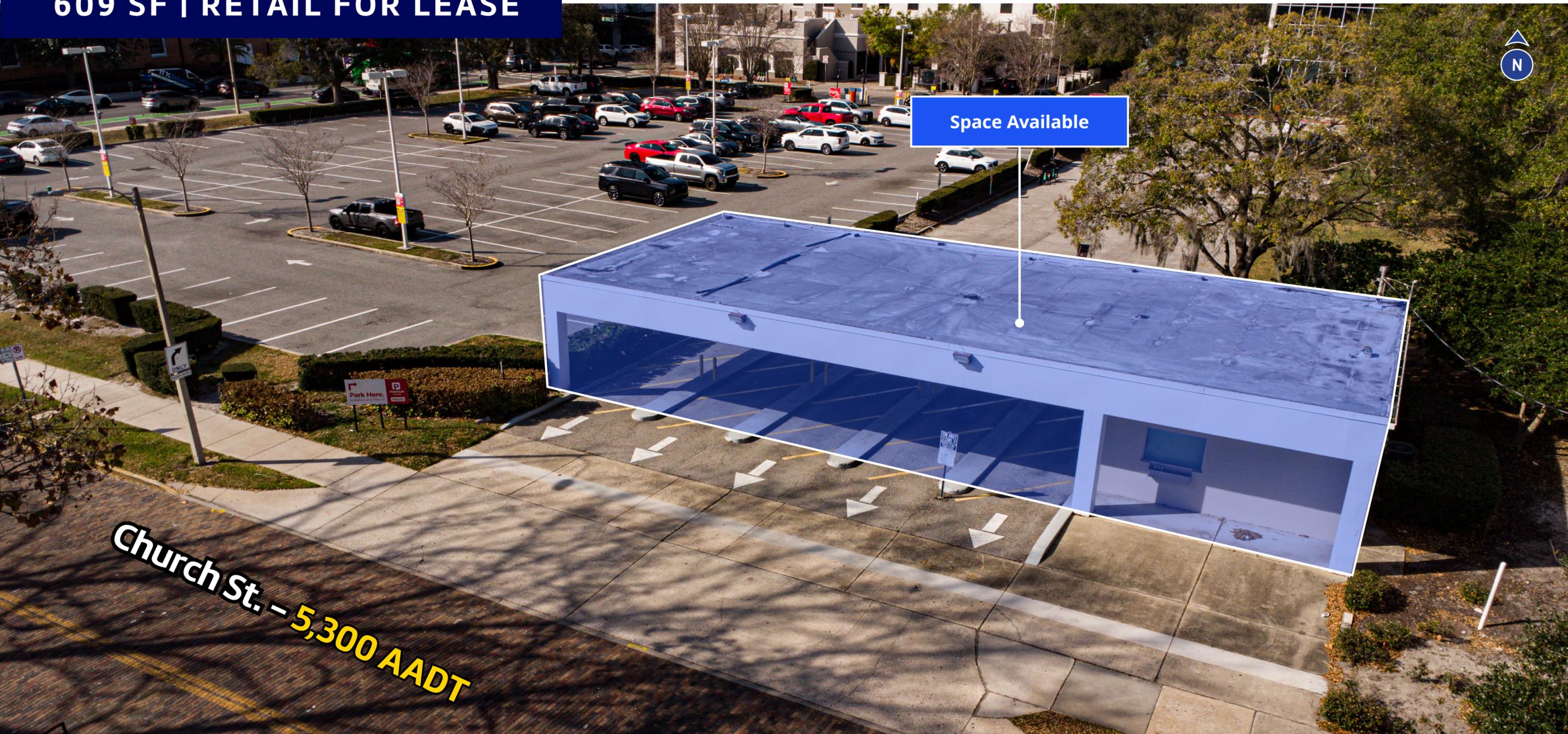


East Pine

270 E Pine Street | Orlando, FL 32801

Colliers

609 SF | RETAIL FOR LEASE



Church St. - 5,300 AADT

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Property Highlights

- Freestanding former bank building with existing drive-thru infrastructure in place.
- Positioned between E Pine St and Church St offering multiple access points.
- Surrounded by office towers, vibrant dining, shopping, and community destinations that help drive foot traffic and retail demand.
- Adaptive re-use ready; one of the only drive-thru properties in all of DT Orlando, perfect for QSR, pharmacy, etc.



Demographics



Population

1-Mile: 21,226
 3-Mile: 109,592
 5-Mile: 301,399



Daytime Population

1-Mile: 88,522
 3-Mile: 255,582
 5-Mile: 468,675



Households

1-Mile: 12,734
 3-Mile: 52,188
 5-Mile: 126,791

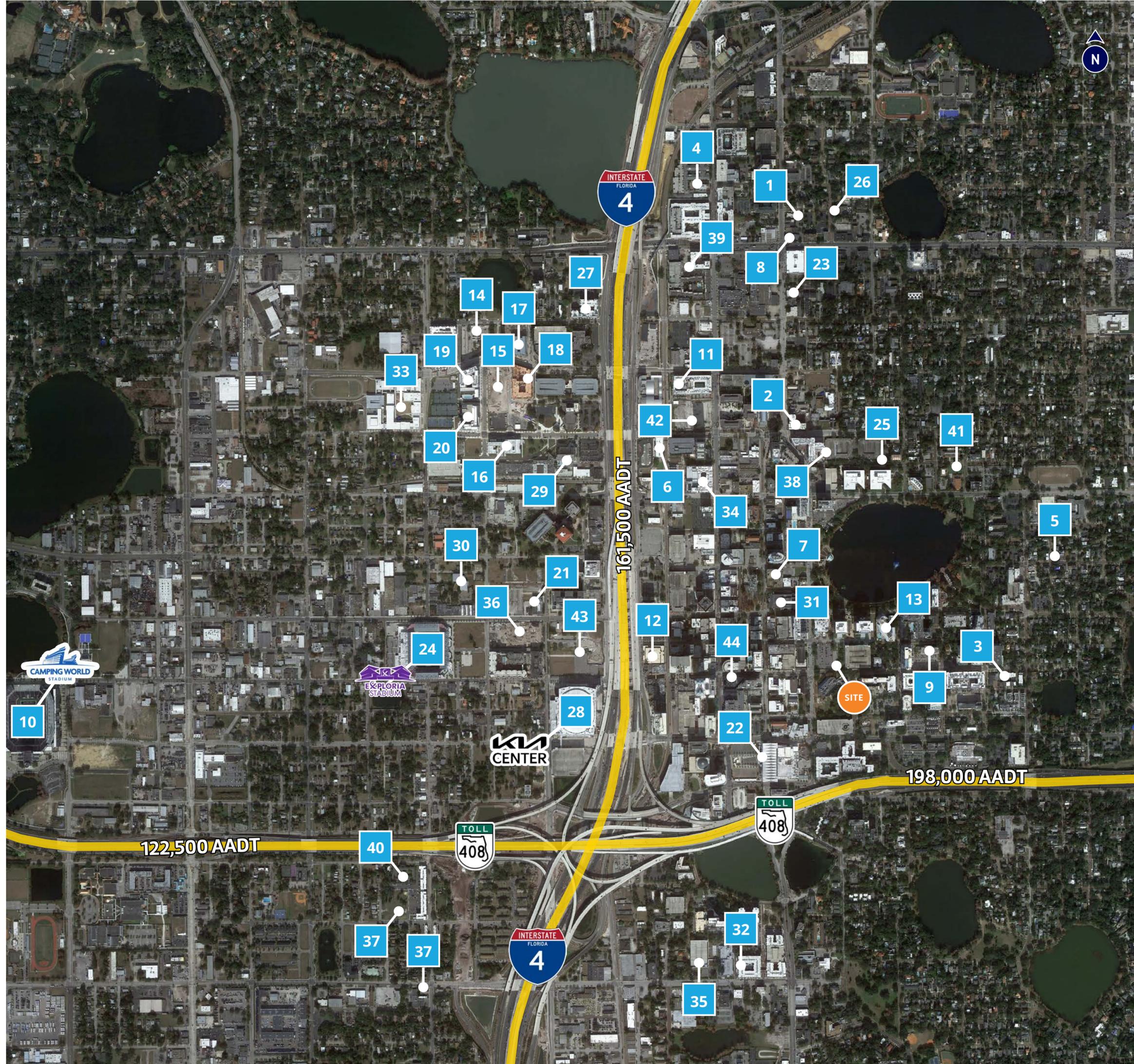


Average HH Income

1-Mile: \$130,906
 3-Mile: \$124,761
 5-Mile: \$112,258

Market Aerial

- 1 107 Hillcrest
- 2 409 North Magnolia
- 3 520 East
- 4 800 North Orange
- 5 811 East Washington
- 6 Ace Cafe
- 7 Cambria Suites Hotel
- 8 Camden North Quarter
- 9 Camden Thorton Park
- 10 Camping World Stadium
- 11 Central Station
- 12 Church Street Plaza
- 13 City Tower
- 14 Creative Village - Ameilia Court
- 15 Creative Village - Central Park
- 16 Creative Village - Dr. Phillips Academic Commons
- 17 Creative Village - EA Headquarters
- 18 Creative Village - Modern
- 19 Creative Village - The Julian
- 20 Creative Village - Union West
- 21 Division Central (DXV)
- 22 Dr. Phillips Center - Phase I/II
- 23 Eola North
- 24 Exploria Stadium
- 25 Fountain VU 5
- 26 Irving on Park
- 27 Lexington Court
- 28 Kia Center
- 29 Marriott Orlando Downtown
- 30 Men's Service Center
- 31 Modera Central by Mill Creek
- 32 Novel Lucerne
- 33 OCPS Academic Center for Excellence
- 34 Orange and Robinson Apartment
- 35 Orlando Health Corporate Office Building
- 36 Orlando Magic Training Facility
- 37 Parramore Oaks - Phase 1 & 2
- 38 Radius Apartment Tower
- 39 Residence Inn Orlando Downtown
- 40 Richard Allen Gardens (Homes)
- 41 Samsara
- 42 Society Orlando
- 43 Sports Entertainment District
- 44 201 S Orange





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