

office space
for
LEASE

1,713 rsf to 6,345 rsf

\$24.00/sf
full service

suite 250 - 1,833 rsf

suite 310 - 2,114 rsf*

suite 330 - 1,713 rsf*

suite 340 - 2,518 rsf*

*suites currently combined into
one 6,345 sf suite

all suite sizes represent rentable
square footage

- + Bulding: 85,053 SF
- + Stories: 3
- + Year Built: 1987
- + Parking: 4/ 1,000
- + Signage: Marquee

1650 Sand Lake Road
Orlando, Florida 32809

FLORIDA MALL BUSINESS CENTRE

**MULTIPLE
SUITES**

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Bishop Beale Duncan
COMMERCIAL REAL ESTATE


THE FLORIDA MALL®
A SIMON MALL



sand lake rd

orange blossom trl



highlights

Located on the
hard corner of
Orange Blossom
Trail and Sand
Lake Rd

- Tenant-Only Parking Deck with Secure Access
- Central South Orlando Location:
 - 2 miles from Florida Highway 528
 - 2 Miles from the Florida Turnpike
 - 5 miles from Interstate 4
 - 7 miles from the Orlando International Airport



250 N. Orange Ave., Ste. 1500
Orlando, FL 32801
+ (407) 426.7702
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This offer is subject to errors, omissions, prior sale or withdrawal without notice.



for more information, contact patrick goetz vice president (407) 734.7210 pat@BBDRE.com

elevation

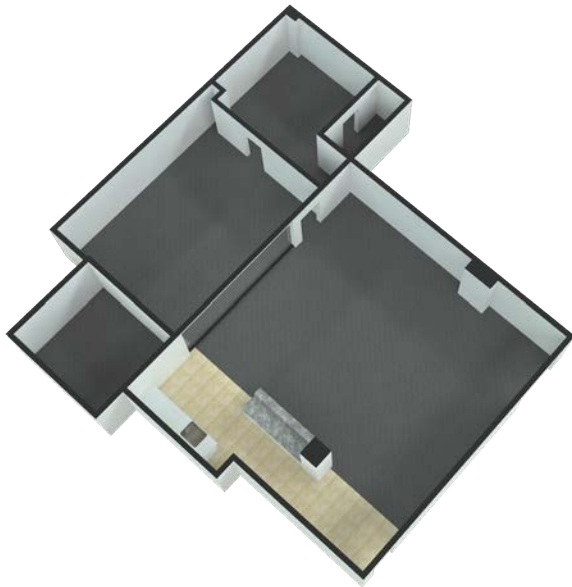


exterior



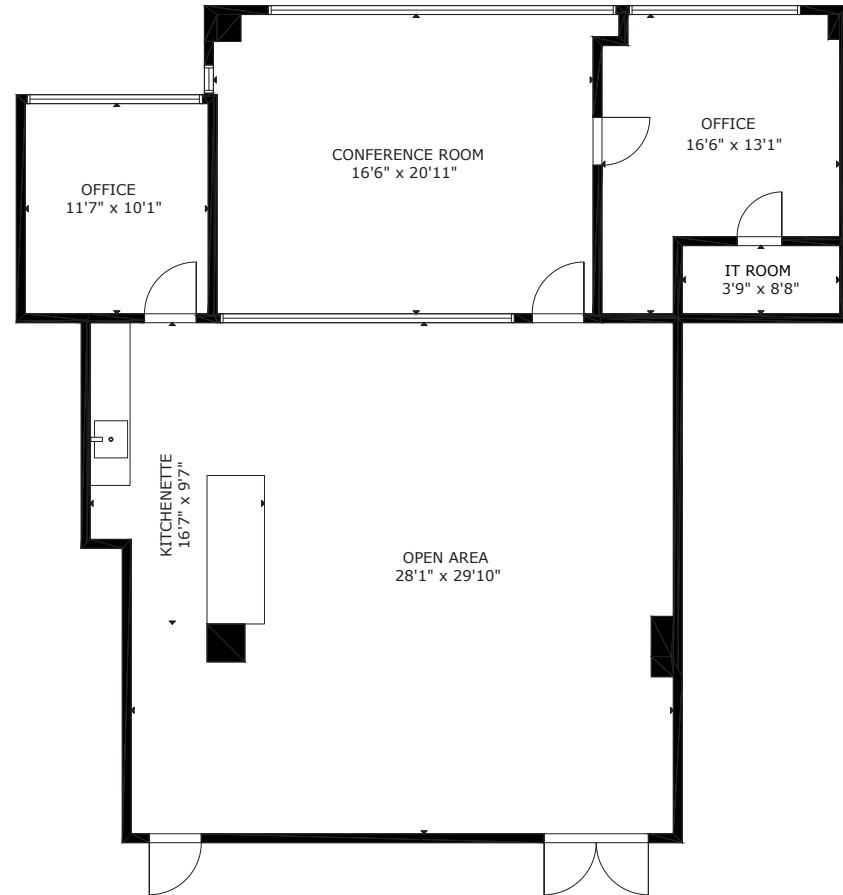
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Suite 250 | 1,833 rentable sf

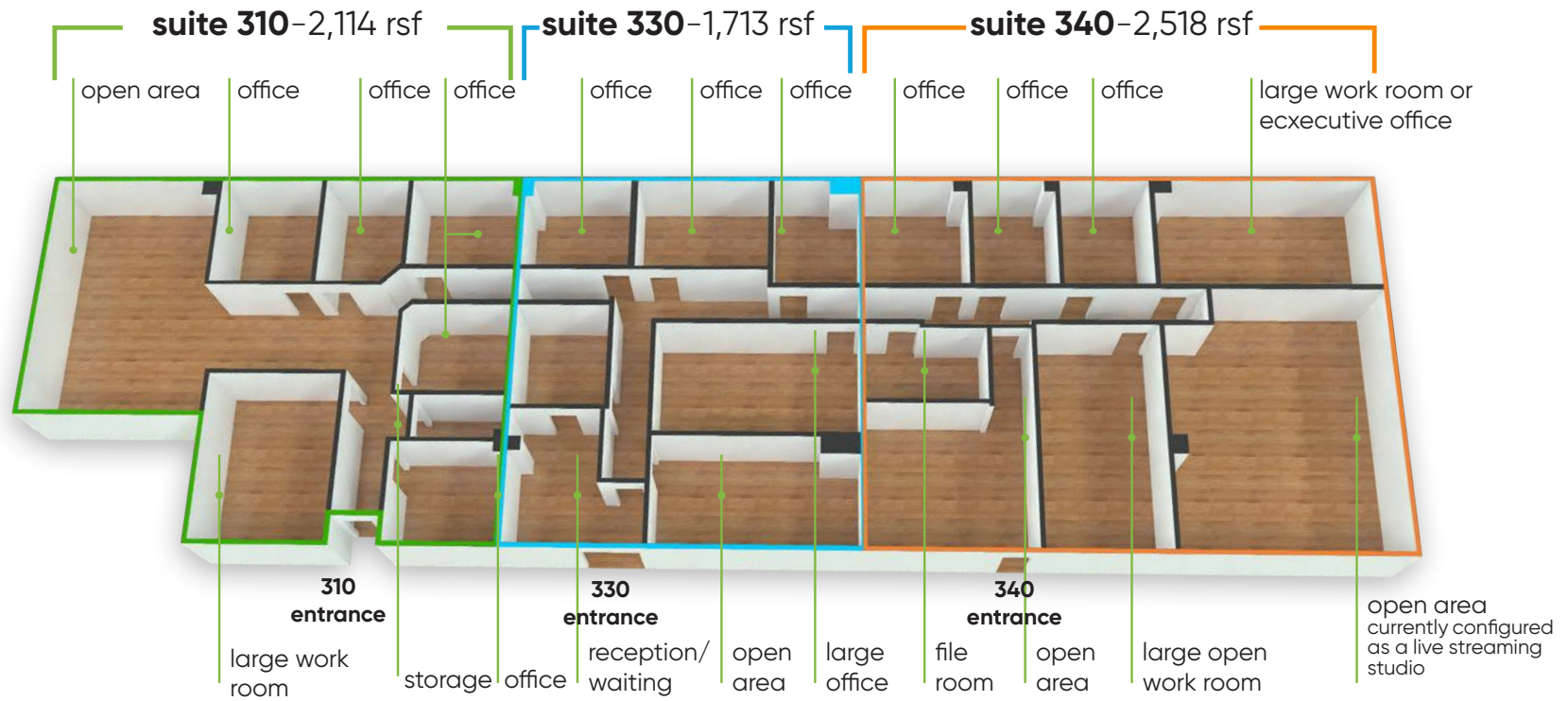


space features:

- Large open area
- Open kitchenette
- Large conference room
- 2 private offices



Suites 310+330+340* | 6,345 sf combined **suites are rentable square footage**

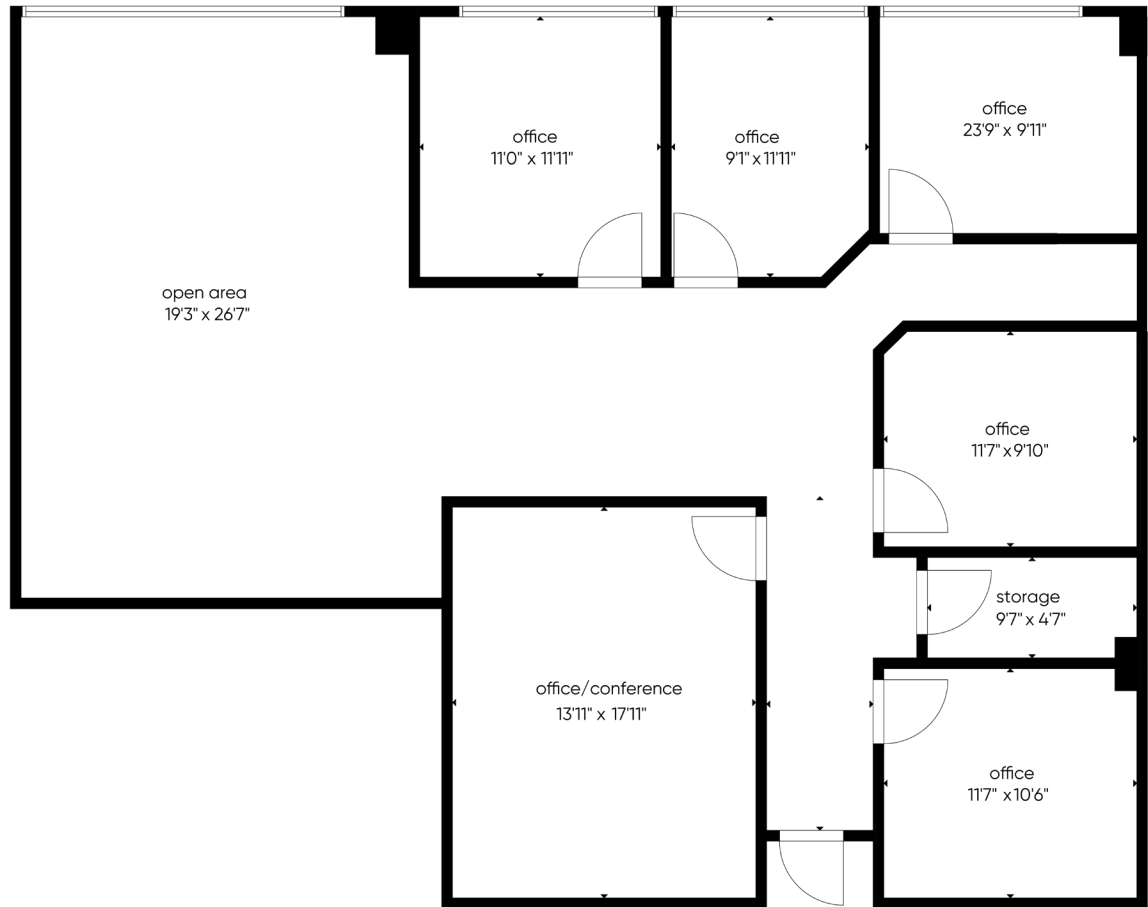


space details

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Suite 310 | 2,114 reentable sf



space features:

- Large open area
- 5 private offices
- Large conference room

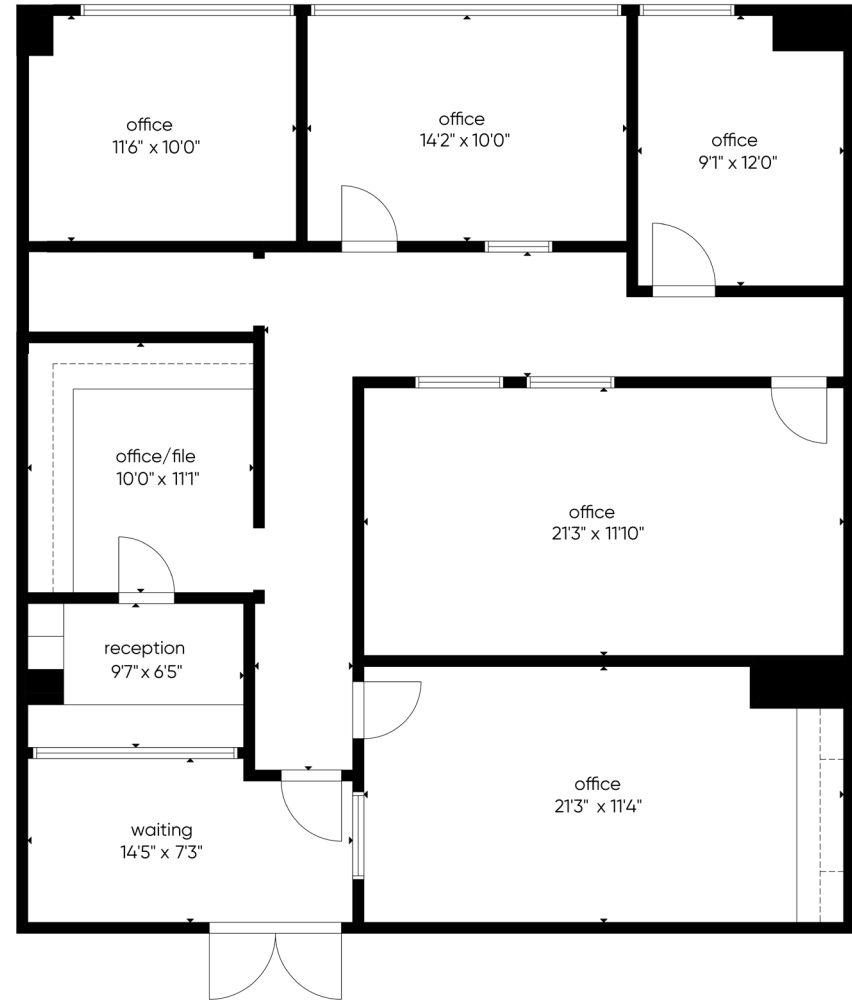


Suite 330 | 2,518 rentable sf

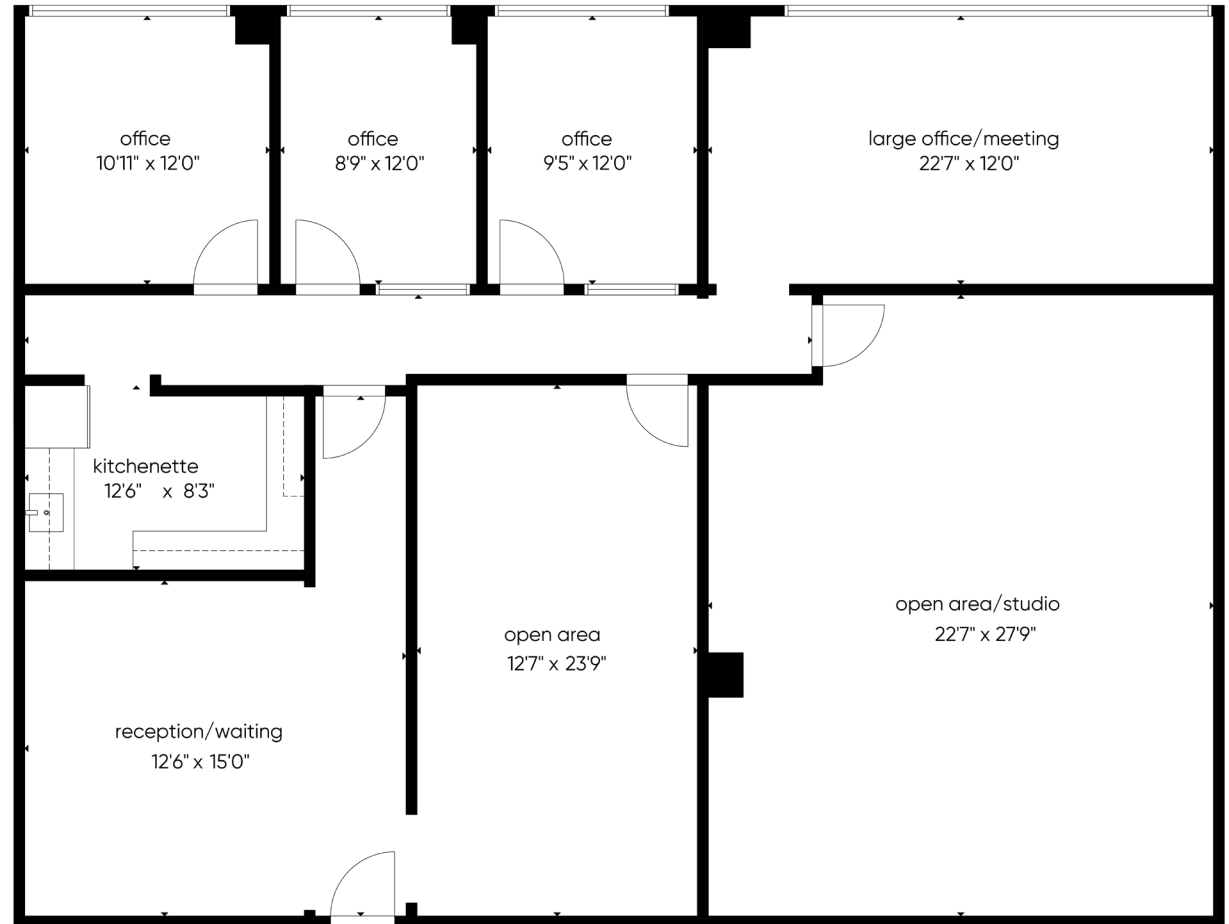


space features:

- reception/admin space
- waiting room
- Large offices
- conference room
- file room



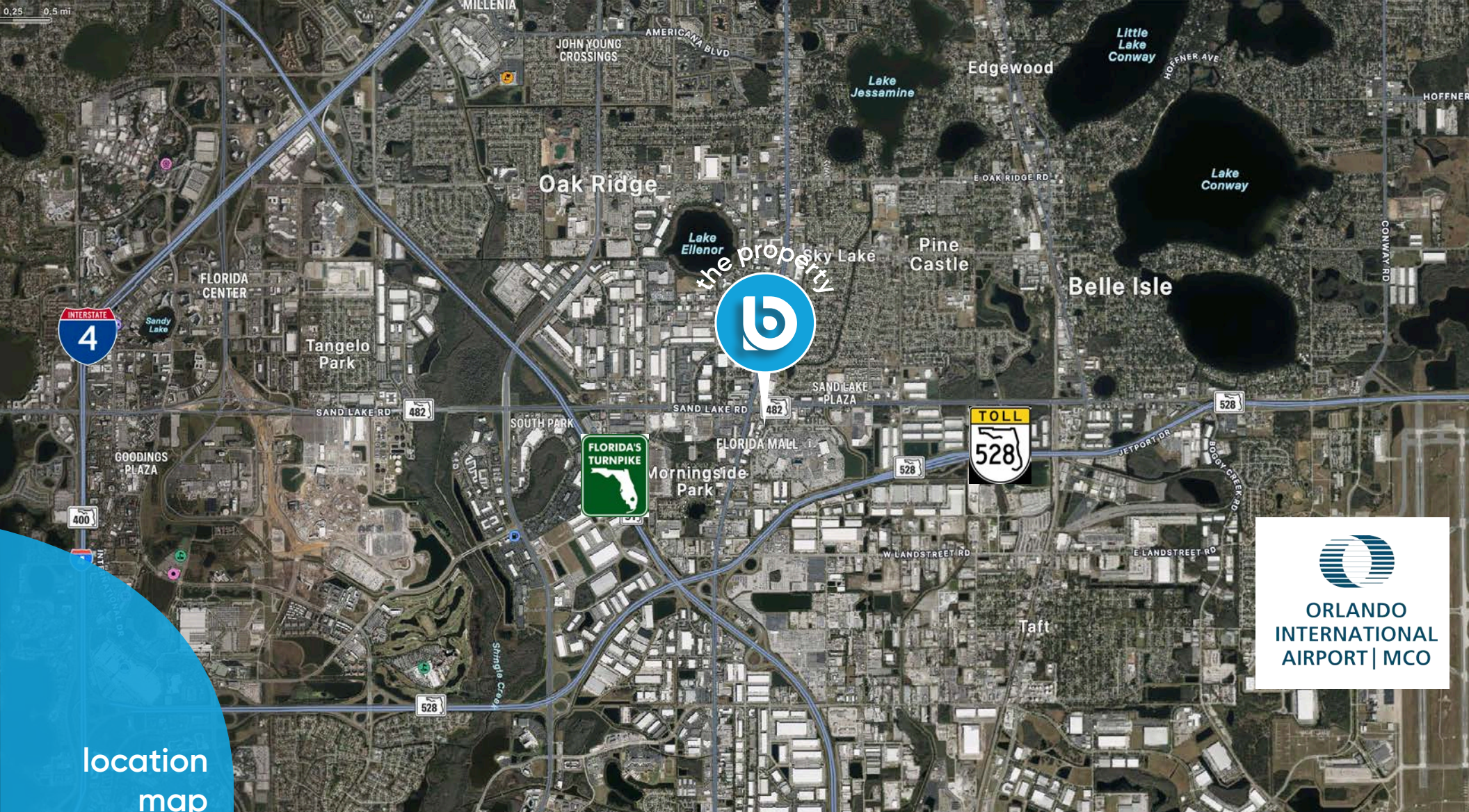
Suite 340 | 2,114 rentable sf



space features:

- Large studio space
- reception/waiting
- Kitchenette
- nurse's station
- 4 private offices





location
map

demographics

Radius	Population	HH Income	Businesses	Employees
1-Mile	5,679	\$65,925	1,217	16,022
2-Mile	22,686	\$60,287	3,630	40,459
3-Mile	70,900	\$62,232	6,315	67,455



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