



For Sale / Lease

7560 Red Bug Lake Rd | Suite 1010 & 1030
Oviedo, FL 32765

6,457 SF Total Available

Suite 1010: 3,279 SF

Suite 1030: 3,178 SF

Sale / Lease 6,457 SF



Total building size 42,816 SF



Class A, two-story building



Conveniently located off
Red Bug Lake Rd near SR-417



Parking ratio of 5.8/1,000 SF



Suite 1010 is 3,279 SF
Suite 1030 is 3,178 SF



Available immediately



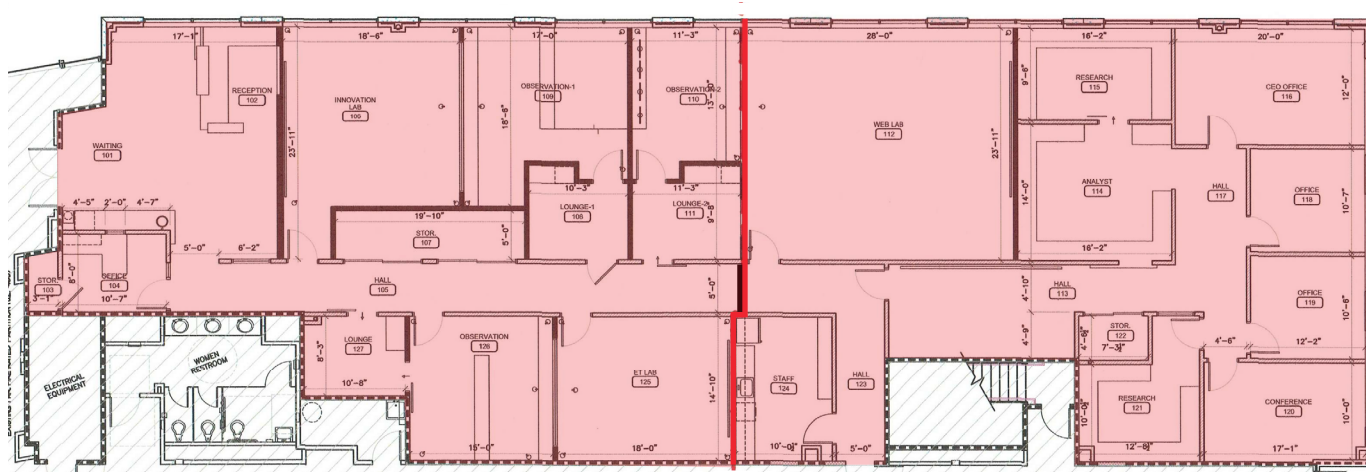
For Sale: \$2,250,000
For Lease: \$24.00 psf NNN



Suites #1010 and #1030 were combined to create a large 6,457 square foot office suite. The suites can be divided into two suites with areas 3,178 RSF and 3,279 RSF. The office space is located on the first floor of the building. Upon entering the building, this is the first suite with an impressive double-door entrance. The elegant office suite was built in 2015 and is currently used as a marketing research office. This corner unit features beautiful, large windows with open views on two sides. This modern, appealing office blends glass, greenery, white brick, and open space. Suite 1010 has a large CEO office, four private offices, a conference room, shared office rooms, a reception area, and a fully equipped kitchen/break room with modern and beautiful built-in desks and cabinet storage. Suite 1030 has the main reception area, three large research suites, and a manager's office. The research suites can be easily converted into multiple open-plan or smaller private offices.

Suite 1030

Suite 1010



[Click here for a Virtual Tour of Suites 1010 & 1030](#)



Amenity Map



FOOD SERVICE

- 1 Rock & Brews
- 2 Sonny's BBQ
- 3 Dunkin' Donuts
- 4 Steak 'n Shake
- 5 BJ's Restaurant & Brewhouse
- 6 Chili's Grill & Bar
- 7 Chick-Fil-A
- 8 CAVA
- 9 Carrabba's Italian Grill
- 10 Stefano's Trattoria
- 11 Island Fin Poke Company
- 12 First Watch

POINTS OF INTEREST

- 1 Oviedo Mall
- 2 Target
- 3 Publix
- 4 The Fresh Market
- 5 Oviedo Park Crossing
- 6 Oviedo YMCA Family Center
- 7 Promenade at Tuskawilla
- 8 Oviedo Medical Center

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