

**FOR LEASE**  
**PROFESSIONAL OFFICE**  
**MEDICAL OFFICE**  
**RETAIL SPACE**  
**AVAILABLE**



## 853 STATE ROAD 436, CASSELBERRY, FL 32707

Beautifully renovated two-story building with suites that are perfect for professional offices, medical offices, or retail.

Multiple suites available ranging from 429-3735 SF which can be split or combined depending on unit location up to 4,216 SF.

Ample parking (3.5/1000 SF)

Zoning: CG



**ALBEKORD**  
• INC •

**KAVEH ALBEKORD**  
407.821.7821  
kaveh@albekord.com



**853 STATE ROAD 436, CASSELBERRY, FL 32707**



**Welcoming common  
area with new  
porcelain tile  
throughout**

**Common area  
conference room**

**Newly renovated  
bathrooms on each  
floor**

**Remodeled elevator**

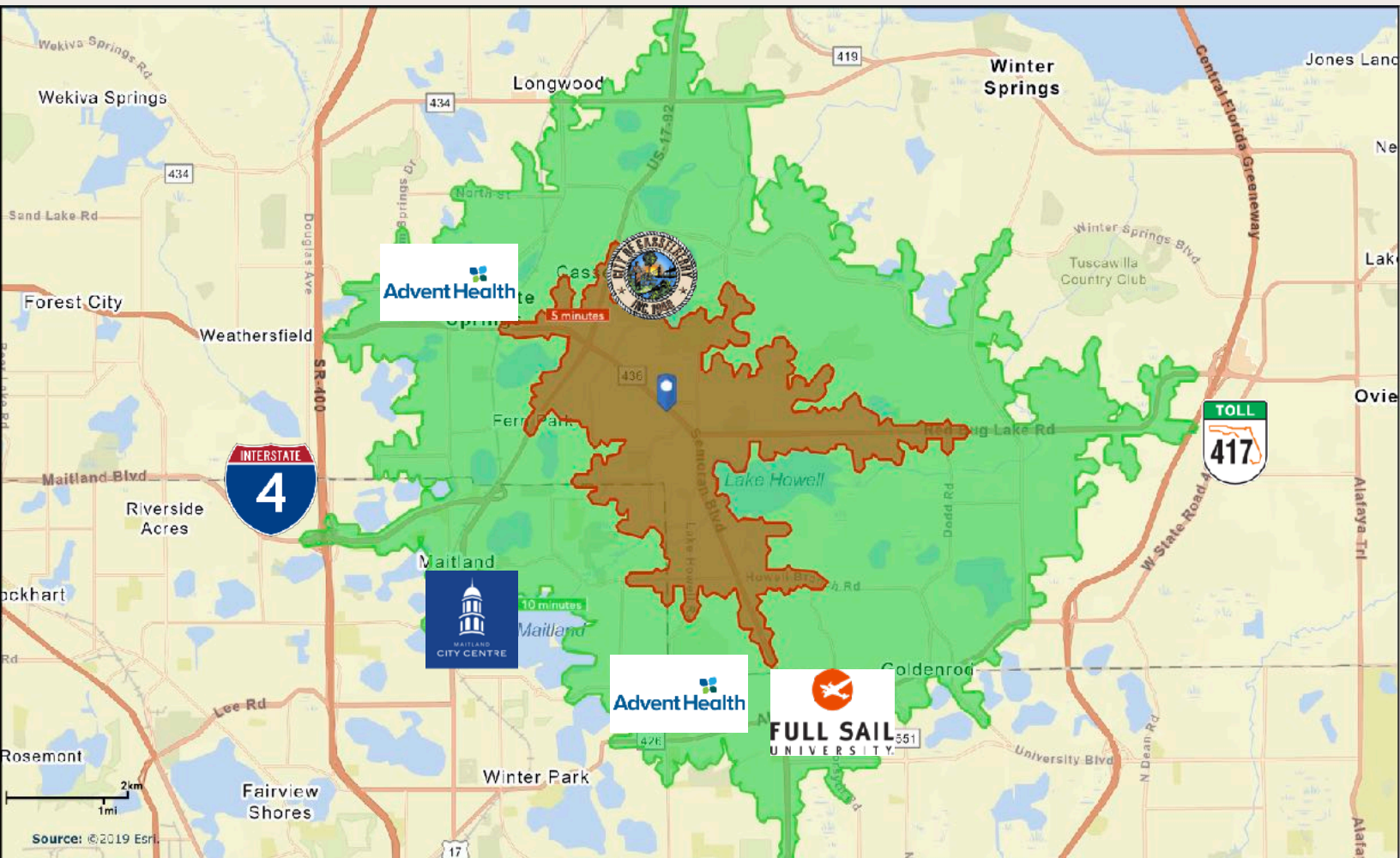
**Electronic key card  
allows for 24 access  
to tenants**



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# 853 STATE ROAD 436, CASSELBERRY, FL 32707



## DEMOGRAPHICS [10 MIN DRIVE TIME]

- Population: 126,223
- Median Age: 39.4
- Average Household Size: 2.37
- Median Household Income: \$78,882
- Total Businesses: 6,550
- Total Employees: 53,677
- Located nearby the City of Casselberry offices and less than a 10 minute drive from Maitland City Centre, Full Sail University, AdventHealth - Altamonte Springs, and AdventHealth - Winter Park.
- Easy access to US Hwy 17-92, Interstate 4, SR 417, SR 436 [Semoran], and Red Bug Lake Rd.
- Excellent frontage on Semoran Blvd. with a traffic count of 66,000/day [2025]