



LINCOLN  
PROPERTY  
COMPANY



**ONE ELEVEN**

**111 NORTH MAGNOLIA AVENUE**

OFFICE SPACE AVAILABLE



## PROPERTY OVERVIEW

One Eleven is a revolutionary project that enhances the Downtown Orlando Skyline.

This mixed-use project has a dynamic mix of Office, Retail and Residential.

The building offers spectacular office space with breathtaking views of the skyline and Lake Eola.

The location allows office users the luxury of walking to the City Hall, Orange County Court House and numerous other buildings in the downtown core.

There is a separate lobby for the office user and the residential user, keeping the two uses separate at all times.



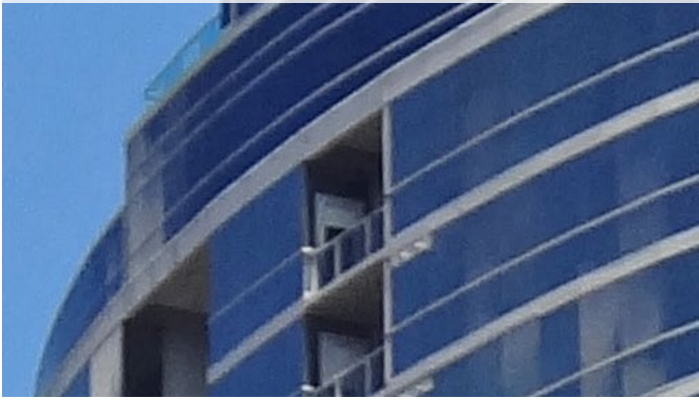
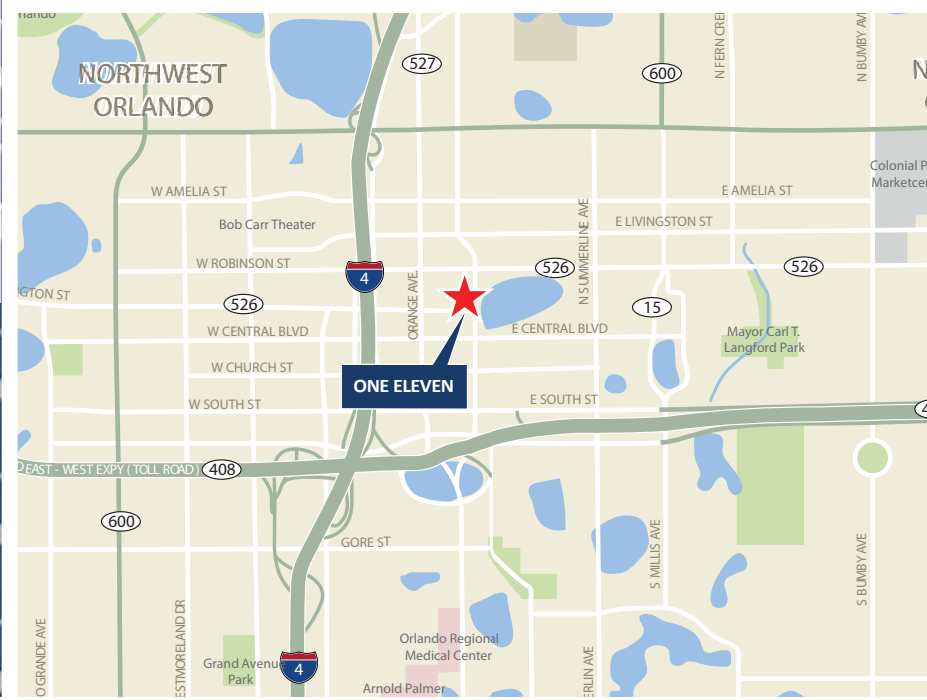
# PRIME DOWNTOWN LOCATION

HIGHEST pool deck, lounge, workout room and private entertainment area in Orlando.

Free 'Lymmo' shuttle stop directly in front of building.

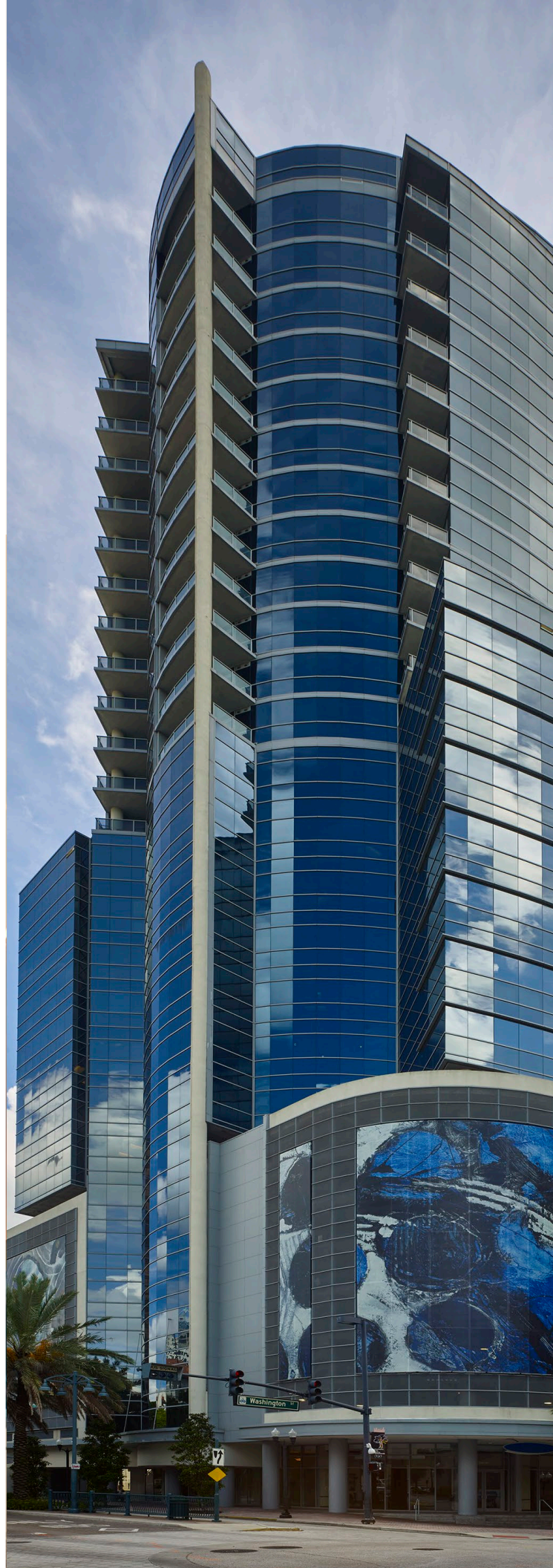
Unobstructed view of Lake Eola and a panoramic view of Downtown Orlando.

Entire Downtown Core is within walking distance.



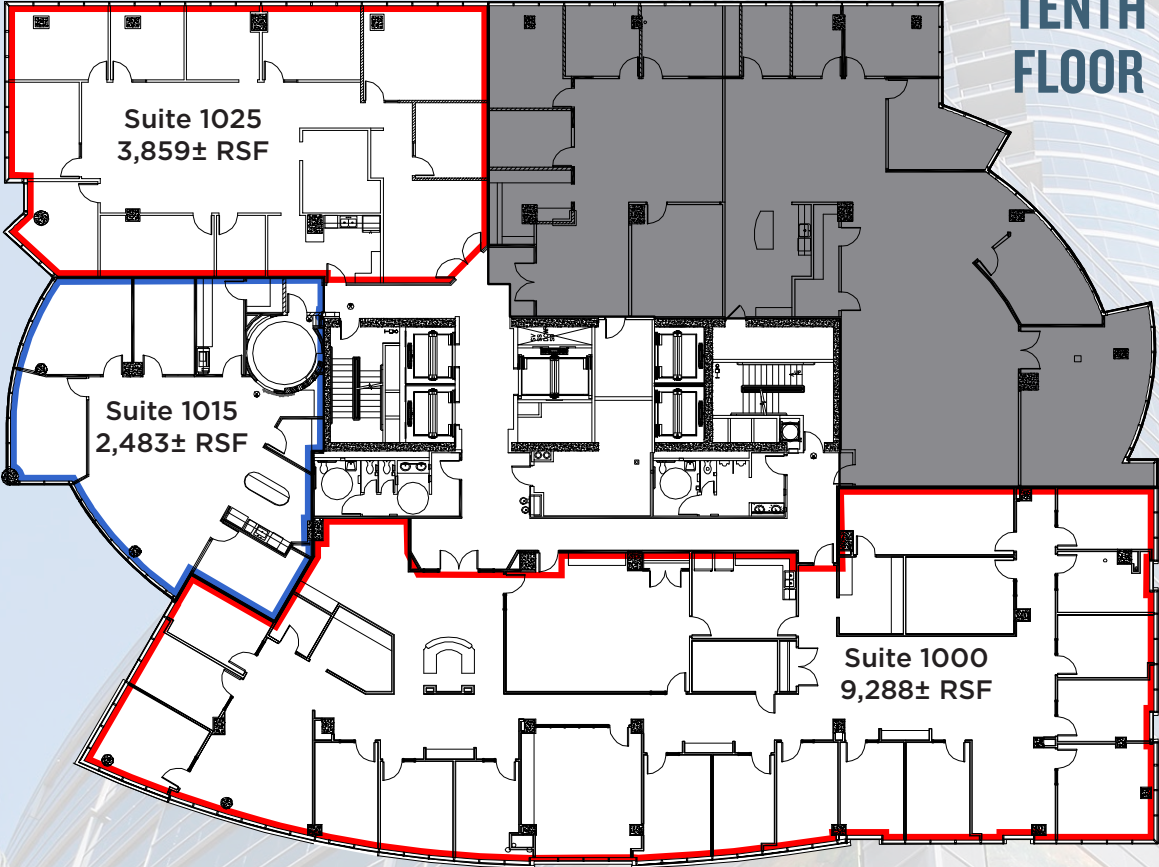
# VACANCY DETAILS

SUITE	SQ FT	AVAILABLE
1000	9,288	Now
1015	2,483	12/01/19
1025	3,859	Now
1250	7,586	09/01/19
1595	2,800	Now

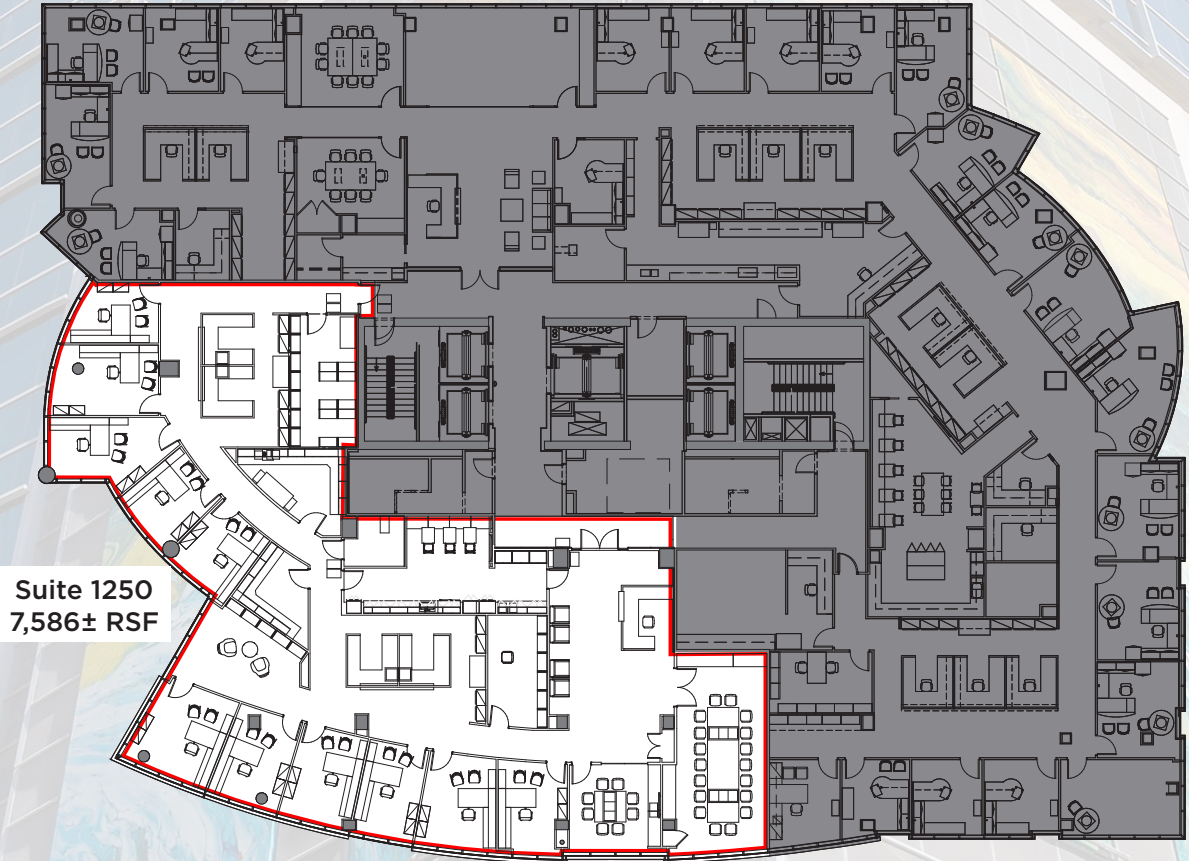


# AVAILABLE SPACE

## TENTH FLOOR

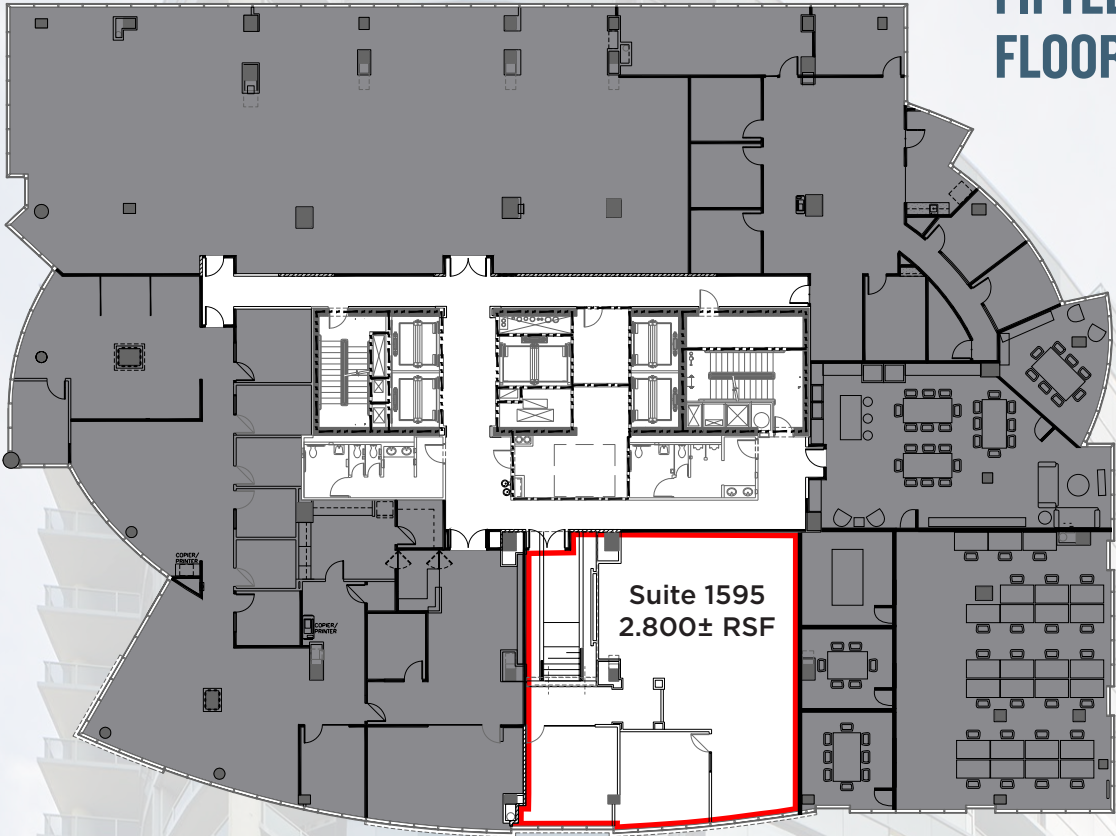


## TWELFTH FLOOR



# AVAILABLE SPACE

## FIFTEENTH FLOOR



The logo for Lincoln Property Company, featuring the words "LINCOLN PROPERTY COMPANY" in a white, serif, all-caps font. The text is centered and positioned over a dark blue, semi-transparent background that covers the upper portion of the image. The background image is a photograph of a modern, curved glass skyscraper with a blue tint.

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**WE MAKE THINGS HAPPEN.**