



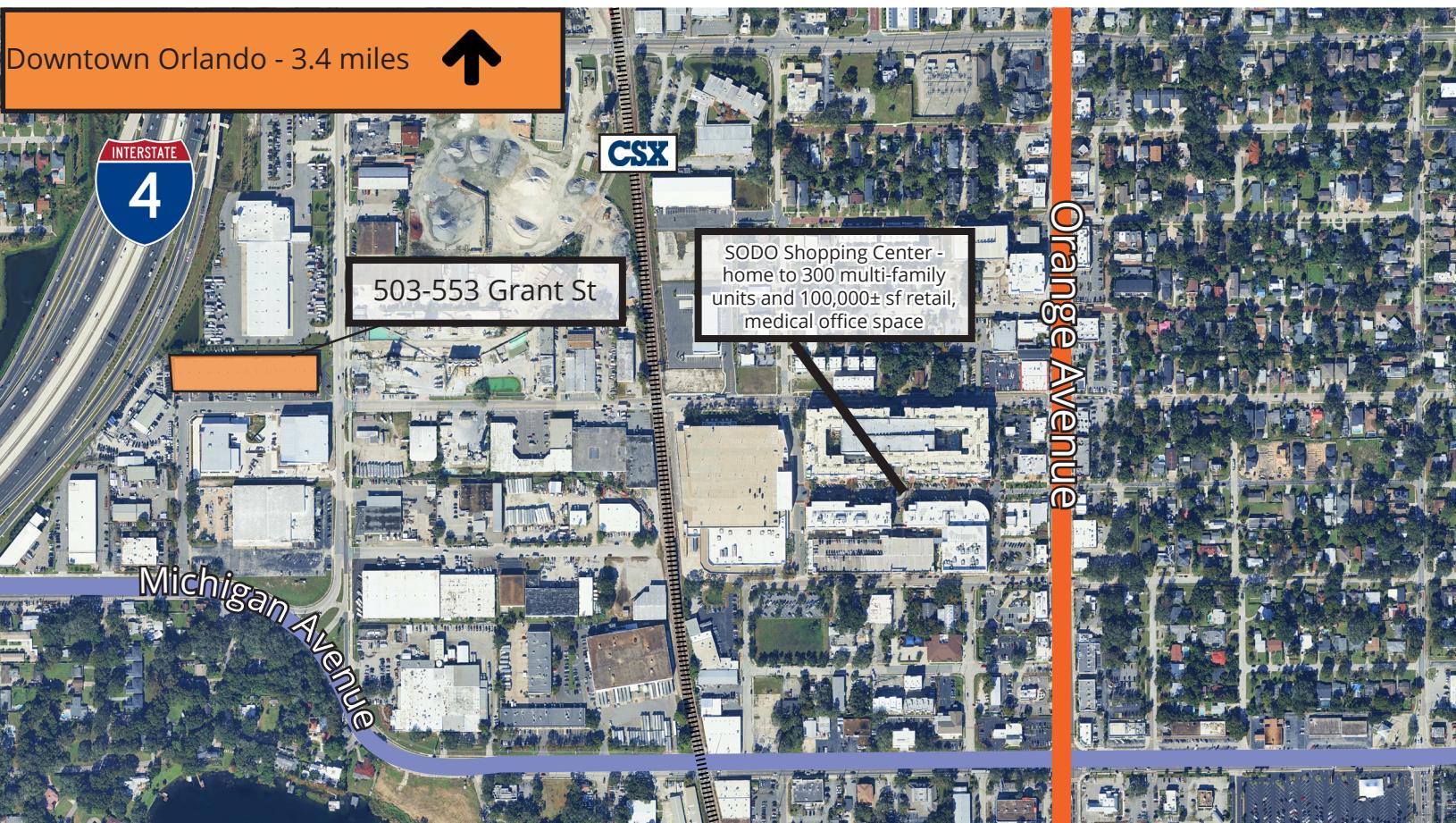
503-553 W Grant Street

- Excellent Downtown Orlando warehouses
- Grant St - 62,210±sf
- Block construction
- 18' - 20' ceiling height
- Fully sprinklered
- One front load, 10' x 10' covered dock high door
- New roof, exterior paint and parking lot
- Zoned I-G/T
- Qualifies for HUBZone SBA credits
- Easy access to Interstate 4 (I-4), State Road 408, South Orange Blossom Trail, and Orange Avenue



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Demographics

Population	1 mile	3 miles	5 miles	Households	1 mile	3 miles	5 miles
2024 Estimated population	8,348	124,776	319,962	2024 Estimated households	8,348	124,776	319,962
2029 Estimated population	8,418	128,296	328,940	2029 Estimated households	3,320	55,366	134,494
Projected annual growth 2024 to 2029	0.17%	0.56%	0.55%	Projected household growth 2024 to 2029	-0.28%	0.80%	0.66%
Business and employees	1 mile	3 miles	5 miles	Household income	1 mile	3 miles	5 miles
2024 Total businesses	1,704	12,286	25,574	2024 Estimated average household income	\$129,982	\$113,024	\$112,643
2024 Total employees	49,128	171,376	314,579	2024 Estimated median household income	\$91,888	\$72,288	\$73,495
Employee / Residential Ratio (per 100 residents)	589	137	98				

Data provided by ESRI

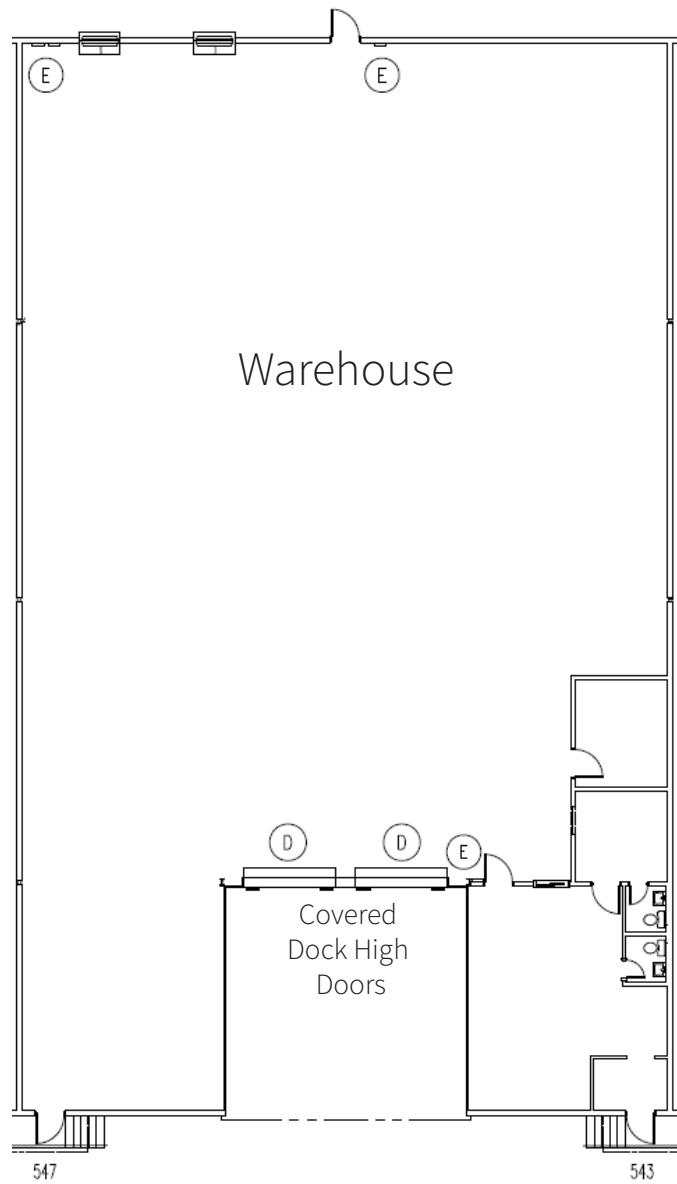
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**AVISON
YOUNG**

Warehouse | For Lease
503 - 553 W. Grant Street
Orlando, FL 32805

523 W Grant Street
8,268± sf



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