

For Sublease

Lee Vista Business Center Sublease Space

6,699 SF | \$16.00 / SF



7443 Emerald Dunes Drive, Suite 900

Orlando, Florida 32822

Property Highlights

- 6,699± SF dock-high warehouse space
- One (1) dock-high overhead door and one (1) ramp with overhead door
- Large office/open work area, large break room and restroom - remainder of space is warehouse
- Clear height: 30'
- Zoning: I-P/AN - wide variety of uses allowed
- Sublease expires May 31, 2028
- Close to OIA, with easy access to Goldenrod Road, SR 528 (Beeline), SR 417 (GreeneWay), Sand Lake Rd & I-4
- 5,340± SF warehouse space can be leased alone



For more information

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Matthew Cichocki

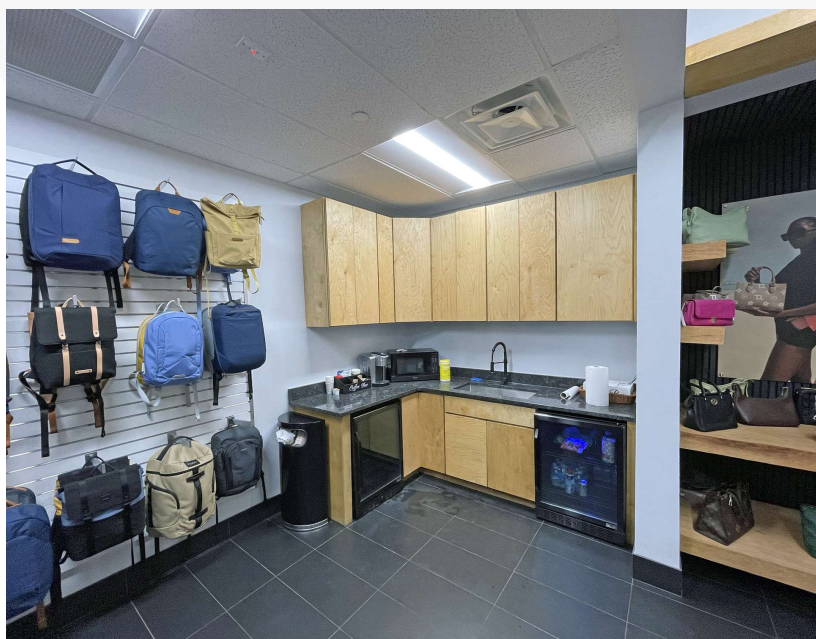
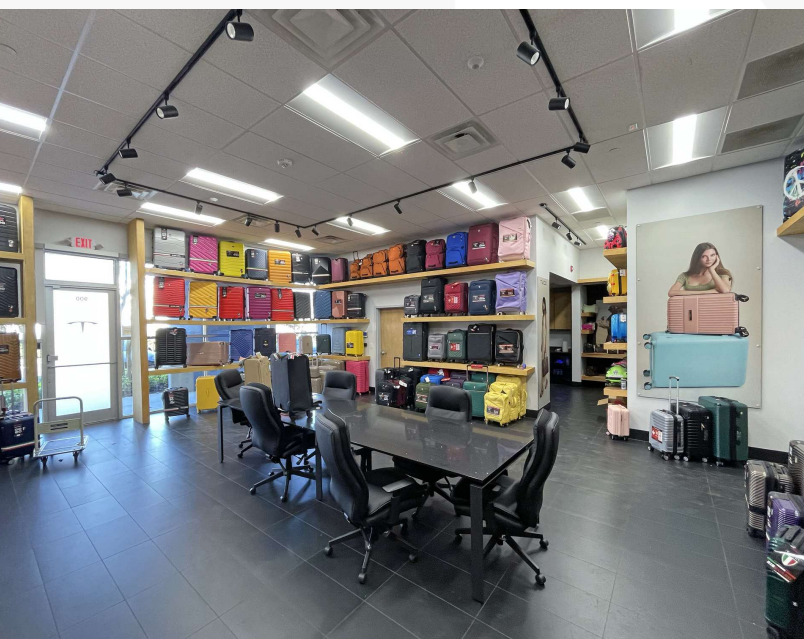
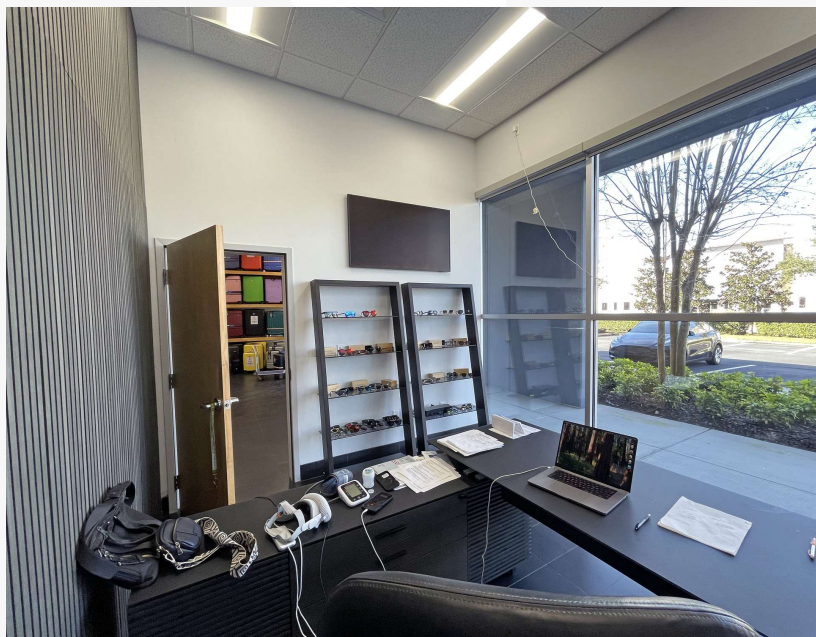
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Jake Cordes

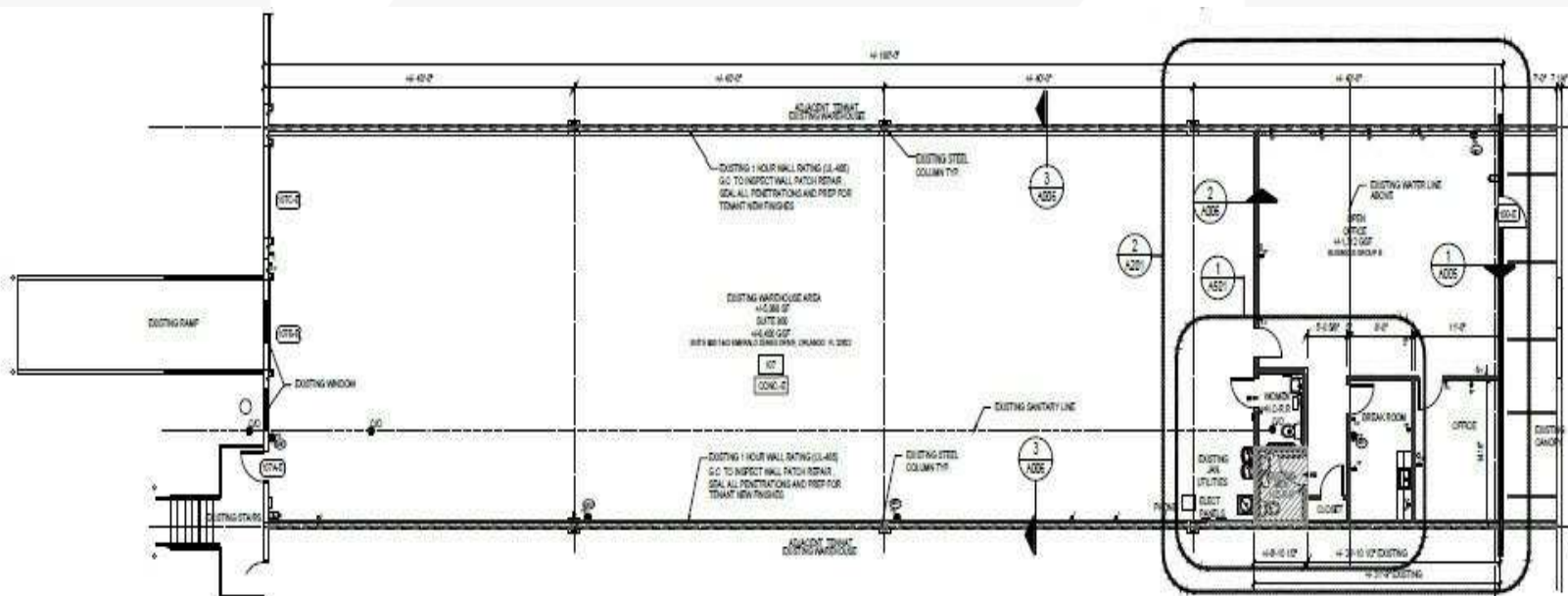
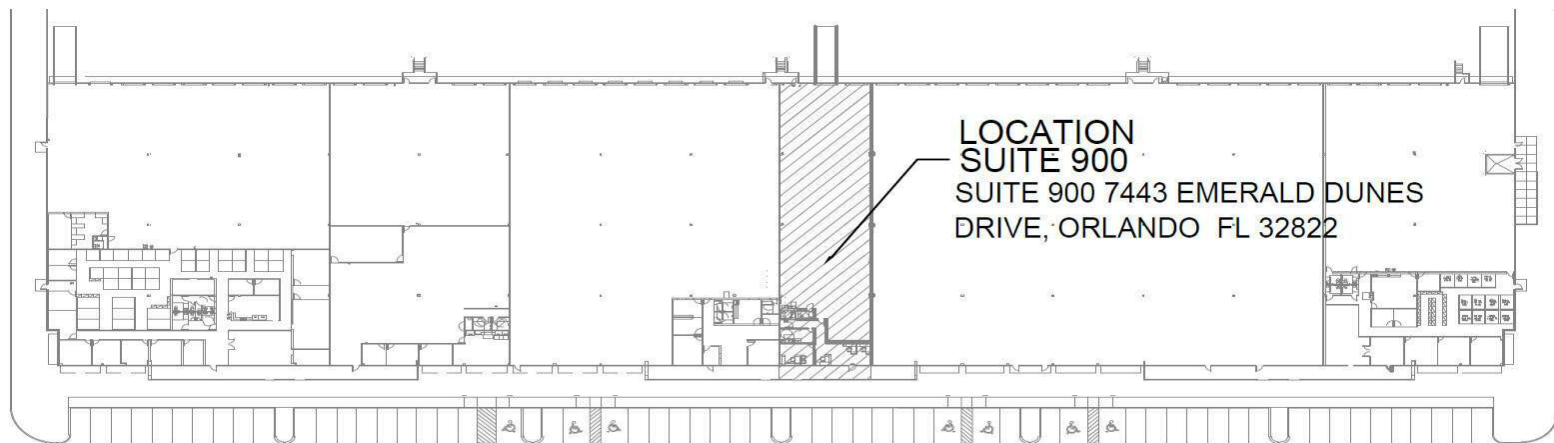
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Sublease Rate: \$16.00 / SF NNN

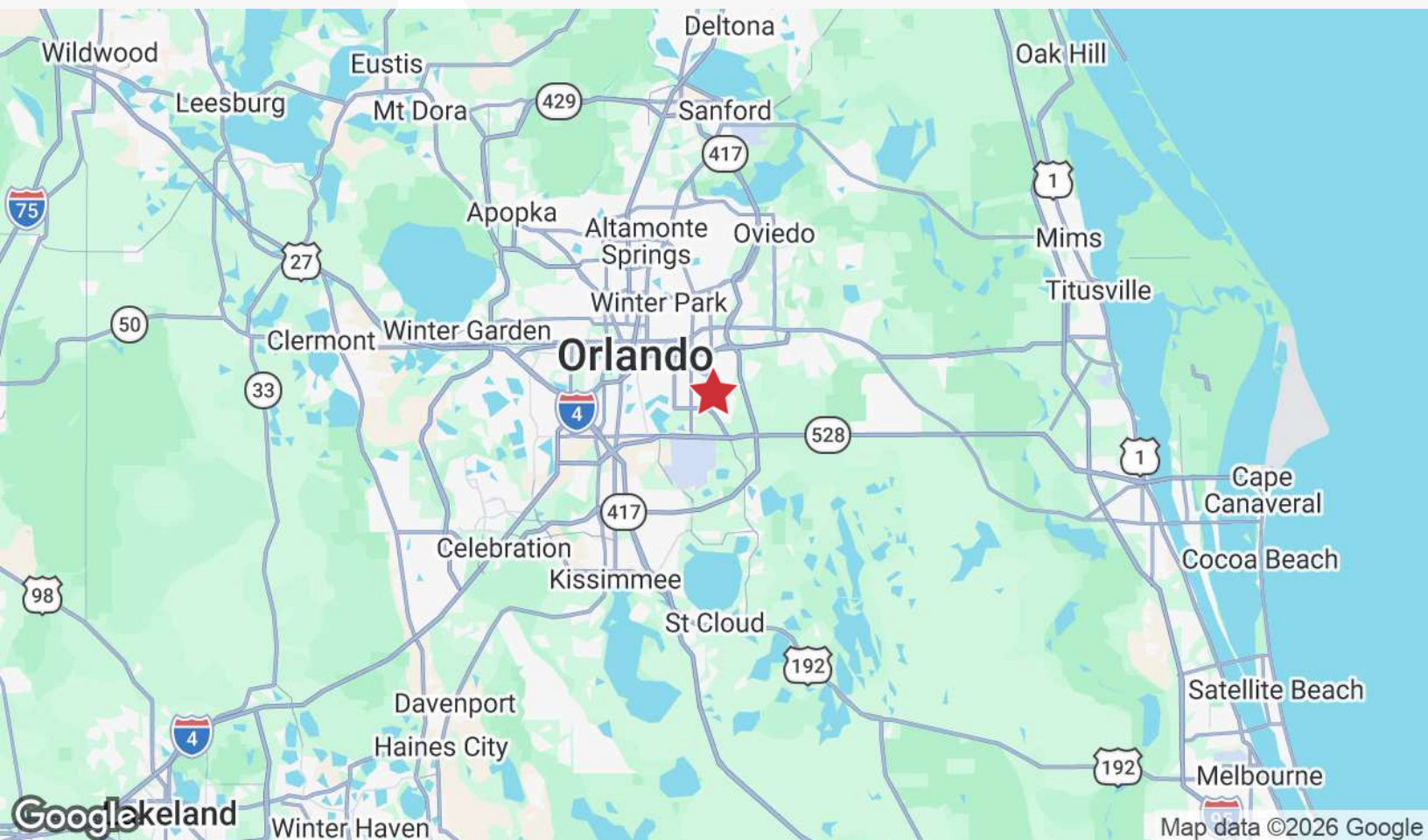
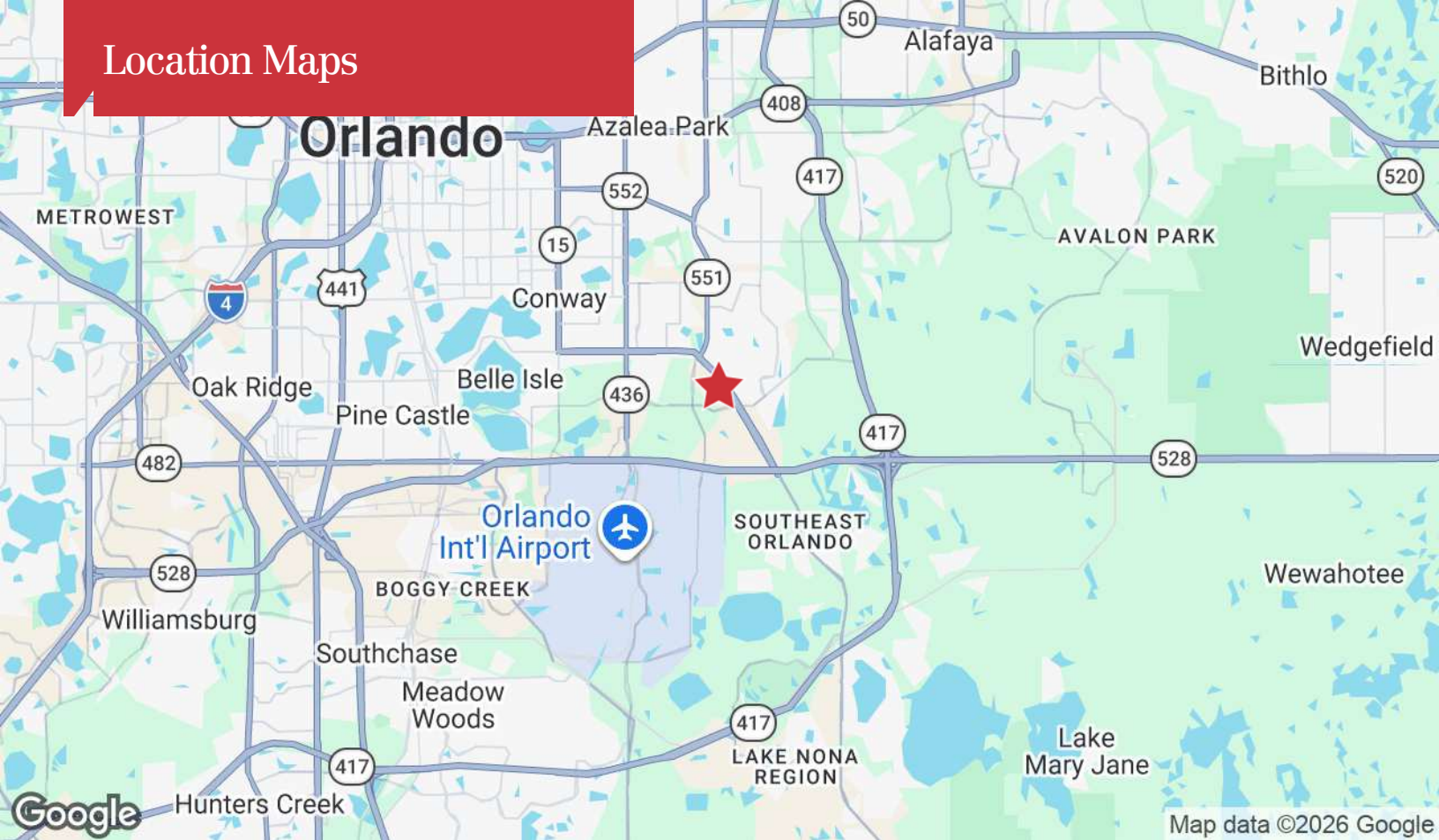
Property Photos



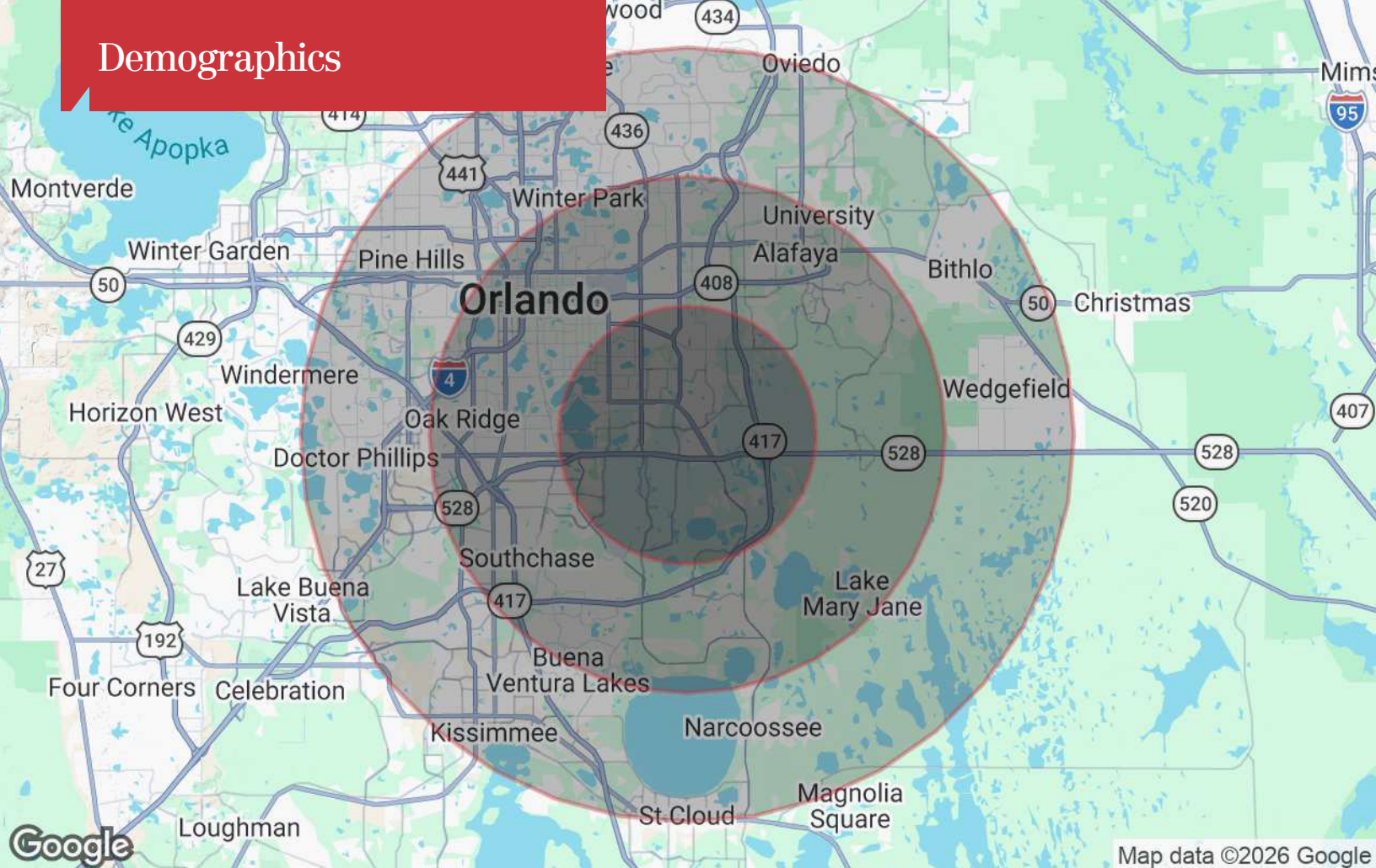
Floor Plans



Location Maps



Demographics



Population

	5 Miles	10 Miles	15 Miles
TOTAL POPULATION	157,432	692,182	1,538,287
MEDIAN AGE	39	39	39
MEDIAN AGE (MALE)	38	38	38
MEDIAN AGE (FEMALE)	40	39	40

Households & Income

	5 Miles	10 Miles	15 Miles
TOTAL HOUSEHOLDS	57,807	250,183	563,477
# OF PERSONS PER HH	2.7	2.8	2.7
AVERAGE HH INCOME	\$98,987	\$97,924	\$97,310
AVERAGE HOUSE VALUE	\$347,645	\$373,557	\$395,641

* Demographic data derived from 2020 ACS - US Census