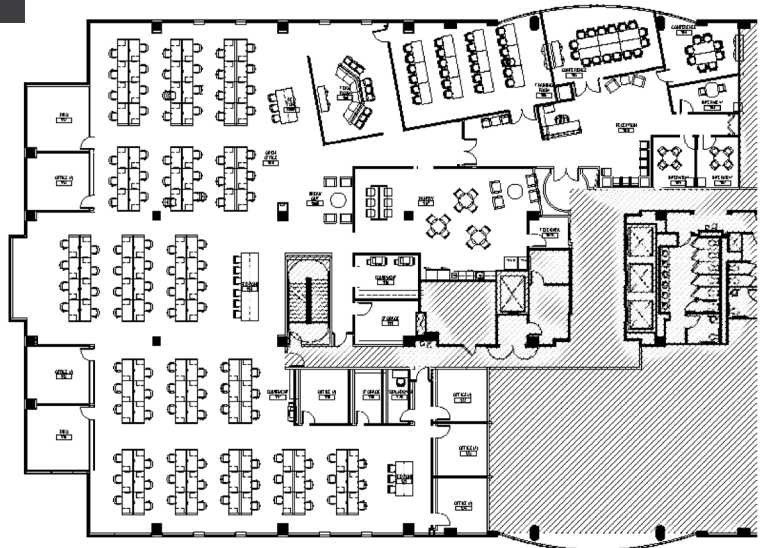
 VIRTUAL TOUR - SUITE 100

- + Double door off the lobby
- + Very nice reception area
- + Overlooks Arbor Park
- + Large conference room
- + 2 large offices
- + 9 regular offices
- + Large open area for workstations
- + IT/Data room
- + Storage room
- + Break room



# 17,608 RSF

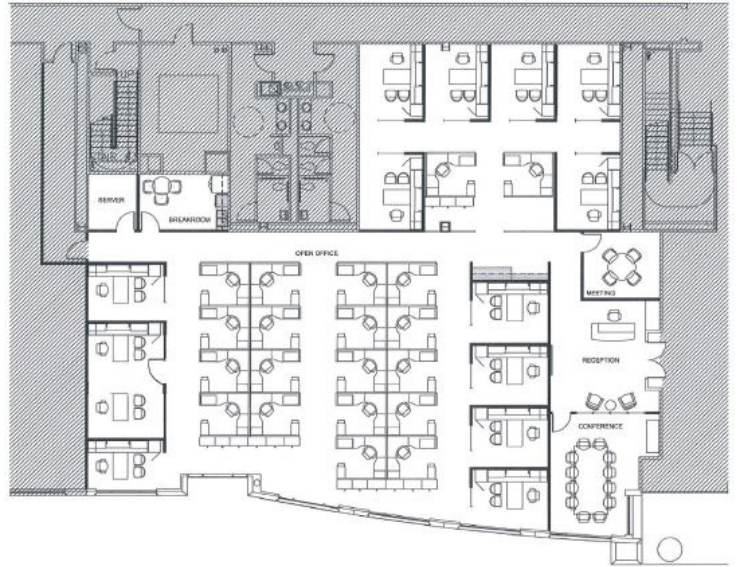
- + 8 private offices
- + Large open area for workstations
- + Large training room
- + Large conference room
- + 3 small conference rooms
- + Collaboration and break out areas
- + Large break room
- + Copy/work room
- + Storage rooms
- + IT/data room
- + Privacy room
- + Overlooking beautiful Arbor Park





# 7,047 RSF

- + Double door lobby entrance
- + Reception area
- + Conference room
- + 13 offices
- + Open area for workstations
- + Break room
- + IT data room





# COLONIAL CENTER

## 100, 200, 300

### FOR MORE INFORMATION

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