



**County:** Orange  
**Type:** Commercial Sale  
**Style:** Business  
**Business Type:**  
**Total Acreage:** 0 to less than 1/4  
**Sqft Heated:** 5,300  
**SqFt Source:**  
**Property Condition:**  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Active  
**Backups Requested:** No  
**List Price:** \$1,950,000  
**Special Sale:** None  
**Year Built:** 2002  
**ADOM:** 357  
**CDOM:** 357  
**LP/SqFt:** \$367.92  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**SP/SqFt:** \$367.92  
**Total SqFt:** 5,300

Location! Location! Location! Excellent office/warehouse space for sale with easy access to Highway 528, Turnpike and I-4. This unit have a two-story office/reception area and a huge warehouse space in the back with two large bay doors. Second floor have 3 separate offices. Located inside the Crown Pointe Commerce Park and right off Sand Lake road, this unit is minutes away from Universal Epic, FI and Millenia Mall, International Dr and Orlando Convention Center. This unit is great for investment with excellent income from current tenants. Schedule a private showing today!

**Legal Desc:** INVESTGROUP SERVICE CENTER CONDO 6565/7283 UNIT 110

**Ownership:** Condominium  
**Tax ID:** 29-23-29-3862-00-110  
**Taxes:** \$10,912.00  
**Tax Year:** 2023  
**CDD:** No  
**Homestead:** No  
**Other Exemptions:** No  
**Building Name/Number:**  
**Floor:**  
**SW Subd Condo#:**  
**SW Subd Name:**  
**Complex/Comm Name:**

**Flood Zone:** X  
**Add Tax Ids:**  
**Auction Firm/Website:**  
**Auction Type:**  
**Buyers Premium:**  
**MH Make:**  
**MH Model:**  
**MH Width:**  
**Water Name:**

**SE/TP/RG:** -23-29  
**Lot:** 110  
**Lot Size SqFt:** 5,300  
**Lot Size Acres:** 0.12  
**Zoning:** I-P  
**Census Tract:** 170.01  
**Census Block:**  
**Use Code:**  
**Future Land Use:**  
**Planned Unit Dev:** No

**Financing Terms:**  
**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**  
**Annual IncomeType:**  
**Tenant Pays:**  
**Transportation Access:**

**A/C:** A/C - Office Only  
**Electric Service:**  
**Sewer:**  
**Total # of Buildings:** 1

**Ceiling Height:**  
**Freezer Space:** No  
**Converted Residence:** No  
**Ceiling Type:**

**Class of Space:**  
**SpaceType:**

**Ext Construction:** Block, Stucco  
**Miscellaneous:**  
**Miscellaneous 2:**  
**Lot Features:**

**Road Frontage Type:** Access Road  
**Adjoining Property:**  
**Other Structures:**  
**Total Number of Buildings:** 1

**Door Height:**  
**Door Width:**  
**Eaves Height:**  
**Garage Door Height:**  
**Easements:**

**Directions:** From Sandlake Rd north, make a right on Kingspointe Pkwy. unit will be on the right hand side.



**County:** Orange  
**Type:** Commercial Sale  
**Style:** Office  
**Business Type:**  
**Total Acreage:** 0 to less than 1/4  
**Sqft Heated:** 1,514  
**SqFt Source:**  
**Property Condition:**  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Sold  
**Backups Requested:** Yes  
**List Price:** \$469,000  
**Special Sale:** None  
**Year Built:** 2005  
**ADOM:** 5  
**CDOM:** 5  
**LP/SqFt:** \$309.78  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**Sold Price:** \$479,000  
**SP/SqFt:** \$316.38  
**Total SqFt:** 1,514  
**Sold Date:** 03/31/2025

Spectacular location! Excellent commercial space with industrial zoning, ideal for an office or any other use. Reception area, kitchen, and a small internal storage space. Three fixed parking spaces in front of the property. Easy access to highways and main roads.

**Legal Desc:** STARPOINTE II SERVICE CENTER CONDO 7732/2325 UNIT 30

**Ownership:** Sole Proprietor  
**Tax ID:** 29-23-29-8273-00-300  
**Taxes:** \$5,210.27  
**Tax Year:** 2024  
**CDD:** No  
**Homestead:** No  
**Other Exemptions:** No  
**Building Name/Number:**  
**Floor:**  
**SW Subd Condo#:**  
**SW Subd Name:**  
**Complex/Comm Name:**

**Flood Zone:** X  
**Add Tax Ids:**  
**Auction Firm/Website:**  
**Auction Type:**  
**Buyers Premium:**  
**MH Make:**  
**MH Model:**  
**MH Width:**  
**Water Name:**

**SE/TP/RG:** -23-29  
**Lot:** 300  
**Lot Size SqFt:** 1,514  
**Lot Size Acres:** 0.03  
**Zoning:** I-P  
**Census Tract:**  
**Census Block:**  
**Use Code:**  
**Future Land Use:**  
**Planned Unit Dev:** No

**Financing Terms:**  
**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**  
**Annual IncomeType:**  
**Tenant Pays:**  
**Transportation Access:**

**A/C:** Central Air  
**Heat/Fuel:** Central  
**Electric Service:**  
**Sewer:**  
**Total # of Buildings:** 1

**Accessibility Features:** Accessible  
 Entrance  
**Ceiling Height:**  
**Freezer Space:** No  
**Converted Residence:** No  
**Ceiling Type:**

**Class of Space:**  
**SpaceType:**

**Ext Construction:** Block  
**Miscellaneous:**  
**Miscellaneous 2:**  
**Lot Features:**

**Road Frontage Type:** Business  
 District,Other  
**Adjoining Property:**  
**Other Structures:**  
**Total Number of Buildings:** 1

**Door Height:**  
**Door Width:**  
**Eaves Height:**  
**Garage Door Height:**  
**Easements:**

**Directions:** : Sand Lake Road to Kingspointe Parkway, Building 7901 and condo unit #30 will be on your right hand side!



**County:** Orange  
**Type:** Commercial Sale  
**Style:** Mixed Use  
**Business Type:**  
**Total Acreage:** 0 to less than 1/4  
**Sqft Heated:** 1,391  
**SqFt Source:** Public Records  
**Property Condition:**  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Sold  
**Backups Requested:** No  
**List Price:** \$725,000  
**Special Sale:** None  
**Year Built:** 2005  
**ADOM:** 83  
**CDOM:** 83  
**LP/SqFt:** \$521.21  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**Sold Price:** \$592,500  
**SP/SqFt:** \$425.95  
**Total SqFt:** 1,391  
**Sold Date:** 04/17/2025

Presenting an exceptional investment opportunity in the Dr. Phillips area of Orlando, which is celebrated for its upscale amenities and vibrant commercial landscape. Located on the first floor of a top-rated office building, this medical office unit offers 1,392 sq ft of prime space, tailored to support a thriving medical practice. The owner owns two units right next to each other. Units 111 and 112 are each 1,392 sq ft and will be sold together. Each unit features four to five patient rooms, a private office, a separate staff entrance, a break room, and a welcoming waiting area. While both units are dedicated to medical services, the second unit expands your options with additional zoning for a beauty salon. Schedule your private viewing today to experience the strategic value and potential of these premier commercial spaces. Buyer must cooperate with 1031 Exchange.

**Legal Desc:** UNIVERSAL CENTER CONDO 7547/2989 UNIT 112

**Ownership:** Corporation  
**Tax ID:** 23-23-28-8815-00-112  
**Taxes:** \$5,227.00  
**Tax Year:** 2024  
**CDD:** No  
**Homestead:** No  
**Other Exemptions:** No  
**Building Name/Number:**  
**Floor:**  
**SW Subd Condo#:**  
**SW Subd Name:**  
**Complex/Comm Name:**

**Flood Zone:** X  
**Add Tax Ids:**  
**Auction Firm/Website:**  
**Auction Type:**  
**Buyers Premium:**  
**MH Make:**  
**MH Model:**  
**MH Width:**  
**Water Name:**

**SE/TP/RG:** -23-28  
**Lot:** 112  
**Lot Size Acres:** 0.03  
**Zoning:** P-O  
**Census Tract:** 148.11  
**Census Block:**  
**Use Code:**  
**Future Land Use:**  
**Planned Unit Dev:** No

**Financing Terms:**  
**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**  
**Annual IncomeType:**  
**Tenant Pays:**  
**Transportation Access:**

**A/C:** Central Air  
**Heat/Fuel:** Central  
**Electric Service:**  
**Sewer:**  
**Total # of Buildings:** 1  
**Utilities:** Public

**Ceiling Height:**  
**Freezer Space:** No  
**Converted Residence:** No  
**Ceiling Type:**

**Class of Space:**  
**SpaceType:**

**Ext Construction:** Block, Concrete, Stucco  
**Miscellaneous:**  
**Miscellaneous 2:**  
**Lot Features:**

**Road Frontage Type:** City Street  
**Adjoining Property:**  
**Other Structures:**  
**Total Number of Buildings:** 1

**Door Height:**  
**Door Width:**  
**Eaves Height:**  
**Garage Door Height:**  
**Easements:**

**Directions:** I-4 to universal exit than a right onto Turkey Lake Rd. Universal center is on the left.



**County:** Orange  
**Type:** Commercial Sale  
**Style:** Mixed Use  
**Business Type:**  
**Total Acreage:** 0 to less than 1/4  
**Sqft Heated:** 1,392  
**SqFt Source:** Public Records  
**Property Condition:**  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Sold  
**Backups Requested:** No  
**List Price:** \$725,000  
**Special Sale:** None  
**Year Built:** 2005  
**ADOM:** 83  
**CDOM:** 83  
**LP/SqFt:** \$520.83  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**Sold Price:** \$592,500  
**SP/SqFt:** \$425.65  
**Total SqFt:** 1,392  
**Sold Date:** 04/17/2025

Presenting an exceptional investment opportunity in the Dr. Phillips area of Orlando, which is celebrated for its upscale amenities and vibrant commercial landscape. Located on the first floor of a top-rated office building, this medical office unit offers 1,392 sq ft of prime space, tailored to support a thriving medical practice. The owner owns two units right next to each other. Units 111 and 112 are each 1,392 sq ft and will be sold together. Each unit features four to five patient rooms, a private office, a separate staff entrance, a break room, and a welcoming waiting area. While both units are dedicated to medical services, the second unit expands your options with additional zoning for a beauty salon. Schedule your private viewing today to experience the strategic value and potential of these premier commercial spaces. Buyer must cooperate with 1031 Exchange.

**Legal Desc:** UNIVERSAL CENTER CONDO 7547/2989 UNIT 111

**Ownership:** Corporation  
**Tax ID:** 23-23-28-8815-00-111  
**Taxes:** \$5,231.00  
**Tax Year:** 2024  
**CDD:** No  
**Homestead:** No  
**Other Exemptions:** No  
**Building Name/Number:**  
**Floor:**  
**SW Subd Condo#:**  
**SW Subd Name:**  
**Complex/Comm Name:**

**Flood Zone:** X  
**Add Tax Ids:**  
**Auction Firm/Website:**  
**Auction Type:**  
**Buyers Premium:**  
**MH Make:**  
**MH Model:**  
**MH Width:**  
**Water Name:**

**SE/TP/RG:** -23-28  
**Lot:** 111  
**Lot Size Acres:** 0.03  
**Zoning:** P-O  
**Census Tract:** 148.11  
**Census Block:**  
**Use Code:**  
**Future Land Use:**  
**Planned Unit Dev:** No

**Financing Terms:**  
**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**  
**Annual IncomeType:**  
**Tenant Pays:**  
**Office Retail SqFt:** 1,392  
**Transportation Access:**

**A/C:** Central Air  
**Electric Service:**  
**Sewer:**  
**Total # of Buildings:** 1

**Ceiling Height:**  
**Freezer Space:** No  
**Converted Residence:** No  
**Ceiling Type:**

**Class of Space:**  
**SpaceType:**

**Ext Construction:** Block, Concrete, Stucco  
**Miscellaneous:**  
**Miscellaneous 2:**  
**Lot Features:** Oversized Lot

**Road Frontage Type:** City Street  
**Adjoining Property:**  
**Other Structures:**  
**Total Number of Buildings:** 1

**Door Height:**  
**Door Width:**  
**Eaves Height:**  
**Garage Door Height:**  
**Easements:**

**Directions:** I-4 to universal exit than a right onto Turkey Lake Rd. Universal center is on the left.



**County:** Orange  
**Type:** Commercial Sale  
**Style:** Office  
**Business Type:**  
**Total Acreage:** 0 to less than 1/4  
**Sqft Heated:** 1,795  
**SqFt Source:**  
**Property Condition:**  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Sold  
**Backups Requested:** No  
**List Price:** \$689,000  
**Special Sale:** None  
**Year Built:** 2005  
**ADOM:** 20  
**CDOM:** 20  
**LP/SqFt:** \$383.84  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**Sold Price:** \$610,000  
**SP/SqFt:** \$339.83  
**Total SqFt:** 1,795  
**Sold Date:** 12/13/2024

Check out this incredible office/warehouse space, perfect for businesses looking for a functional yet modern environment. It features laminate wood flooring and glass wall partitions, creating a more open, engaging, and professional atmosphere. At the back, there's a spacious warehouse equipped with steel storage shelving and a door leading to the rear of the building, which includes a loading area for trucks and trailers. The office is also equipped with a kitchenette to meet your staff's needs, along with a renovated full bathroom that includes a shower for added convenience. Located in Orlando's Florida Central Commerce Park, this property offers excellent connectivity, a business-friendly environment, and proximity to a variety of amenities. It's an ideal location for businesses seeking a well-connected and vibrant industrial and commercial hub. Just 10 miles from Orlando International Airport, 3.1 miles from the Orange County Convention Center, and 2 miles from the new Universal Studios Park. Convenient access to major roadways including Highway 528, I-4, and the Florida Turnpike.

**Legal Desc:** OSP SERVICE CONDOMINIUM 7937/1798 UNIT 29

**Ownership:** Condominium

**Tax ID:** 32-23-29-6437-00-290

**Taxes:** \$6,409.00

**Tax Year:** 2023

**CDD:** No

**Homestead:** No

**Other Exemptions:** No

**Building Name/Number:**

**Floor:**

**SW Subd Condo#:**

**SW Subd Name:**

**Complex/Comm Name:**

**Flood Zone:** X

**Add Tax Ids:**

**Auction Firm/Website:**

**Auction Type:**

**Buyers Premium:**

**MH Make:**

**MH Model:**

**MH Width:**

**Water Name:**

**SE/TP/RG:** -23-29

**Lot:** 290

**Lot Size SqFt:** 1,795

**Lot Size Acres:** 0.04

**Zoning:** IND-2/IND-

**Census Tract:** 170.01

**Census Block:**

**Use Code:**

**Future Land Use:**

**Planned Unit Dev:** No

**Financing Terms:**

**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**

**Annual IncomeType:**

**Tenant Pays:**

**Transportation Access:**

**A/C:** A/C - Office Only, Central Air

**Heat/Fuel:** Central

**Electric Service:**

**Sewer:**

**Total # of Buildings:** 1

**Utilities:** BB/HS Internet Capable, Electricity Available, Phone Available

**Ceiling Height:**

**Freezer Space:** No

**Converted Residence:** No

**Ceiling Type:**

**Class of Space:**

**SpaceType:**

**Ext Construction:** Block, Concrete

**Garage / Parking Features:** Common

**Miscellaneous:**

**Miscellaneous 2:**

**Lot Features:**

**Road Frontage Type:** Business

District,Other

**Adjoining Property:**

**Other Structures:**

**Total Number of Buildings:** 1

**Door Height:**

**Door Width:**

**Eaves Height:**

**Garage Door Height:**

**Easements:**

**Directions:** Highway 528 exit North John Young Pkwy, Turn Left onto Commodity Circle, Turn Right at the Stop sign, and Turn First Left to 8810 Building, look for Unit 29.





**County:** Orange  
**Type:** Commercial Sale  
**Style:** Industrial  
**Business Type:**  
**Total Acreage:** 0 to less than 1/4  
**Sqft Heated:** 6,871  
**SqFt Source:** Public Records  
**Property Condition:** Completed  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Sold  
**Backups Requested:** No  
**List Price:** \$1,895,000  
**Special Sale:** None  
**Year Built:** 2006  
**ADOM:** 60  
**CDOM:** 60  
**LP/SqFt:** \$275.80  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**Sold Price:** \$1,895,000  
**SP/SqFt:** \$275.80  
**Total SqFt:** 6,871  
**Sold Date:** 04/23/2025

Welcome to Drewtina Commerce Center at Crownpointe Commerce Park in the heart of Orlando. Constructed in 2006, this beautifully maintained, luxurious business complex features an Italian-travertine façade, oversized windows, ample parking, and spacious load/unload dock areas. This condo unit, Suite 12, offers fully air-conditioned 6871 sq ft of open-concept office space with a cafeteria, bar area, conference room, three bathrooms, ten large offices with all high-end glass walls/doors, and two front doors entrances. Alternatively, this flex space can be used as a 5000+ square feet air-conditioned warehouse boasting a 26-24ft-high sloping ceiling. The dock-high bay door in the back of the building can easily park, load, and unload eighteen-wheelers. All furniture is included. This is a great investment opportunity for investors and end-users, ready for your business to move in.

**Legal Desc:** DREWTTINA COMMERCIAL CENTER CONDO 7618/4825 UNIT 12 BLDG A

**Ownership:** Condominium  
**Tax ID:** 29-23-29-0025-01-120  
**Taxes:** \$20,255.00  
**Tax Year:** 2024  
**CDD:** No  
**Homestead:** No  
**Other Exemptions:** No  
**Building Name/Number:**  
**Bldg # Floors:** 2  
**Floor:**  
**SW Subd Condo#:**  
**SW Subd Name:**  
**Complex/Comm Name:**

**Flood Zone:** X  
**Add Tax Ids:**  
**Auction Firm/Website:**  
**Auction Type:**  
**Buyers Premium:**  
**MH Make:**  
**MH Model:**  
**MH Width:**  
**Water Name:**

**SE/TP/RG:** -23-29  
**Lot:** 120  
**Lot Size SqFt:** 6,871  
**Lot Size Acres:** 0.16  
**Zoning:** I-P  
**Census Tract:** 170.01  
**Census Block:**  
**Use Code:**  
**Future Land Use:**  
**Planned Unit Dev:** No

**Financing Terms:**  
**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**  
**Annual IncomeType:**  
**Tenant Pays:**  
**Transportation Access:**

**A/C:** Central Air  
**Electric Service:** 200+ Amp Service, 3 Phase, 220 Volts  
**Sewer:**  
**Total # of Buildings:** 1

**Security Features:** Fire Alarm, Fire Sprinkler System, Security System, Security System Owned  
**Accessibility Features:** Accessible Approach with Ramp, Accessible Doors, Accessible Entrance, Accessible Kitchen  
**Floor Coverings:** Carpet  
**Ceiling Height:**  
**Freezer Space:** No  
**Converted Residence:** No  
**Ceiling Type:**

**Class of Space:**  
**SpaceType:**

**Ext Construction:** Tilt up Walls  
**Miscellaneous:**  
**Miscellaneous 2:**  
**Lot Features:**

**Road Frontage Type:** City Street  
**Adjoining Property:**  
**Other Structures:**  
**Total Number of Buildings:** 1

**Door Height:**  
**Door Width:**  
**Eaves Height:**  
**Garage Door Height:**  
**Easements:**

**Directions:** From I-4, head east on Sand Lake Road. Then turn left at Kingspointe Parkway.



**County:** Orange  
**Type:** Commercial Sale  
**Style:** Office  
**Business Type:**  
**Total Acreage:** 1 to less than 2  
**Sqft Heated:** 20,096  
**SqFt Source:** Public Records  
**Property Condition:**  
**New Construction:** No  
**Builder Name:**  
**Builder Model:**

**Status:** Sold  
**Backups Requested:** Yes  
**List Price:** \$8,500,000  
**Special Sale:** None  
**Year Built:** 2009  
**ADOM:** 34  
**CDOM:** 34  
**LP/SqFt:** \$388.93  
**For Lease:** No  
**Lease Frequency:**  
**Lease Term:**  
**Terms of Lease:**  
**Sold Price:** \$7,350,000  
**SP/SqFt:** \$336.31  
**Total SqFt:** 21,855  
**Sold Date:** 09/03/2025

Beautiful office building located behind Universal Studios Orlando. Features wide hallways, multiple office suites, elevator, and fully functioning windows.

**Legal Desc:** ORANGE PLAZA 73/75 LOT 1

**Ownership:** Partnership

**Tax ID:** 23-23-28-6253-01-000

**Taxes:** \$63,657.63

**Tax Year:** 2024

**CDD:** No

**Homestead:** No

**Other Exemptions:** No

**Building Name/Number:**

**Bldg # Floors:** 2

**Floor:**

**SW Subd Condo#:**

**SW Subd Name:**

**Complex/Comm Name:**

**Flood Zone:** X

**Add Tax Ids:**

**Auction Firm/Website:**

**Auction Type:**

**Buyers Premium:**

**MH Make:**

**MH Model:**

**MH Width:**

**Water Name:**

**SE/TP/RG:** -23-28

**Lot:** 1

**Lot Size SqFt:** 72,970

**Lot Size Acres:** 1.68

**Zoning:** P-D

**Census Tract:**

**Census Block:**

**Use Code:**

**Future Land Use:**

**Planned Unit Dev:** No

**Financing Terms:**

**Lease Term:**

**Terms Of Lease:**

**Net Operating Income Type:**

**Annual IncomeType:**

**Tenant Pays:**

**Transportation Access:**

**A/C:** Central Air

**Electric Service:**

**Sewer:**

**Total # of Buildings:** 1

**Ceiling Height:**

**Freezer Space:** No

**Converted Residence:** No

**Ceiling Type:**

**Class of Space:**

**SpaceType:**

**Ext Construction:** Block

**Miscellaneous:**

**Miscellaneous 2:**

**Lot Features:**

**Road Frontage Type:** City Street

**Adjoining Property:**

**Other Structures:**

**Total Number of Buildings:** 1

**Door Height:**

**Door Width:**

**Eaves Height:**

**Garage Door Height:**

**Easements:**

**Directions:** From I-4 head west on Sand Lake Rd turn right on Turkey Lake Rd and then building is on the left hand side of the road.