

Orlando Office Space University Court



Available Space

Suite	SF	Available
125	1,380	8/1/2020
130	1,122	6/1/2020
200	2,670	Available

Lease Rate

\$19.50/RSF Mod Gross

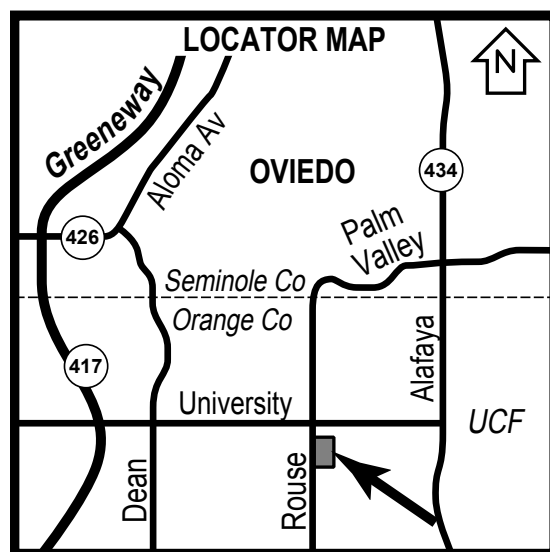
Net of Janitorial & Electric
Minimum 3 Year Lease

3361 Rouse Road

Orlando, Florida 32817

Property Features

- Professional office suites available
- Most suites turnkey and ready for immediate occupancy
- Located in a HUB Zone, providing economic incentives for tenants
- Located blocks from University of Central Florida
- Telephone / DSL – AT&T and Spectrum
- Parking: 4.8/1,000 SF
- Pylon signage also available for lease
- Within walking distance from Greens and Grille, Panera Bread, Chick-Fil-A and many other restaurants
- Easy access to University Boulevard, Alafaya Trail, SR 417 (GreeneWay), SR 408 (East-West), SR 50 (Colonial Drive) and Orlando International Airport



For more information:

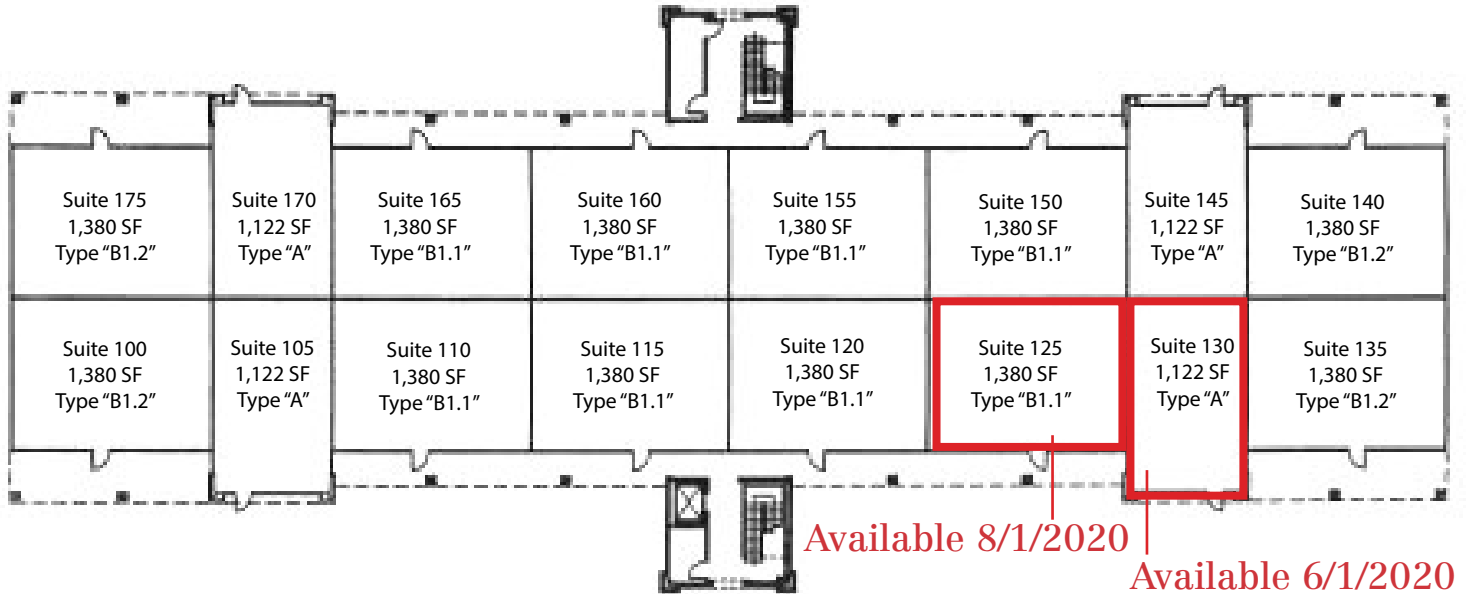
Mary Frances West, CCIM

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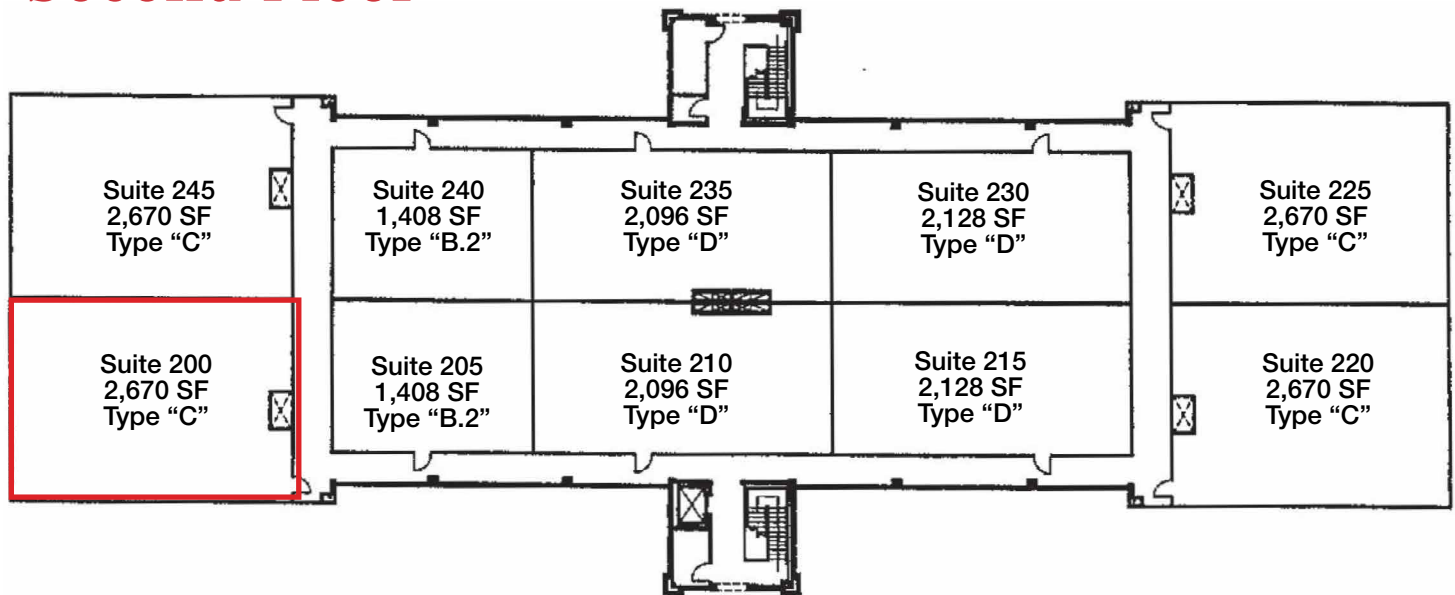
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Floor Plans Orlando Office Space University Court

First Floor



Second Floor



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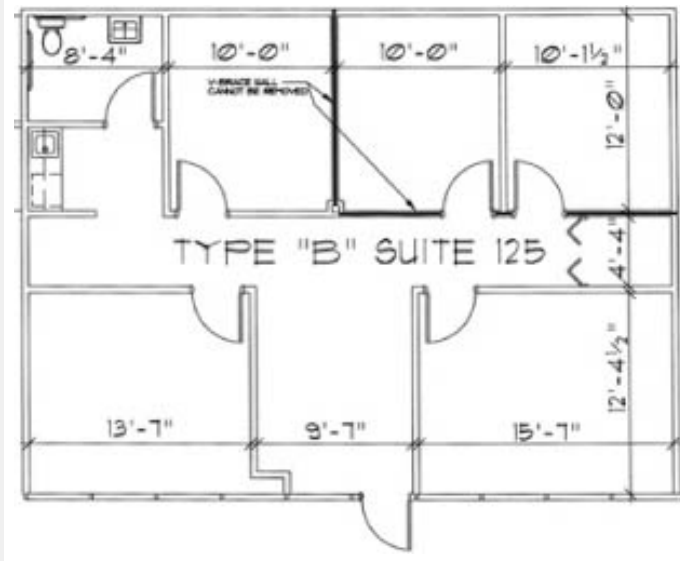
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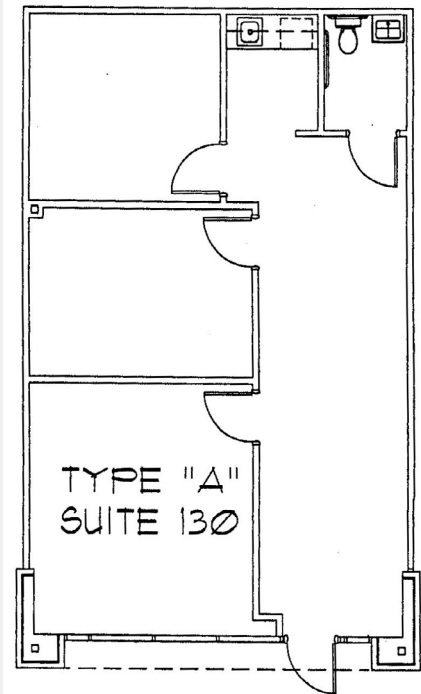
As-Builts
Orlando Office Space
University Court

**Suite 125 -
1,380± RSF**



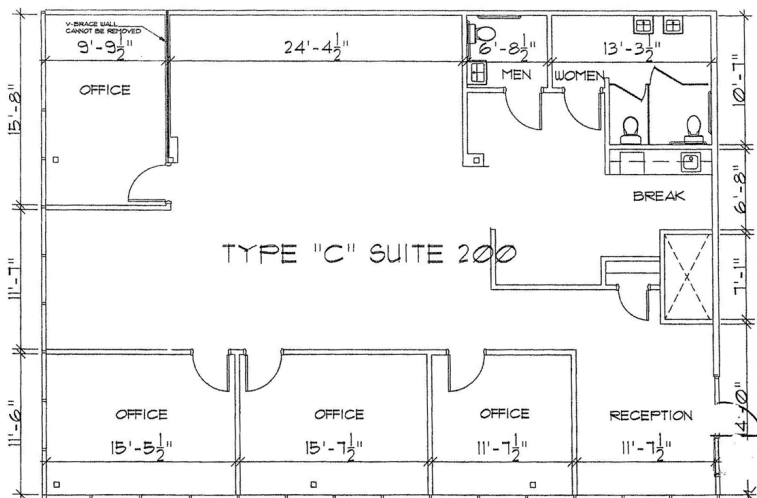
Available 8/1/2020

**Suite 130 -
1,122± RSF**



Available 6/1/2020

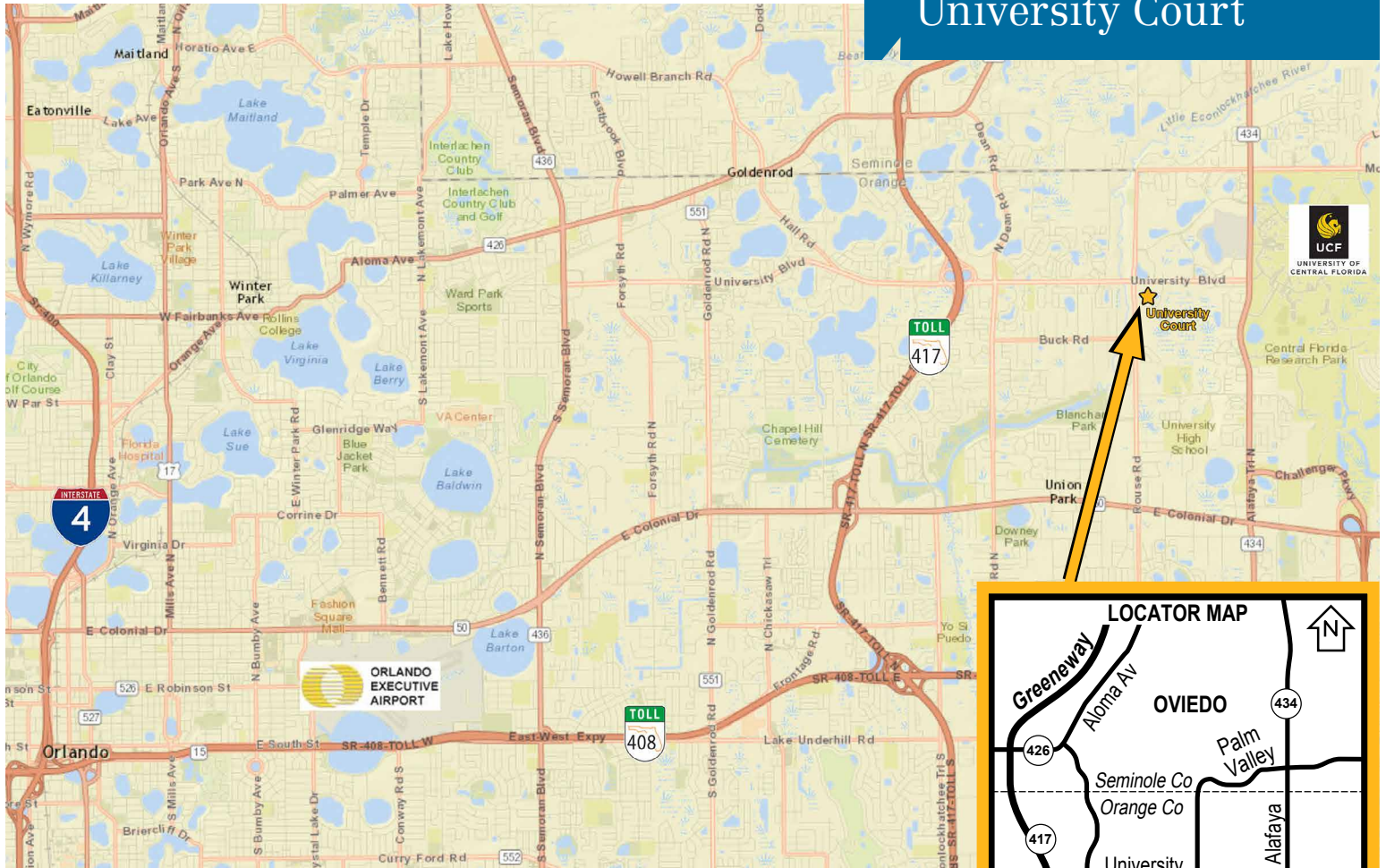
Suite 200 -2,670± RSF



*Space plans may have been altered.

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Orlando, Florida 32817

Orlando MSA
Orlando Office Space
University Court



Pylon signage on University Boulevard also
available for lease



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