



For Sale

911 Outer Road | Baldwin Park
Orlando, FL 32814

Free-standing building 4,317 s.f.



4,317 s.f. building for sale



Ample parking on site
(5.66/1,000 s.f. ratio)



Free-standing, one-story
office building



Zoned P-D/AN



Built in 2007



24-hour access



Located in Baldwin Park



Close proximity to Orlando
Executive Airport (ORL)



High end interior finishes



Near SR-50 / Colonial Drive

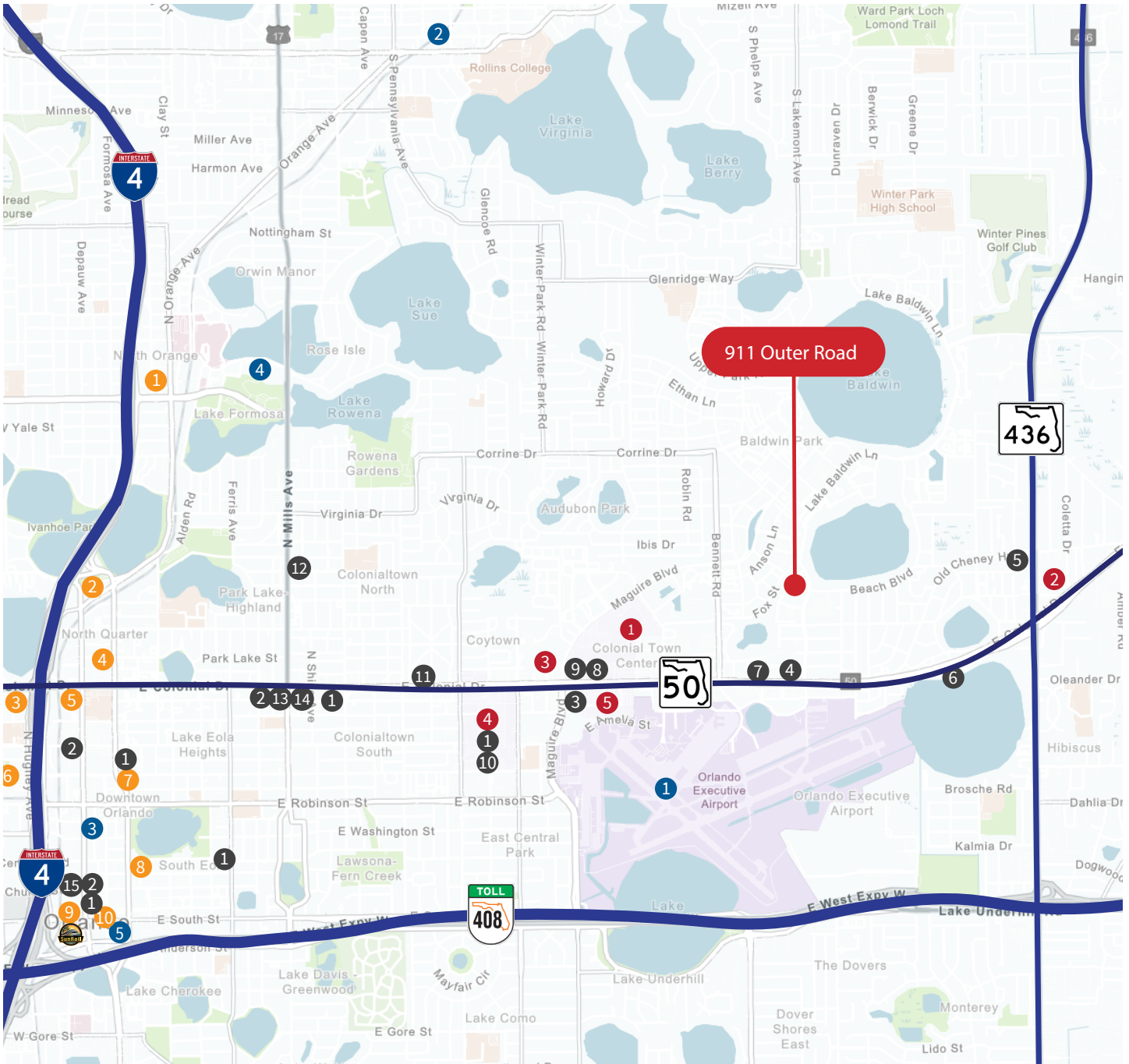


Offered at \$2,125,000



Easy access to Downtown
Orlando and Winter Park





POINTS OF INTEREST

- 1 Orlando Executive Airport (ORL)
- 2 Downtown Winter Park
- 3 Downtown Orlando
- 4 Orlando Science Center & Museum of Art
- 5 Dr. Phillips Center for the Performing Arts

RETAIL

- 1 Orlando Fashion Square
- 2 East Orlando Shopping Center
- 3 Colonial Marketplace Shopping
- 4 Colonial Landing Shopping
- 5 Colonial Plaza Shopping

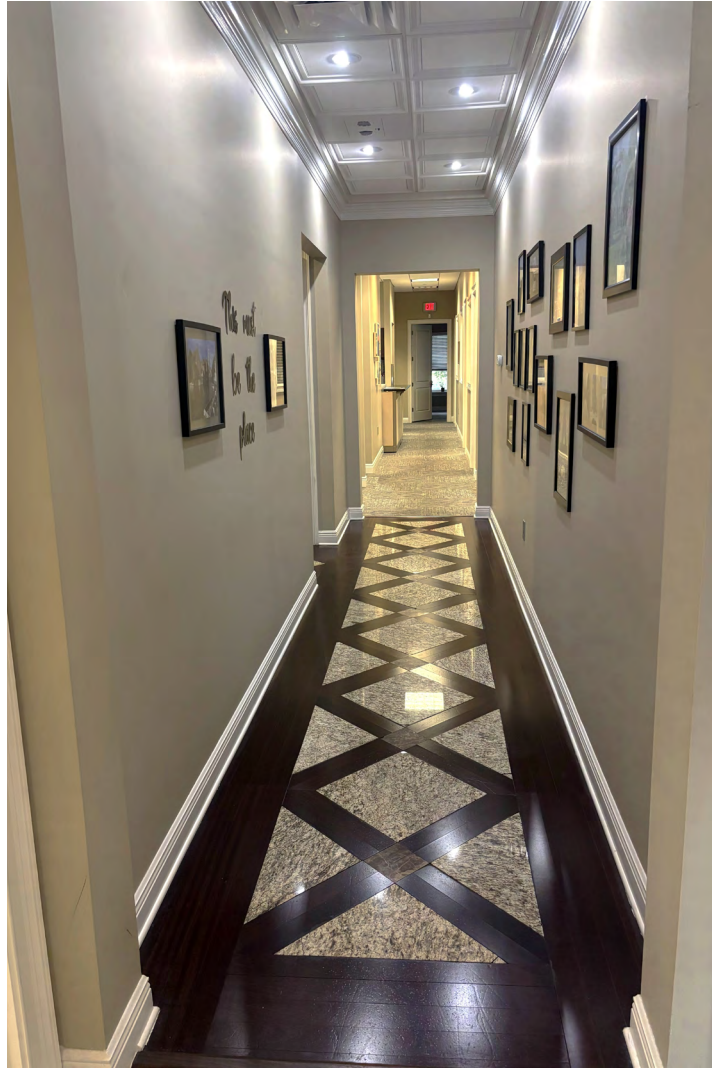
HOTELS

- 1 Comfort Suites - Orlando Downtown
- 2 DoubleTree - Orlando Downtown
- 3 Crowne Plaza Orlando-Downtown
- 4 Courtyard by Marriott - Orlando Downtown
- 5 Residence Inn - Orlando Downtown
- 6 Marriott Orlando Downtown
- 7 Hilton Garden Inn - Orlando Downtown
- 8 Embassy Suites - Orlando Downtown
- 9 AC Hotel - Orlando Downtown
- 10 Grand Bohemian - Orlando

FOOD SERVICE

- 1 Starbucks (5)
- 2 Dunkin' (3)
- 3 Foxtail Coffee
- 4 Linda's La Cantina Steakhouse
- 5 Royal Thai Cuisine
- 6 Izziban Sushi & BBQ
- 7 Korean House Restaurant
- 8 Olive Garden Italian
- 9 LongHorn Steakhouse
- 10 Too Jay's Deli • Bakery • Restaurant
- 11 Thai House of Orlando
- 12 Hawkers Asian Street Food
- 13 Anh Hong Restaurant
- 14 Pho Hung Lan
- 15 Kres Chophouse







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