



QUORUM
BUSINESS ADVISORS

\$825,000
ACTIVE N N N LEASE




6000 MetroWest Blvd, Suites 101, 102, 103, Orlando, Florida 32835

Why this property









Quorum Business Advisors is pleased to present this opportunity to acquire a package of three producing condo office suites, located at 6000 Metrowest Blvd, Suites 101, 102 and 103, Orlando, Florida 32835. A single tenant with a NNN lease expiring 4/30/2025 with a 2-year option. The tenant is America's Escape Game, corporate offices. The property is located in central Orlando-Metro West, within a short drive to Windemere, downtown Orlando, Universal Studios, and International Drive. The building is located near the intersection of Kirkman Road and Metrowest Blvd., at a corner with a traffic signal. The tenant pays base rent plus all expenses related to the property, ensuring the owner's net income remains consistent with a true NNN lease.

More Information Ken Greenwood

 kgreenwood@qbusinessadvisors.com

 813-493-3376

Property features

-  Building Size 2,462 SF
-  Price \$335.09 / SF
-  Year Built 2003
-  Net Income \$38,750.04
-  Cap Rate 4.7%
-  Property type: Office Condo
-  No Stories: 2 Stories - all units first floor
-  Parking ratio 4.57/1,000 SF

Tenancy: Single

Use: Net lease investment with 14 months remaining and one two year renewal option ending 4.30.27