



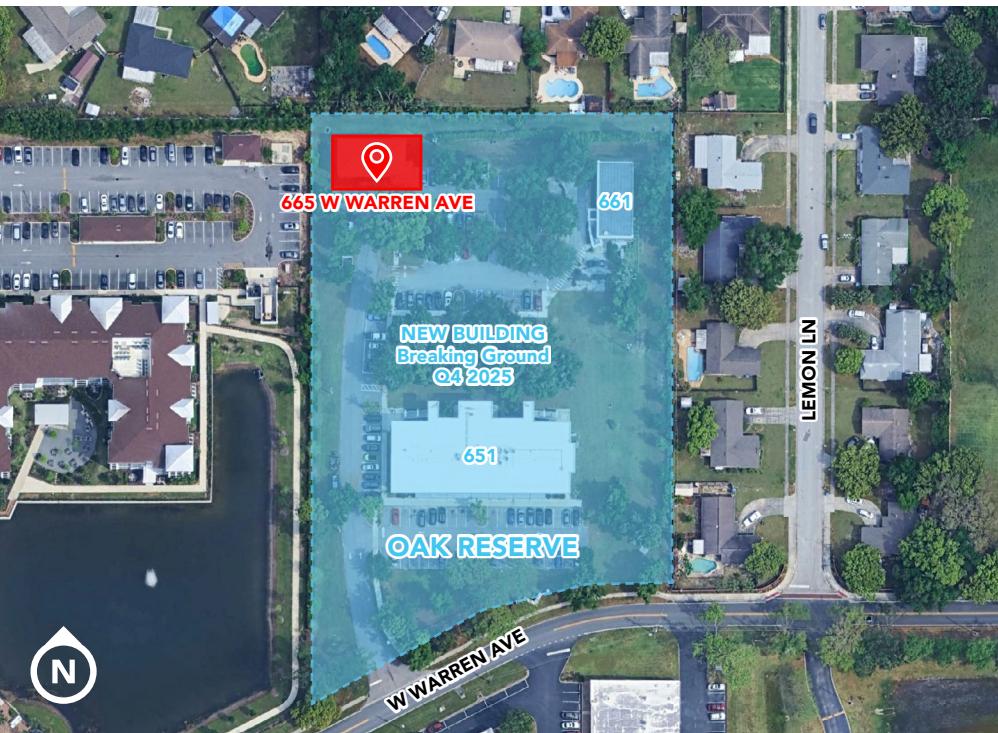
OFFICE SPACE FOR LEASE | OAK RESERVE

665 West Warren Avenue, Longwood, FL 32750

AVAILABLE JANUARY 1, 2026
In the Heart of Longwood - Prime
Medical and/or Office Locations

PROPERTY HIGHLIGHTS

- Well maintained, single-user building.
- Proximity to Longwood's downtown corridor including City Hall, Farmer's Market, Reiter Park, and SunRail Station.
- **Walking distance of Orlando Health's re-imagined, new state-of-the-art Healthcare Hub and planned site redevelopment.**
- Minutes from W SR-434, Interstate 4, & Ronald Reagan Blvd.
- Gated and secured after hours
- Monument signage opportunity



ASKING RATE:

Call for Details



SQUARE FOOTAGE:

4,000± SF (2 stories)



ZONING:

Neighborhood Commercial



PARKING:

Ample surface parking



FURNISHED:

Available fully furnished



HARBERT
REALTY SERVICES

DAMIEN MADSEN

dmadsen@harbertrealty.com | 407.256.2844

JOSH SMITH

jsmith@harbertrealty.com | 407.377.4050

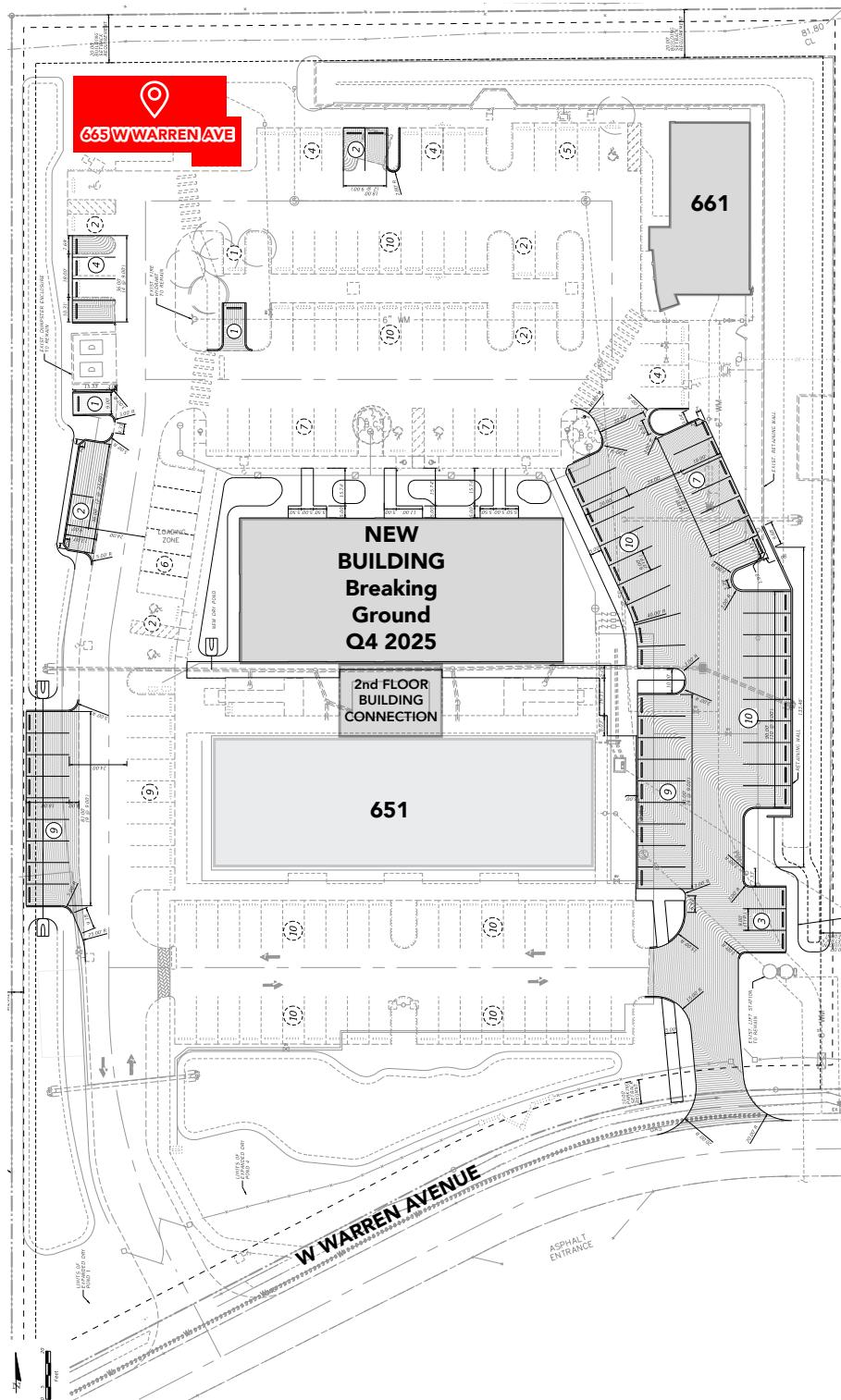
For More Information: HarbertRealty.com
400 S Park Ave, Suite 225, Winter Park, FL 32789

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SITE PLAN



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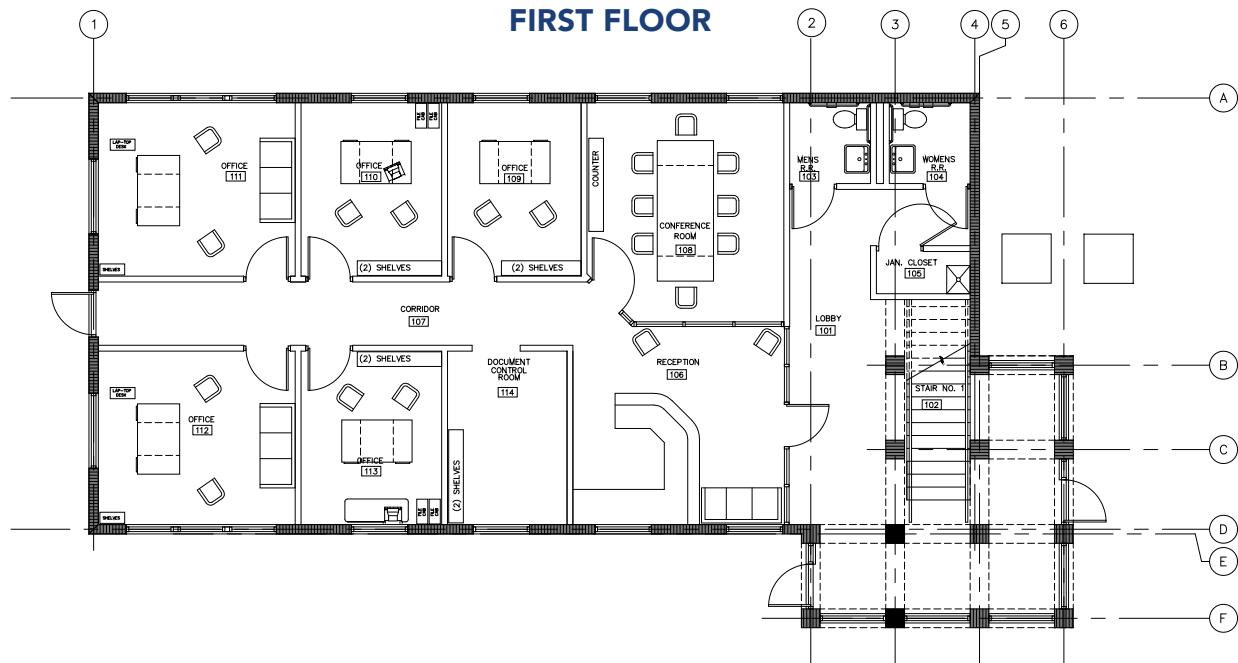
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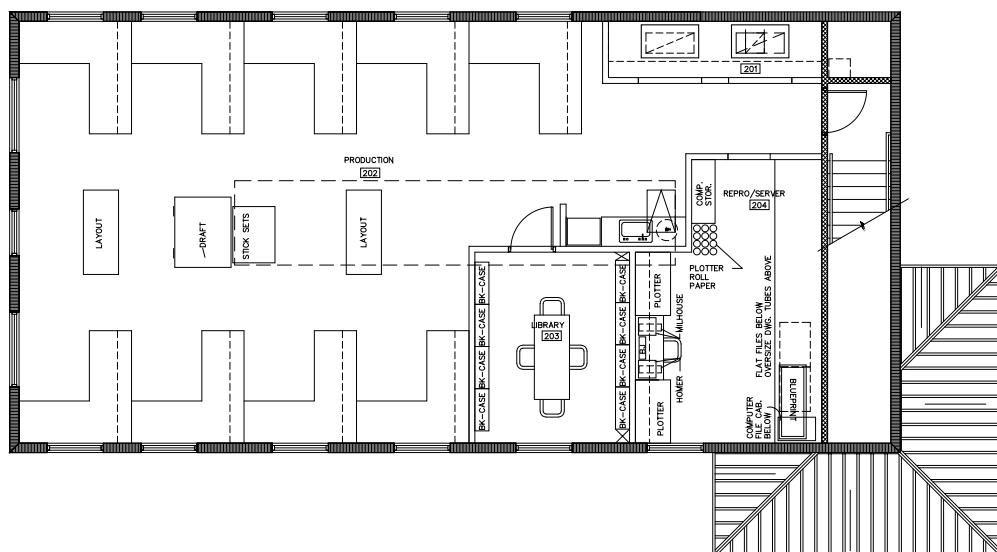
BUILDING PLAN

BUILDING TOTAL:
4,000± SF
(2,000± SF ON EACH FLOOR)

FIRST FLOOR



SECOND FLOOR



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AREA OVERVIEW



DRIVE TIMES

7 minutes
to Interstate 4

30 minutes
to Orlando Executive Airport

35 minutes
to Orlando International Airport
(MCO)

DEMOGRAPHICS

Distance	1 Mile	3 Miles	5 Miles
Employees	12,755	56,539	127,488
Avg HH Income	\$107,909	\$105,684	\$116,345
Businesses	1,432	7,583	18,311



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