

400 WEST MORSE

DOWNTOWN WINTER PARK
QUICK ACCESS TO SUNRAIL
MEDICAL OR OFFICE BUILDING

*Close proximity to Interstate-4,
Downtown Orlando, and steps
away from Park Avenue and
Hannibal Square with
an abundance of boutiques,
cafes and businesses.*

400 W. MORSE BLVD | WINTER PARK | FL





AMENITIES



Hannibal Square

Armondo's
Pepe's Cantina
CFS Coffee
Chez Vincent
Mynt Fine Indian Cuisine
Rifle Paper
Orlando Skin
Soulitions
Stella Luca



Park Avenue

Luma on Park
310 Park South
Barnies Coffee
Prato
Panera Bread
Boca
Briarpatch
Starbucks
Pottery Barn
William Sonoma
Alfond Inn



Lakeside Crossing & Area

Trader Joe's
Hillstone
Shake Shake
Bulla Gastrobar
Rise Southern Biscuits
Sixty Vines
Chuy's
The Glass Knife
Black Bean Deli
Rocco's Italian Grille
Superica
Chipotle Mexican
Walgreens



Winter Park Village

Starbucks
Hangry Bison
Crisp & Green
Cheesecake Factory
Bar Italia & Bar Louie
Another Broken Egg
Publix
P.F. Changs
Ruth's Chris Steak House
Ulta Beauty
Regal Cinemas
J. Jill



Winter Park Square

Whole Foods Market
Nordstrom Rack
Habit Burger Grill
Cafe Rio
Mexican Grill

PREMIUM LOCATION

This office/medical building is nestled in the heart of beautiful downtown Winter Park offering oak tree lined streets, a showcase of retail shops, restaurants, entertainment, specialty businesses, healthcare services, parks, museums and close proximity to numerous upscale residential neighborhoods.

PROPERTY HIGHLIGHT

- Two-story, 15,224 SF Class B+ office building
- Outstanding exposure and visibility along Morse Boulevard - one of downtown Winter Park's main thoroughfares
- Close proximity and within walking distance to an abundance of restaurants, shopping and residential areas
- Steps away from the Winter Park SunRail Station
- Convenient access to new retail centers including Lakeside and Lakeside Crossings as well as the Winter Park Village
- Local ownership in place
- Ample on-site parking

AVAILABILITY

Suite	Available Space (SF)	Date Available
100	2,161	November 1st



2,161± SF Available

400 WEST MORSE

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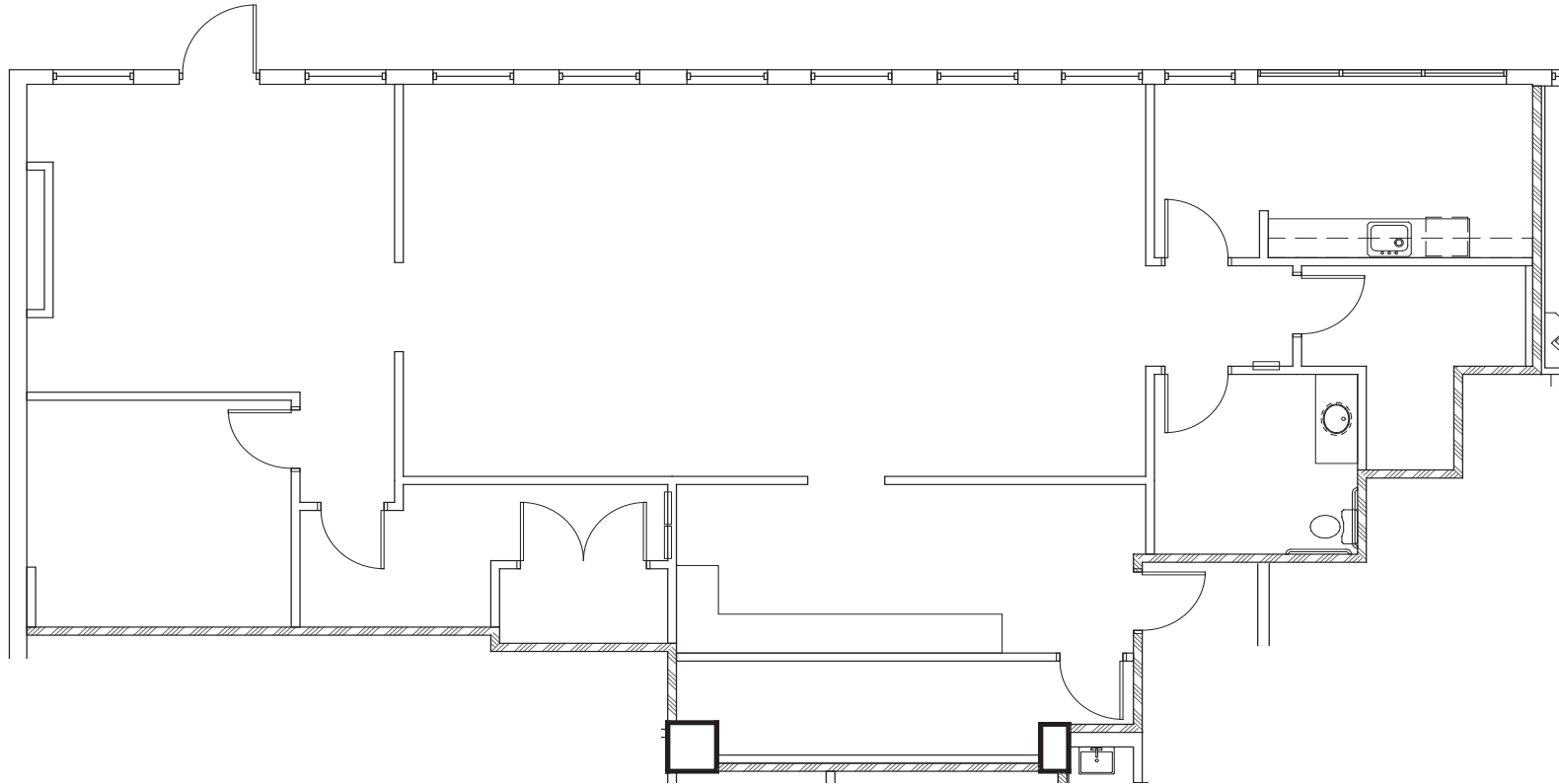


**CUSHMAN &
WAKEFIELD**



400 West Morse | Winter Park | Florida

FLOOR PLAN



FIRST FLOOR AVAILABILITY

- Suite 100 - 2,161± SF