

**FOR SALE
OR LEASE**

Office, Call Center Educational Facility

184-186 Industrial Center Drive
Lake Helen (Volusia County) Florida, 32744



PROPERTY HIGHLIGHTS

- 21,328 SF of Office Space on (2) Floors with Elevator
- 1.8 Acre Site Zoned Industrial
- 3/1000 Parking Ratio with 1 acre+ of overflow parking
- Open floor-plan with Perimeter Executive Offices
- Video Surveillance, IT/Server Room, Updated HVAC, ADA Compliant, Great School Facility
- Easy Access to I-4, Deland, Sanford, Lake Mary, in Volusia County
- Owner has Additional Contiguous Land Parcels Available for Future Expansion or Overflow Parking
- Landlord will Improve Space or Subdivide for Credit Tenant
- Great use for a school with easy access
- **Lease Rate: \$9.50 NNN**
- **For Sale: \$1,795,000 (Owner Financing Available)**

CONTACT

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Results Real Estate Partners, LLC
Licensed Commercial Real Estate Brokers
108 Commerce Street, Suite 200
Lake Mary, Florida 32746

407.647.0200 *main*
407.647.0205 *fax*

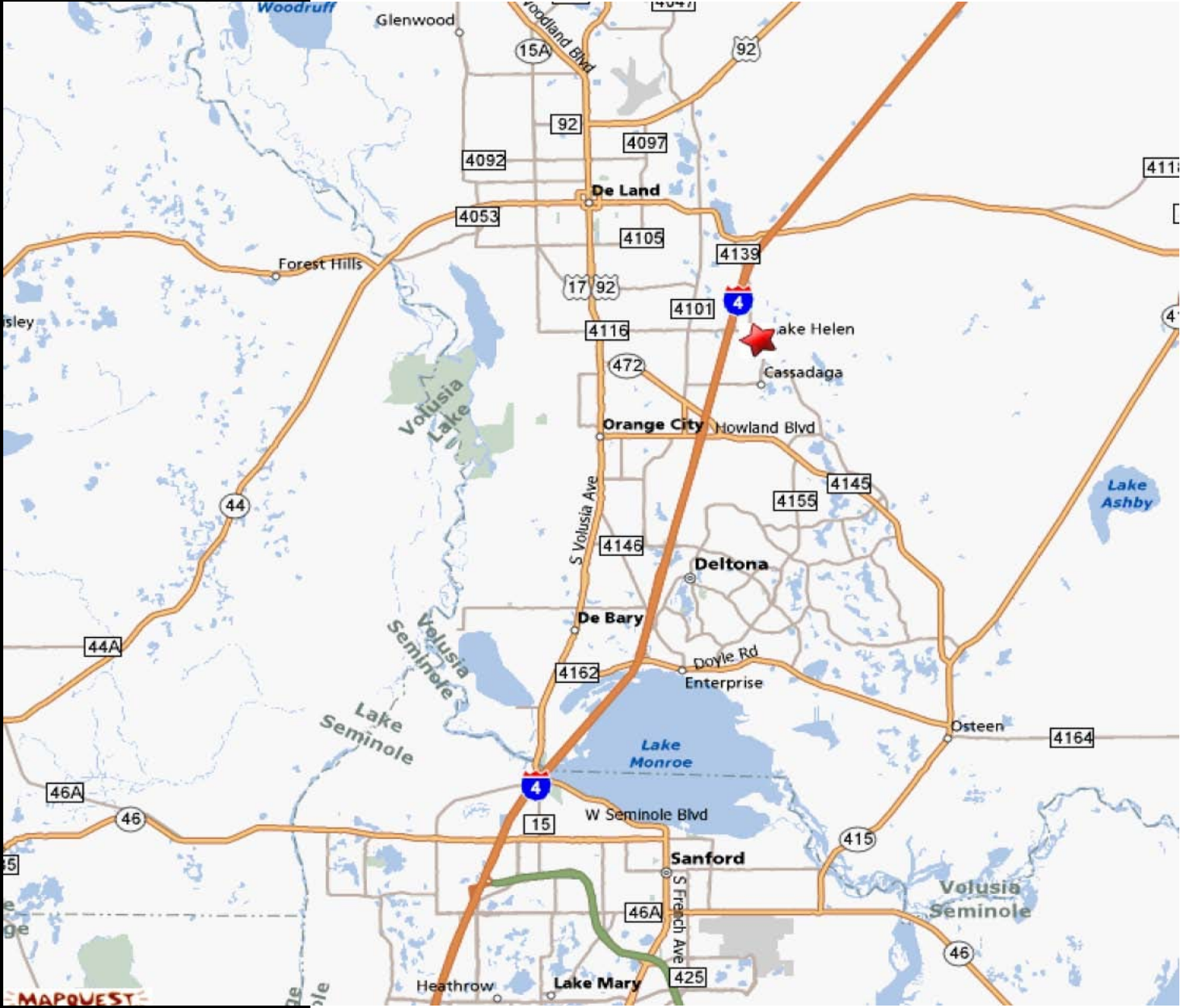
www.ResultsREPartners.com

This information is from sources we deem reliable and is subject to prior sale, lease, withdrawal without notice, or change in prices, rates, or conditions. No representation is made as to the accuracy of any information furnished.

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- This property is located between Orlando and Daytona with Great Access from I-4 on Exit 116 Orange Camp Road Close to Deland, Deltona, Orange City, Sanford, Lake Mary and New Smyrna Beach

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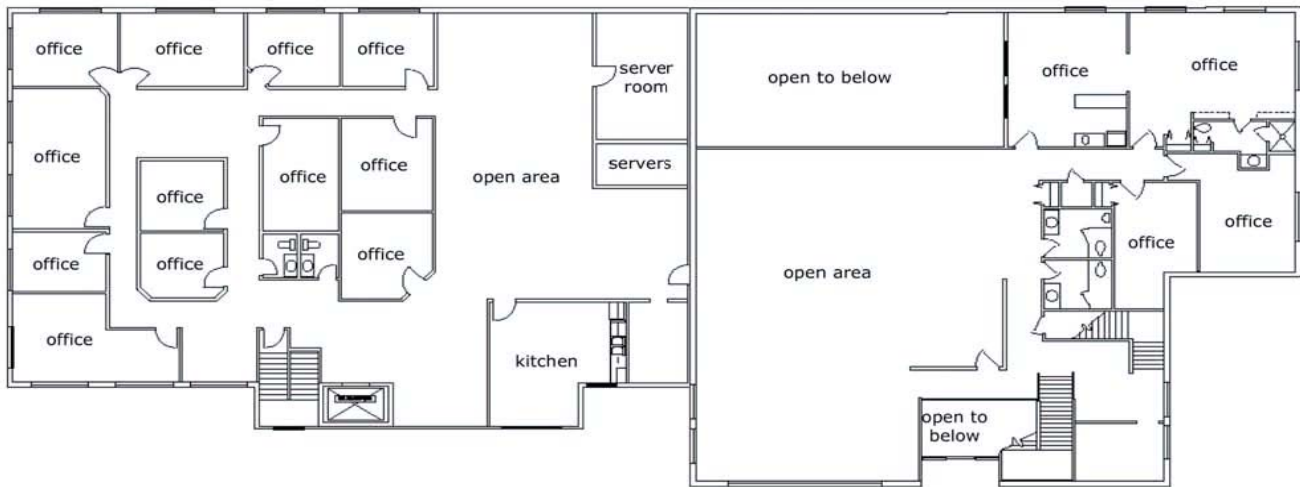
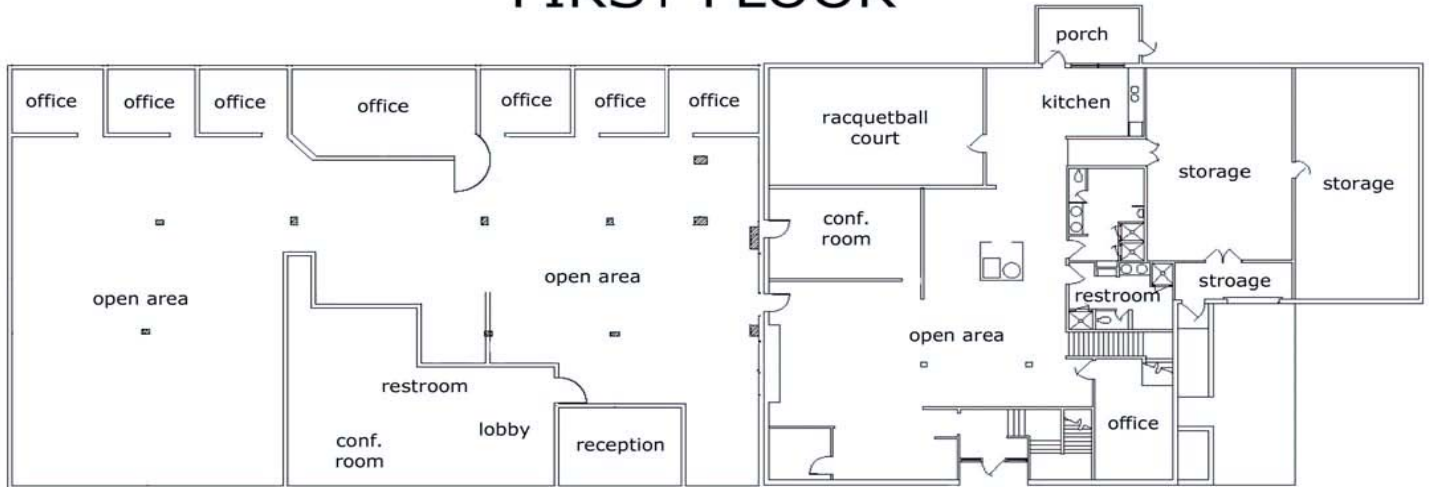
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FIRST FLOOR



SECOND FLOOR

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C O N T A C T

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