



# Maitland Professional

166 LOOKOUT PL, MAITLAND, FL 32751

## Location Overview

Situated in the heart of Maitland's thriving office corridor, 166 Lookout Place offers exceptional connectivity for businesses.

The property sits at the nexus of major Central Florida thoroughfares – Maitland Blvd, I-4, SR-436, and U.S. Hwy 17-92, ensuring easy access in every direction.

Downtown Orlando is only about 8 miles south, making for a quick commute without the congestion of the city core. For professionals who prefer public transit, the Maitland SunRail commuter station is just 0.6 miles away (roughly a 10-minute walk), providing convenient rail service to the greater Orlando area. Two international airports (Orlando International and Sanford) are within a half-hour's drive, facilitating easy business travel. This central, accessible



FOR MORE INFORMATION | [MILLENNIA-PARTNERS.COM](http://MILLENNIA-PARTNERS.COM)

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## EXECUTIVE SUMMARY

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### OFFERING SUMMARY

Sale Price:	\$1,200,000
Building SF:	4,577
Lot Size:	0.13 Acres
Number of Units:	3
Price / SF:	\$262
Zoning:	PD
Submarket:	Maitland

### PROPERTY OVERVIEW

For owner-users, 166 Lookout Place provides a prestigious business address in a well-regarded office market, projecting a professional image to clients.

The area's surging population growth and skilled workforce have contributed to a healthy business climate. Demonstrated by rising rental rates and sustained demand in the submarket, making this location as financially compelling as it is strategic. Maitland has historically been a key employment hub outside Orlando's urban core, and it continues to thrive with new investments and developments bolstering the market.

In short, 166 Lookout Place's location combines accessibility, prestige, and growth potential, offering an ideal setting for businesses to prosper and an outstanding opportunity for buyers to capitalize on one of Central Florida's premier office destinations.

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OFFICE BUILDING  
**For Sale**



## LOCATION MAP

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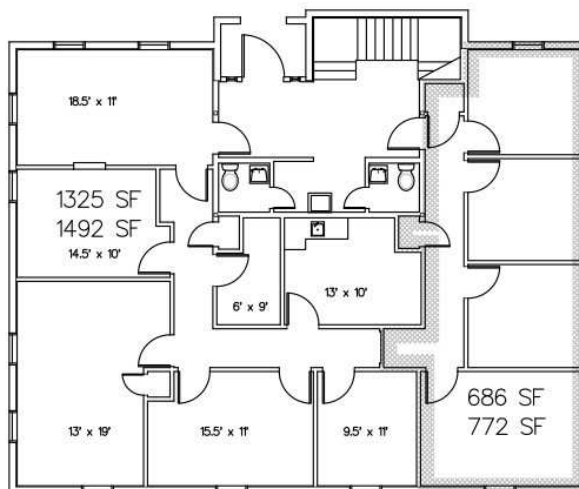
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## FLOOR PLANS

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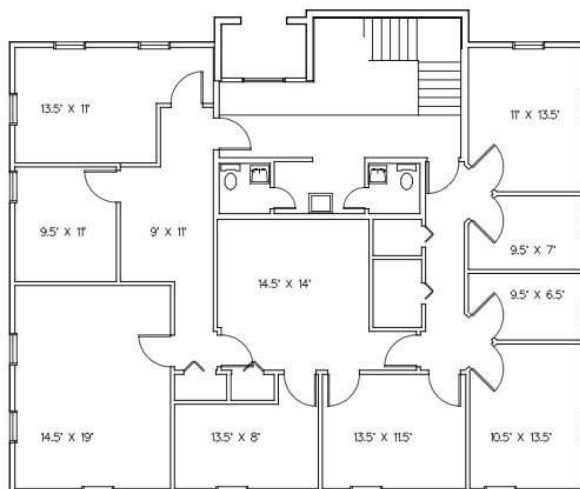


DIMENSIONS ARE APPROXIMATE

**GROUND FLOOR PLAN**  
1/8" = 1'-0"

2011 SF  
2264 SF

**166 LOOKOUT PLACE, MAITLAND**



DIMENSIONS ARE APPROXIMATE

**SECOND FLOOR PLAN**  
1/8" = 1'-0"

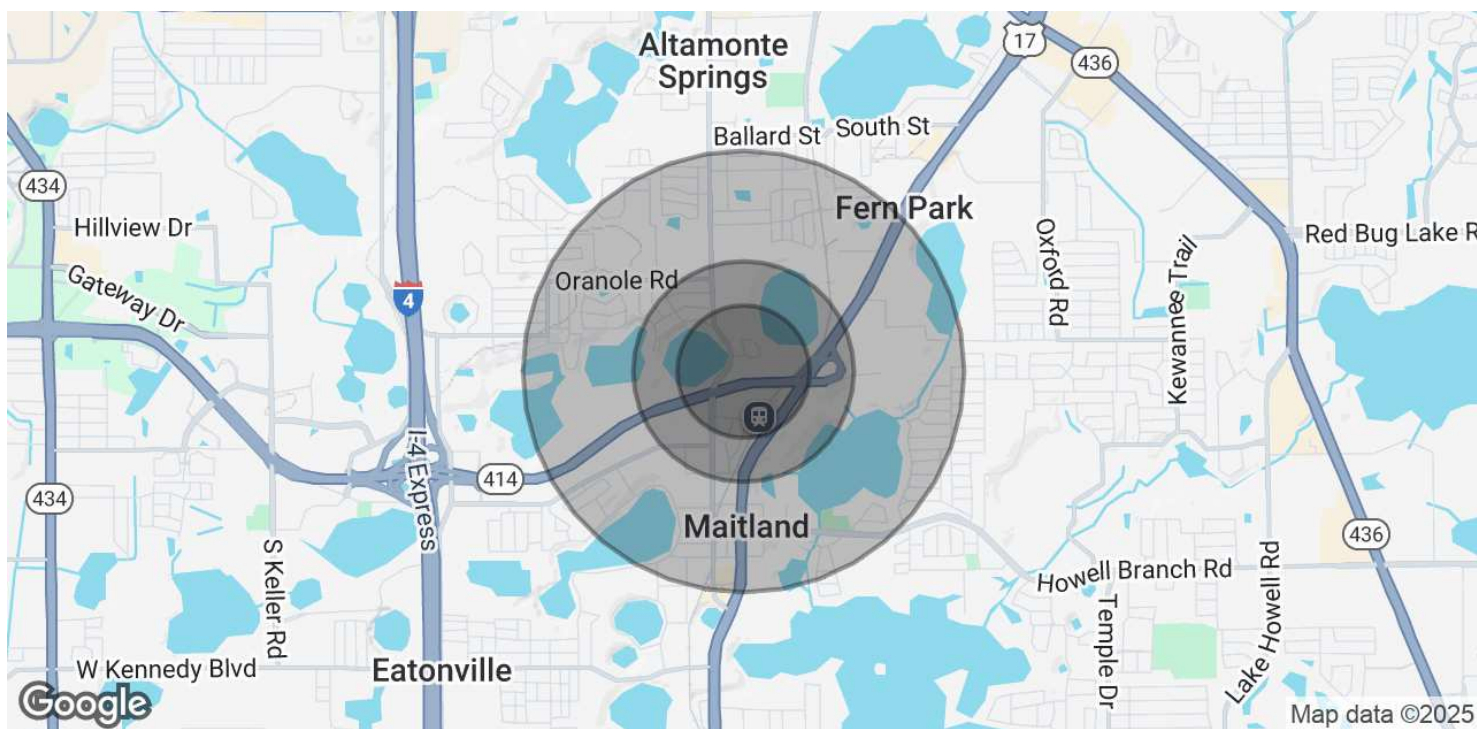
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## DEMOGRAPHICS MAP & REPORT

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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	567	2,144	10,096
Average Age	46	44	43
Average Age (Male)	44	42	41
Average Age (Female)	48	45	45

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	265	998	4,418
# of Persons per HH	2.1	2.1	2.3
Average HH Income	\$116,225	\$131,224	\$132,119
Average House Value	\$554,271	\$631,284	\$598,438

Demographics data derived from AlphaMap

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