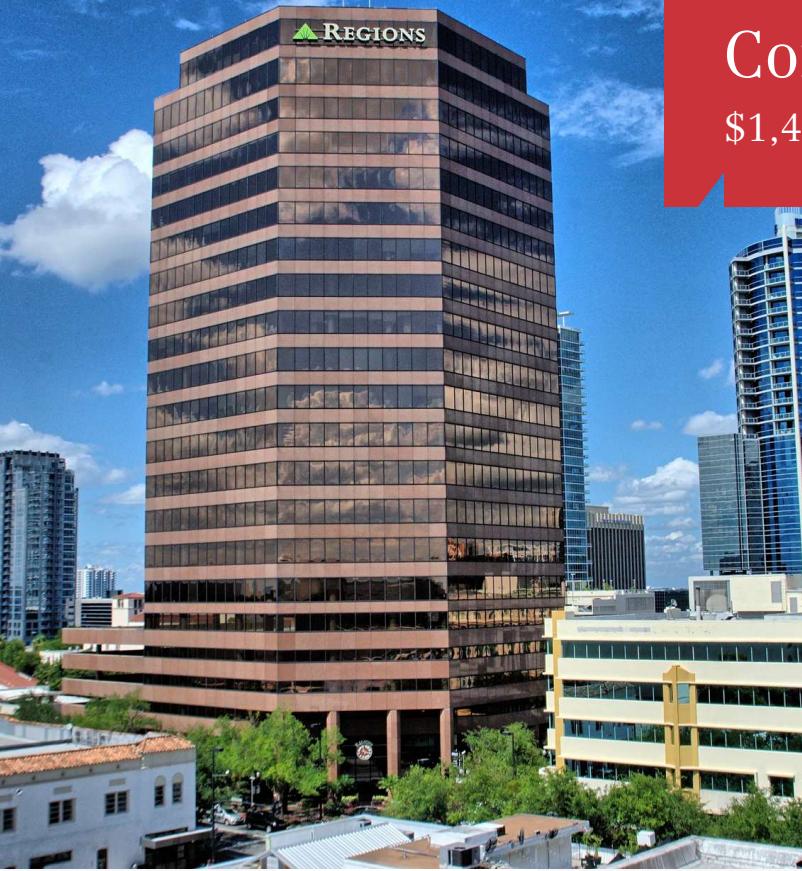


For Lease

# Corner Downtown Office

\$1,400.00 per month



## Regions Bank Building

111 North Orange Avenue, Orlando, Florida 32801

### Property Highlights

- Move-in Ready - Immediately Available!
- Furnished corner office within shared environment
- Access to shared amenities: wifi, kitchen, conference rooms and printer
- Flexible lease term
- 24/7 building access
- Elegant main lobby with high-end finishes
- Onsite building amenities include Nature's Table Café and fitness center
- Great location at the corner of Orange Avenue & Washington Street
- Lynx Central and Church Street SunRail Stations within walking distance



Lease Rate: \$1,400 per month -  
Utilites Included

For more information

**Andy McCaw, FMA**

O: 407 949 0726  
amccaw@realvest.com

# Space Photos



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Unless otherwise noted, the property is being offered as-is, where is, with all faults.

# Property Photos



Suite Lobby



Large Conference Room



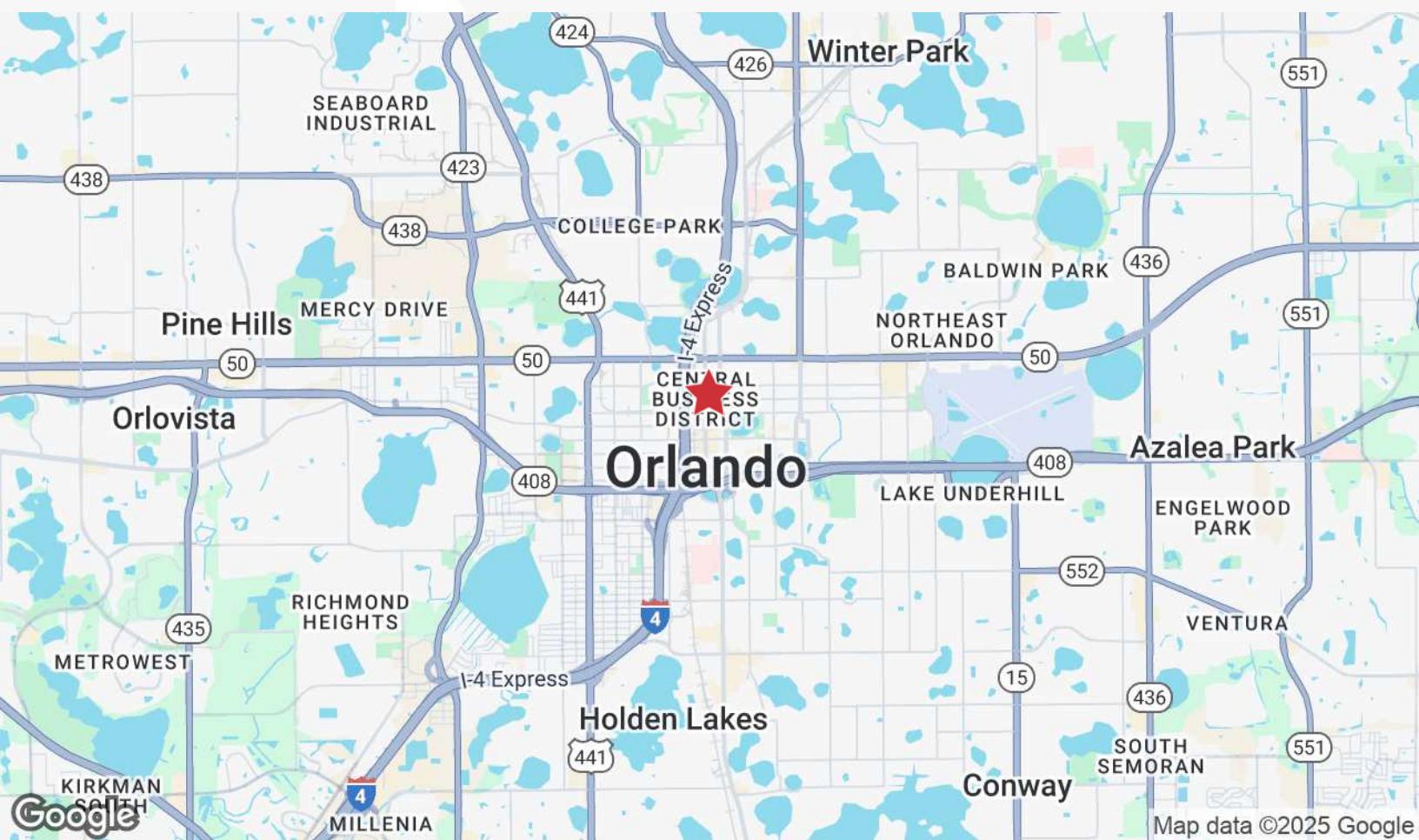
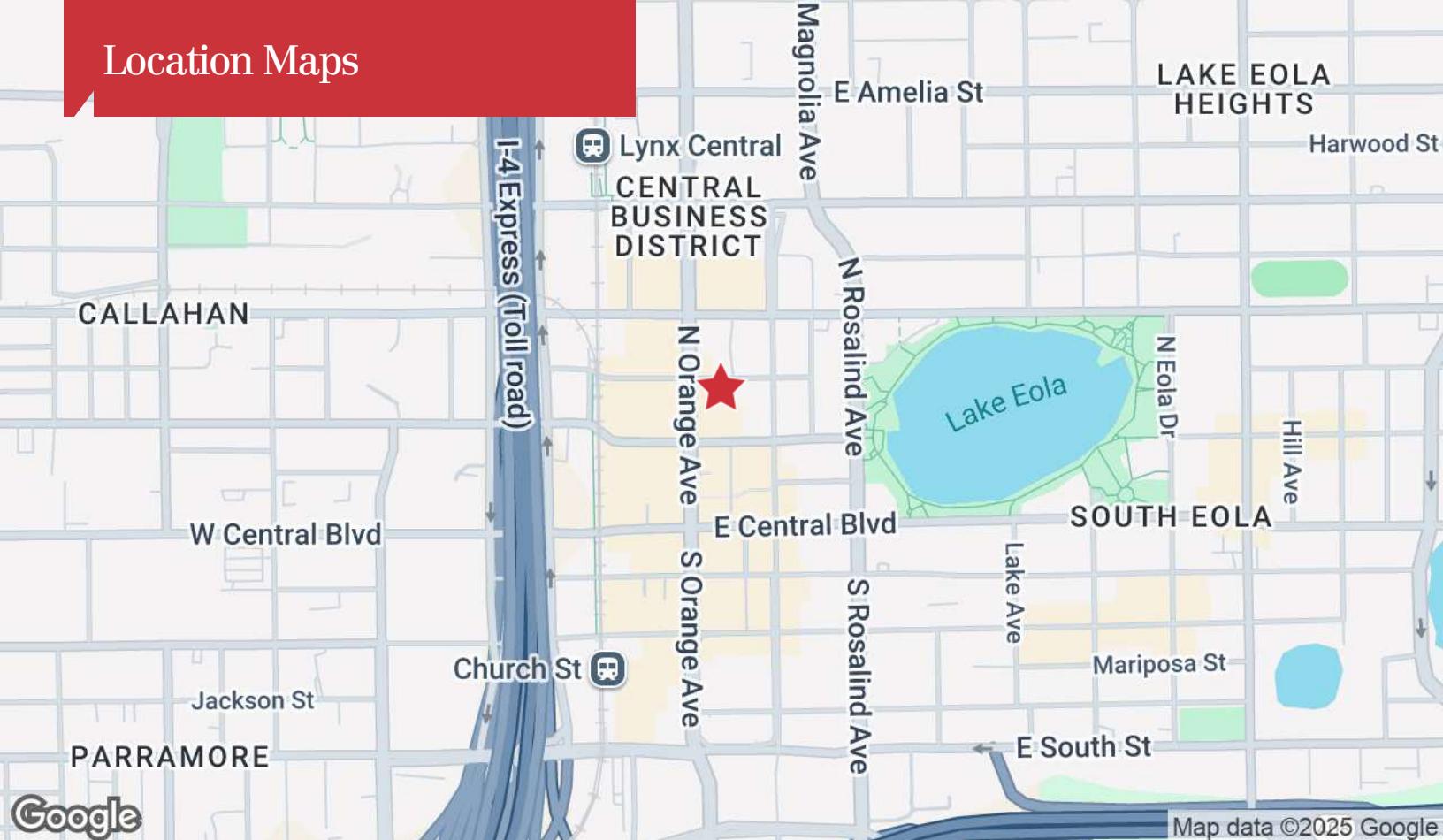
Small Conference Room



Kitchen/Break Room

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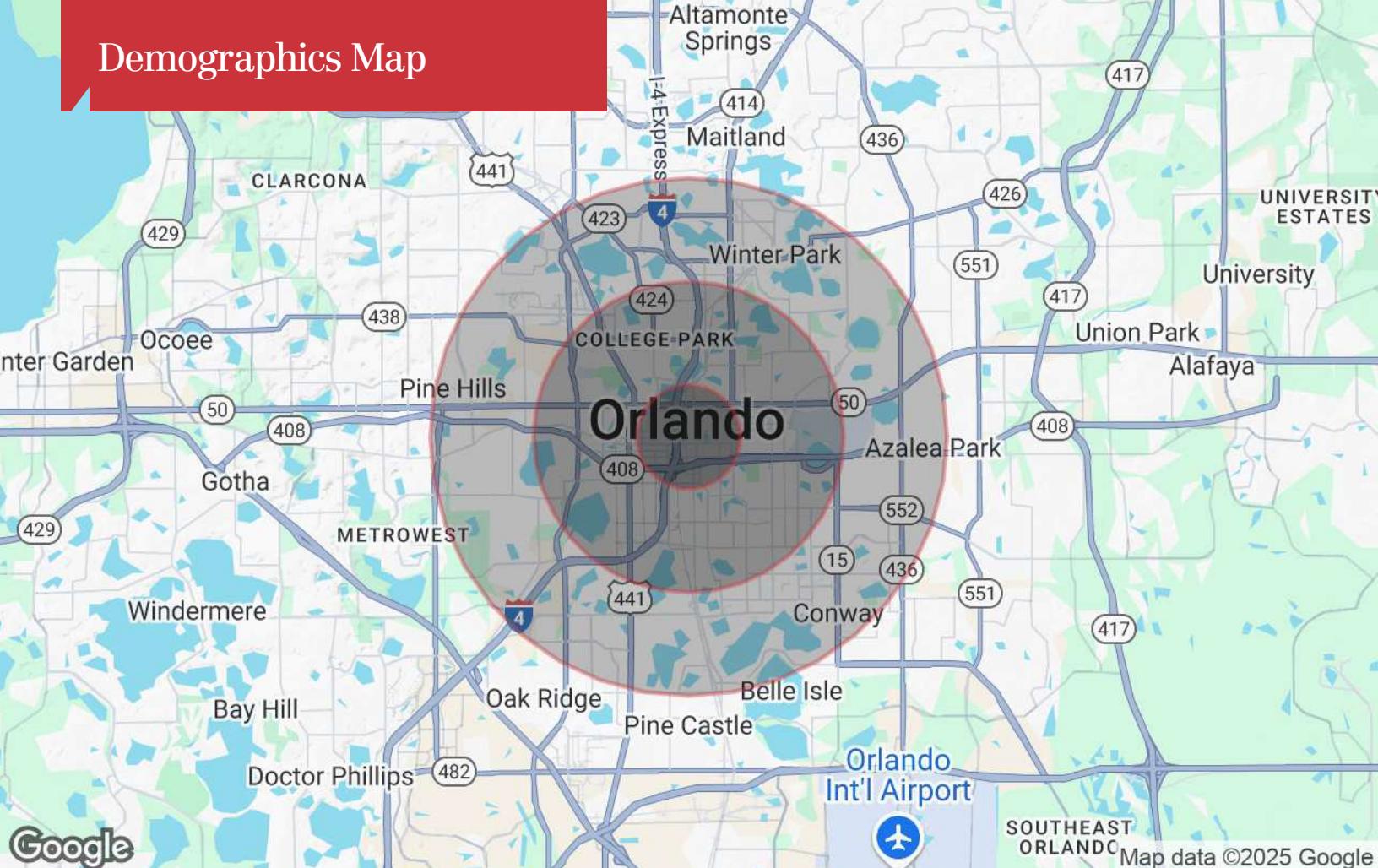
# Location Maps



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1800 Pembroke Drive, Suite 350  
Orlando, FL 32810  
407 875 9989 tel  
[nairealvest.com](http://nairealvest.com)

# Demographics Map



Population	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	25,098	99,182	320,063
MEDIAN AGE	42	42	40
MEDIAN AGE (MALE)	40	41	39
MEDIAN AGE (FEMALE)	43	42	41
Households & Income	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	14,012	47,488	134,180
# OF PERSONS PER HH	1.8	2.1	2.4
AVERAGE HH INCOME	\$104,863	\$114,399	\$95,335
AVERAGE HOUSE VALUE	\$577,414	\$526,996	\$420,539

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