

LARGEST BLOCK OF CLASS A OFFICE SPACE IN SOUTH ORLANDO

SOUTHPARK CENTER

BUILDING K

9102 SOUTHPARK CENTER LOOP
ORLANDO, FL 32819

BUILDING L

9002 SAN MARCO CT
ORLANDO, FL 32819



SOUTHPARK CENTER

CLASS A OFFICE SPACE FOR SUBLEASE

Ideally situated in thriving South Orlando near the theme park and tourist corridor. Tenants benefit from direct access to Port Canaveral via the 528 Beachline express and Interstate 4. The location also offers proximity to an abundant workforce in Kissimmee and high-level decision makers in Doctor Phillips and Windemere.



Two buildings available
up to ± 178,727 RSF

SouthPark Center was
named Business Park of
the Year by NAIOP

Buildings are equipped
with nine-foot ceiling
heights in tenant spaces
and elegant lobby finishes

9102 Southpark Center
Loop | Building K:
40,727 RSF

9002 San Marco Ct |
Building L: 136,414 RSF

Term runs through
April 30, 2027

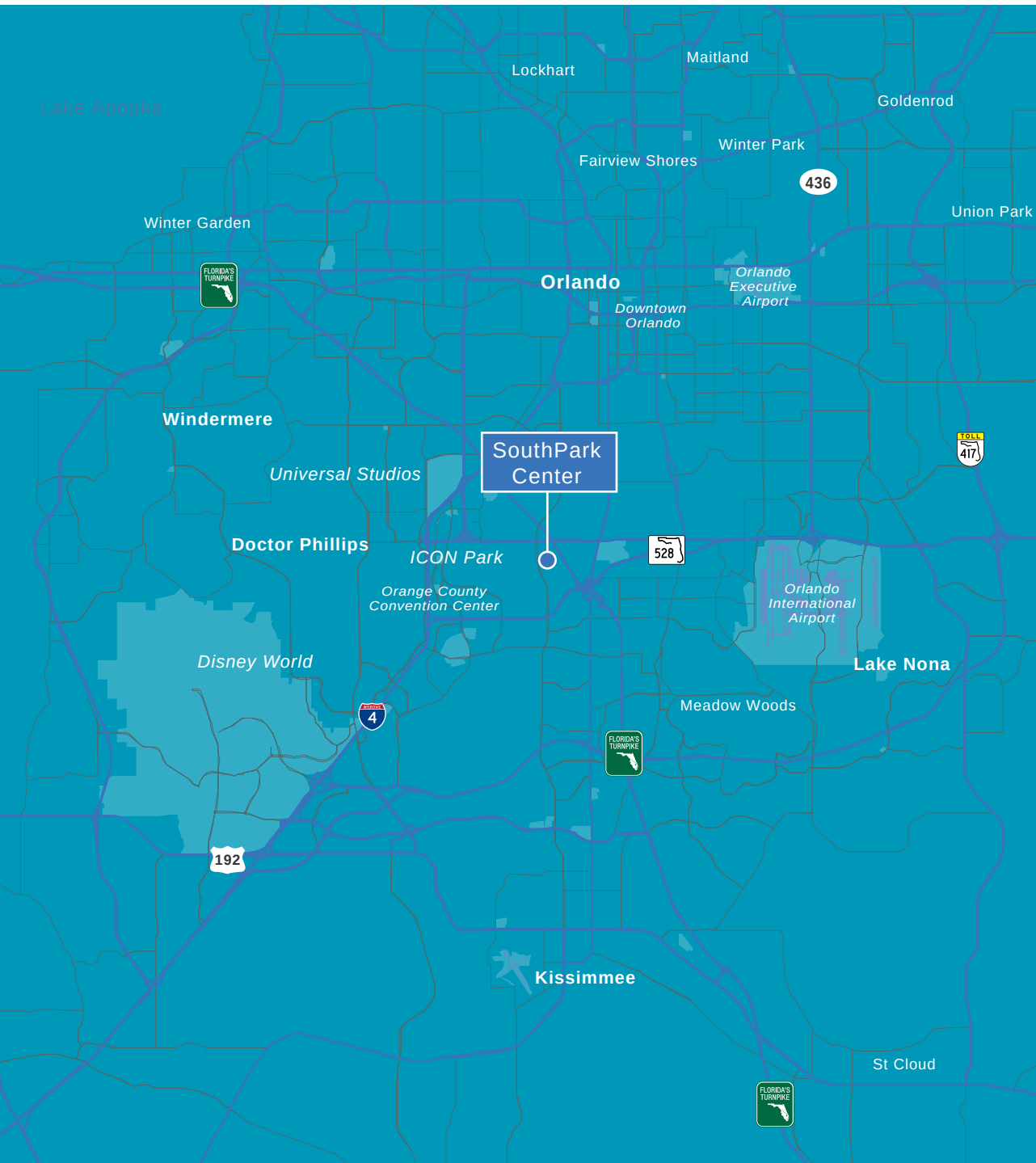
Ample parking ratio of
5.0 per 1,000 SF

Plug and Play— furniture
can be made available

Fitness center with
showers and lockers







AREA HIGHLIGHTS

SouthPark Center is centrally located in Orlando, FL, just three miles from the Orange County Convention Center and within a short drive to the world renowned theme park corridor. The Beach Line 528 provides easy access to Cape Canaveral and the Space Coast Tech Corridor, which drives high paying jobs throughout the region.

3 miles

from Orange County
Convention Center

8 miles

from Orlando
International Airport

10 miles

from Downtown

50 miles

Cape Canaveral/NASA

ORLANDO HIGHLIGHTS

Orlando's growth rate is the second fastest of the 30 largest US cities, and for good reason. Orlando is a place where people want to live. The combination of affordable living, restaurants, arts, culture, professional sports and endless outdoor activities have made Orlando a desirable place for workers from all over the U.S.

RECRUITMENT OPPORTUNITY

Surrounded by over 35 colleges, universities, and technical schools, and anchored by the University of Central Florida (UCF), the immediate Orlando area has more than 140,000 students enrolled in higher educational institutions.

Looking at a 100-mile radius, the number grows to 500,000 students enrolled.



38K+ qualified tech workers
in Orlando (JobsEQ, 2020)



#1 workforce supplier of
graduates to aerospace
and defense industries
(University of
Central Florida)



#1 for STEM Job Growth in
the U.S. (Forbes, 2018)



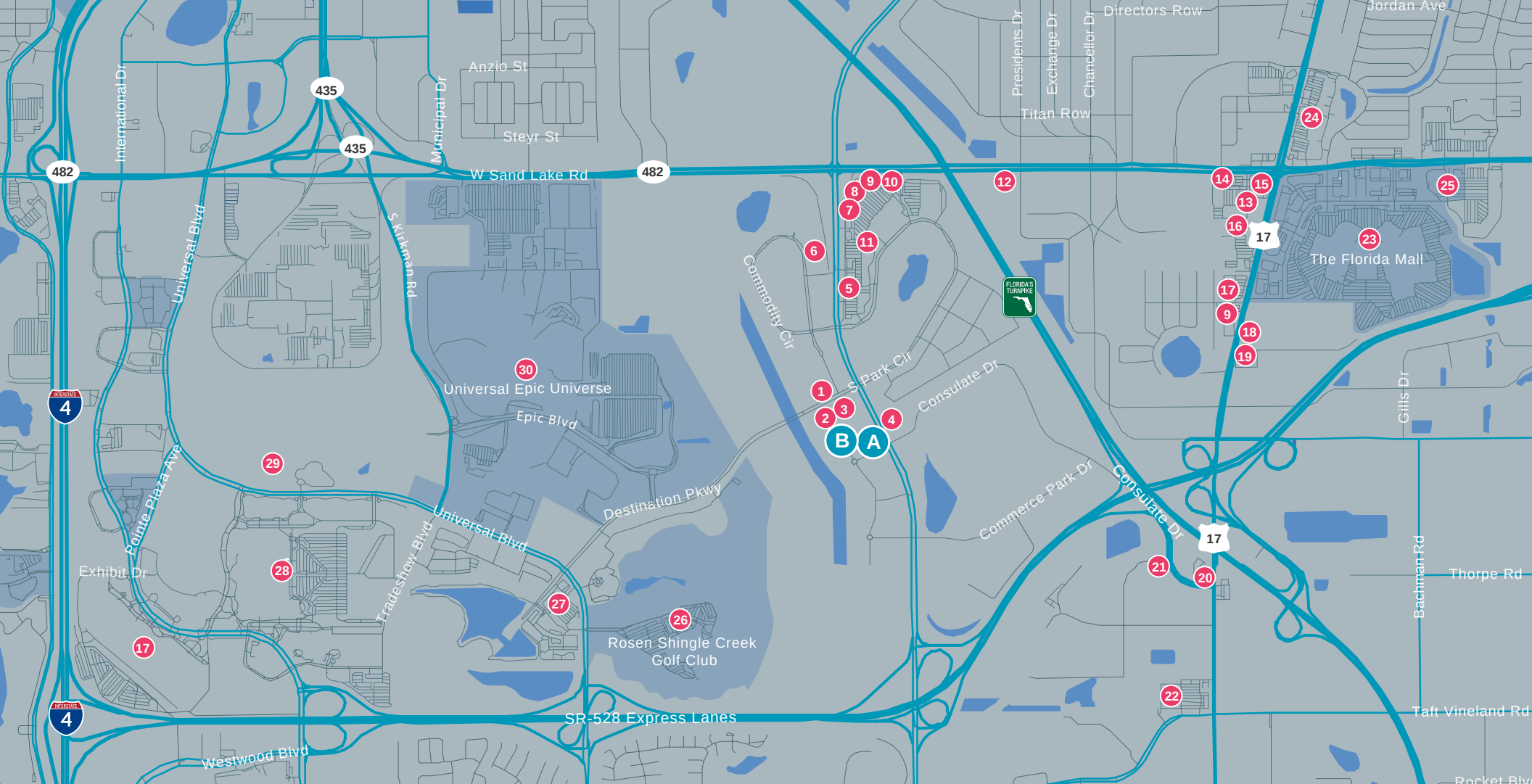
Orlando ranks #1 for best
places to work in tech
(Yahoo Finance, 2021)



Orlando is recognized as
the Modeling, Simulation &
Training Capital of the world
(Orlando Economic
Partnership)



\$6B+ Annual Simulation-
Related Contracts (National
Center for Simulation, 2019)



A. 9102 Southpark Center Loop

B. 9002 San Marco Ct

1. Hampton Inn & Suites -Orlando-JYP

2. Holiday Inn Express -Orl. South Park

3. Home2 Suites -Orlando South Park

4. Starbucks Coffee

5. Burger King

6. Extended Stay America -Orl. Southpark

7. Panda Express

8. Nando Grill Carne En Vara

9. Dunkin' (2)

10. Wendy's

11. Sand Lake Corners Shopping Center

12. InTown Suites Extended Stay

13. Orlando Square Shopping Center

14. Chick-fil-A

15. Chipotle Mexican Grill

16. Subway

17. Planet Fitness

18. McDonald's

19. Orlando Palms Hotel

20. Baymont -Orlando South

21. Home Towne Studios -Orlando South

22. Sam's Club

23. The Florida Mall

24. Skyview Plaza Shopping Center

25. Terrace Shopping Center

26. Rosen Shingle Creek Golf Club

27. Lake Cay Commons Shopping

28. Orange County Convention Center

29. Top Golf -Orlando

30. Universal's Epic Universe

K BUILDING

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ORLANDO, FL 32819

FLOOR 1 AND 3

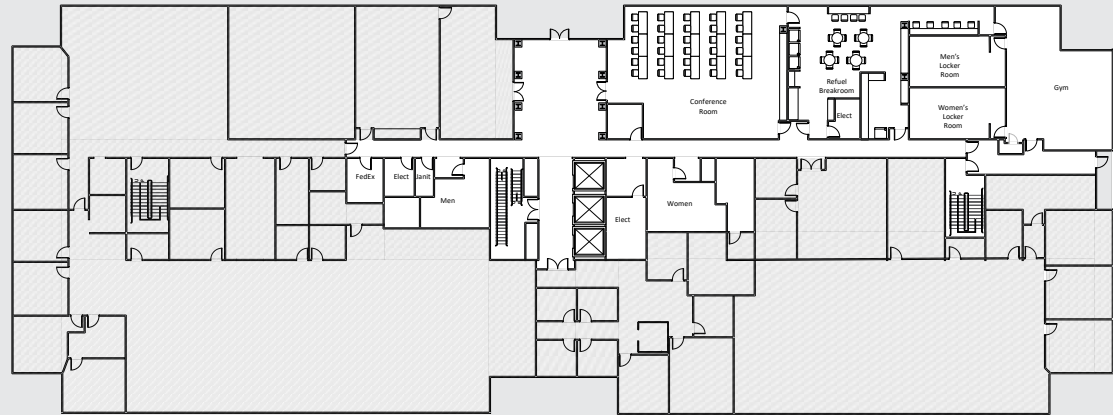
1ST FLOOR: 6,624 RSF

3RD FLOOR: 34,103 RSF

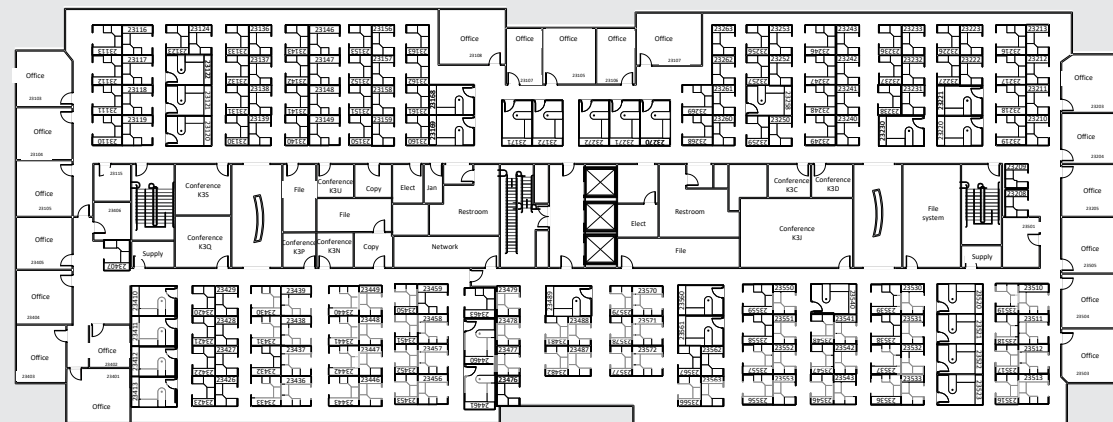
SPACE AVAILABLE: 34,103-178,727 RSF

TERM: Through April 30, 2027

AVAILABLE: Now



FLOOR 1



FLOOR 3

L BUILDING

9002 SAN MARCO COURT
ORLANDO, FL 32819

FLOOR 1-4

1ST FLOOR: 34,500 RSF

2ND FLOOR: 34,500 RSF

3RD FLOOR: 34,500 RSF

4TH FLOOR: 34,500 RSF

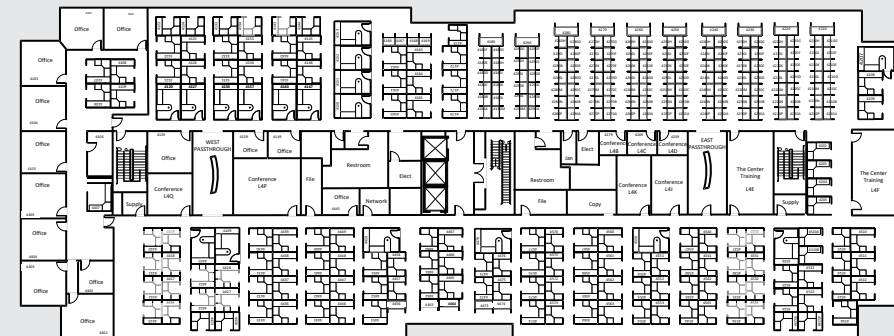
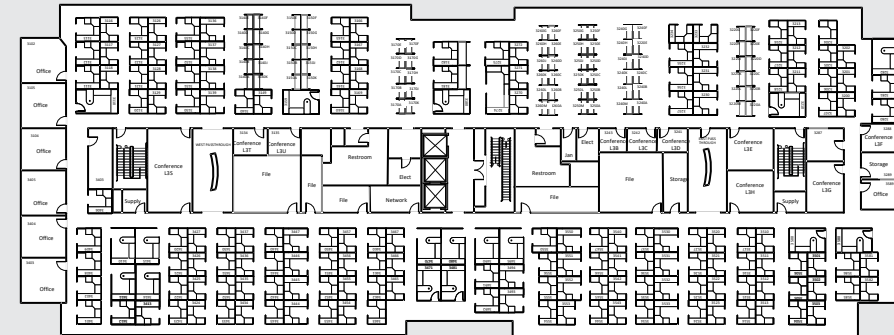
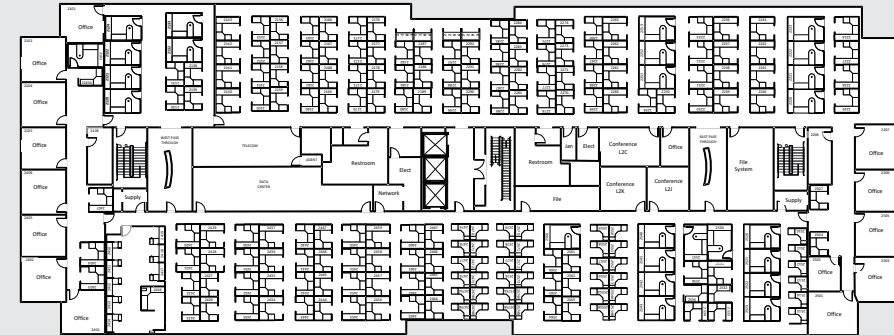
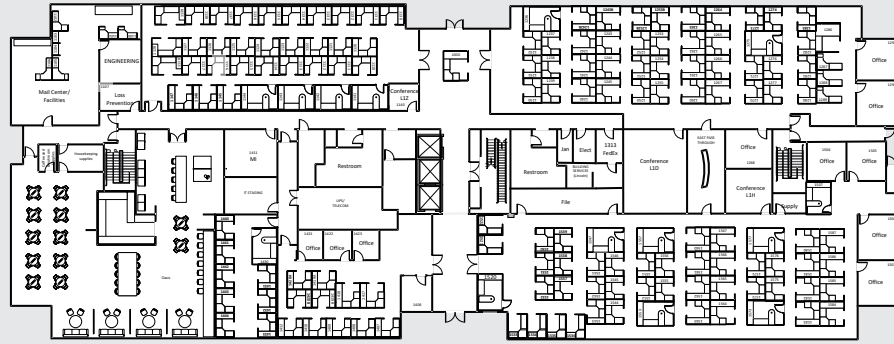
SPACE AVAILABLE: 34,500-178,727 RSF

TERM: Through April 30, 2027

AVAILABLE: Now

TOTAL OFFICES: 119

TOTAL WORKSTATIONS: 845



FLOOR 1

FLOOR 2

FLOOR 3

FLOOR 4

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