

LAKE NONA TOWN CENTER II

13485 Veterans Way
Orlando, FL 32827



Lake Nona Town Center II
154,729 RSF Class A Office Building



TAVISTOCK
DEVELOPMENT COMPANY

Tavistock Development Company
6900 Tavistock Lakes Blvd, Suite 200
Orlando, FL 32827
TavistockDevelopment.com

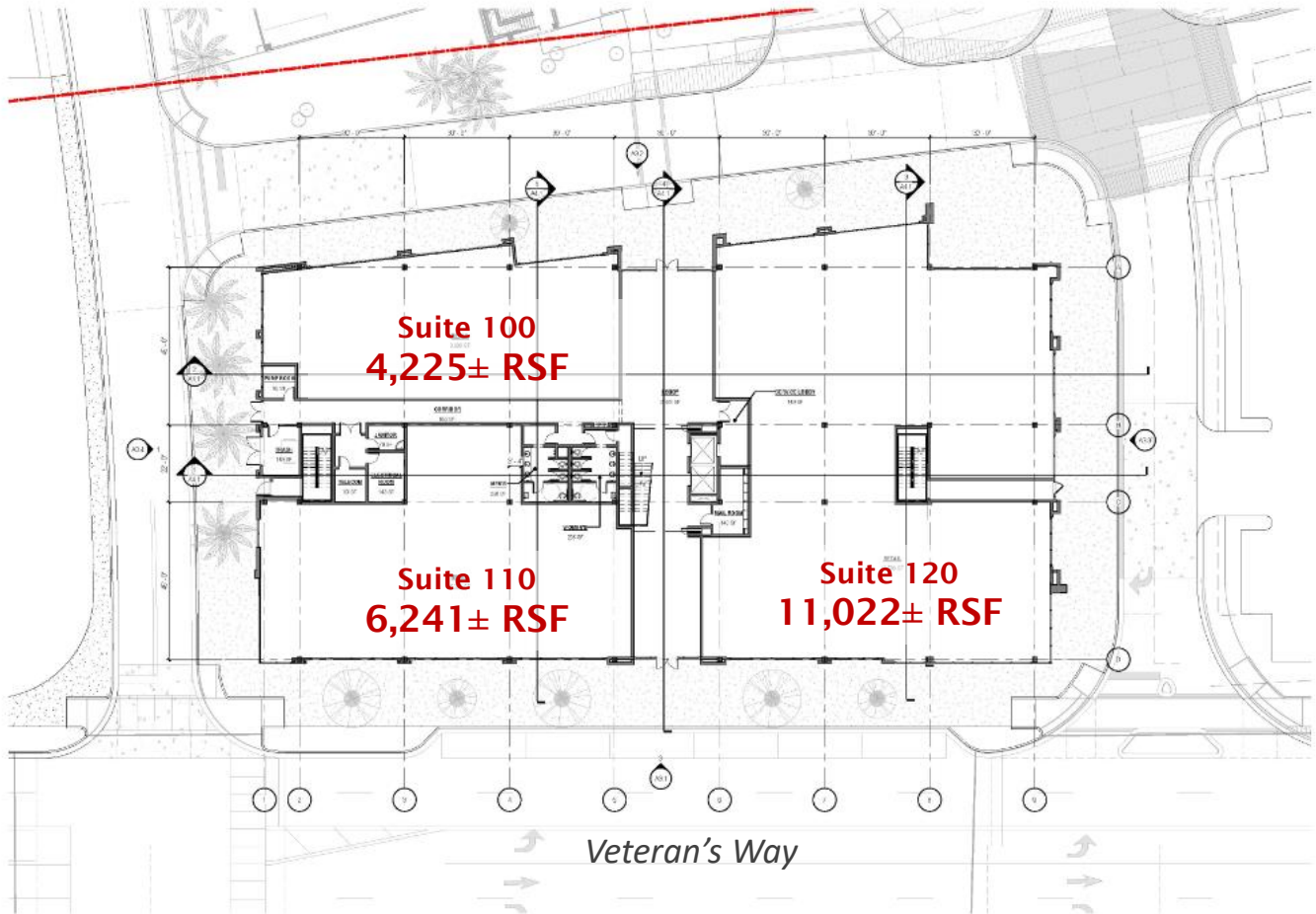
**OFFICE SPACE
AVAILABLE**

For more information, please contact:

GINGER VETTER
direct: 407.816.6686
cell: 407.619.5245
gvetter@tavistock.com

LAKE NONA TOWN CENTER II

Parking Garage



1ST FLOOR
21,488± RSF



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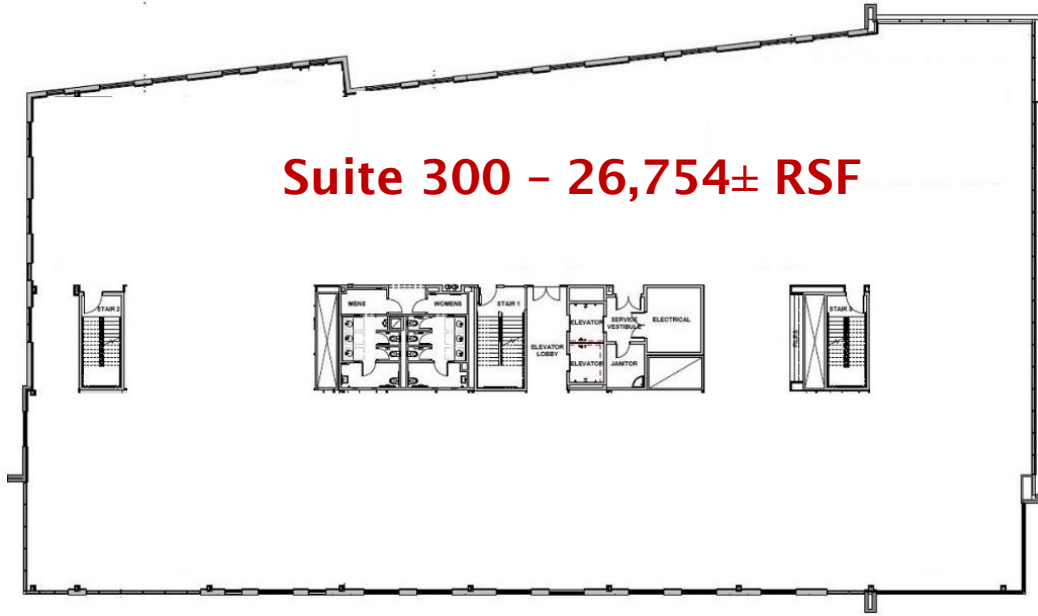
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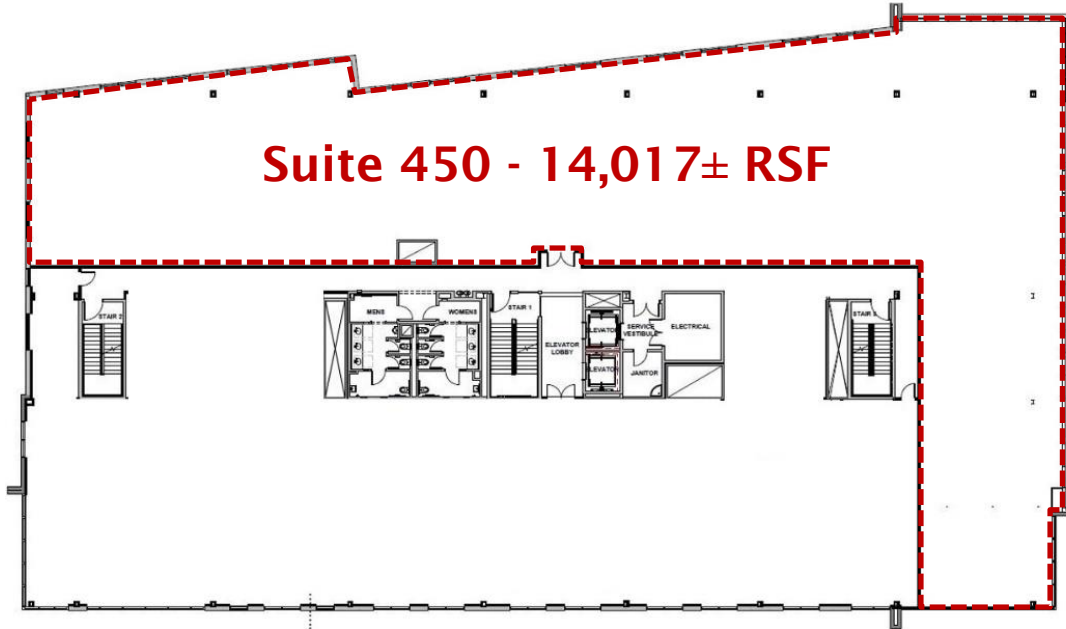
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LAKE NONA TOWN CENTER II

Suite 300 - 26,754± RSF



Suite 450 - 14,017± RSF



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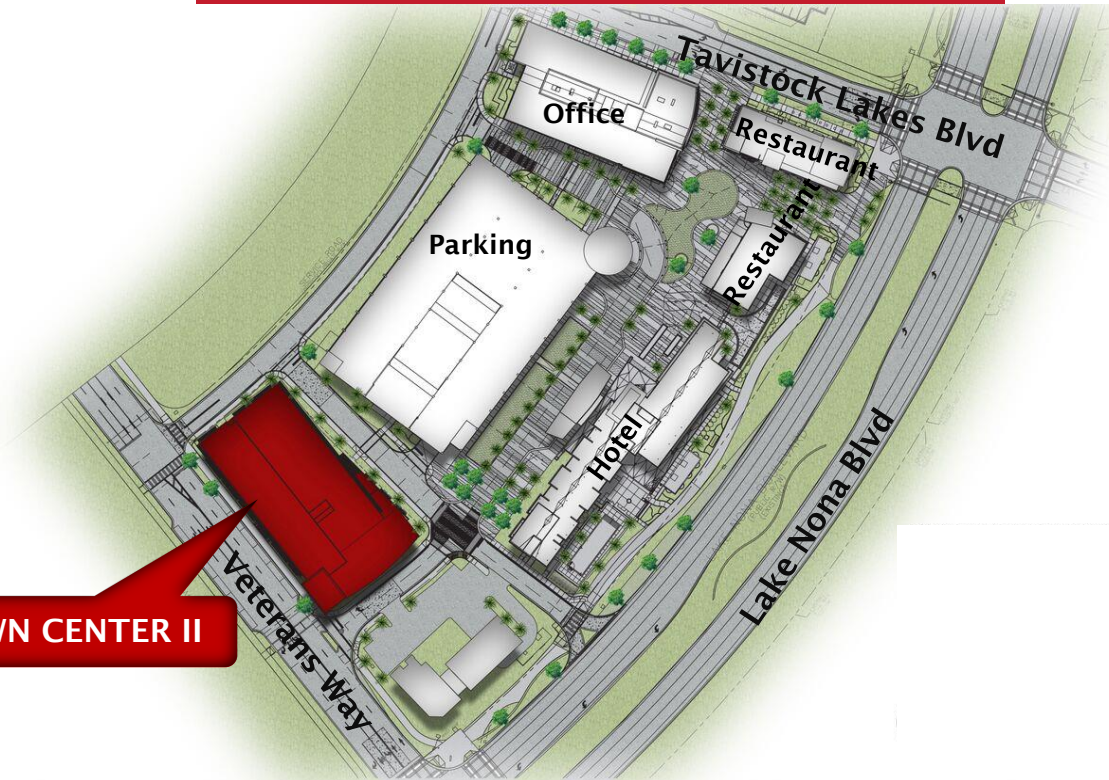
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TOWN CENTER II

PROJECT FEATURES:

- 154,729 SF, six-story, multi-tenant office building
- 26,000± SF floor plates
- Class-A space with upgraded finishes throughout
- Beautifully landscaped plaza with outdoor seating, restaurants and entertainment
- Parking in multi-level garage free of charge to tenants
- Adjacent to 204-room, Residence Inn & Courtyard by Marriott
- In walking distance to planned fitness center, restaurants, and retail
- Easy access to SR 417, SR 528, Florida's Turnpike and minutes from Orlando Int'l Airport
- Multiple housing options nearby
- **Occupancy anticipated for fall, 2018!**

LAKE NONA TOWN CENTER IS CONVENIENTLY LOCATED NEAR

Nemours Children's Hospital
UCF College of Medicine
VA Medical Center
UF Research & Academic Center

GuideWell Innovation Center
Sanford Burnham Prebys Medical
Discovery Institute
USTA's National Campus
Restaurants

Laureate Park
Village Walk
Landon House (Urban-Style Apartments)
Watermark Apartments



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LAKE NONA TOWN CENTER

LIVE | WORK | PLAY



The next phase of Lake Nona Town Center will include an open-air mix of shops, restaurants, entertainment venues, hotels, and office space.



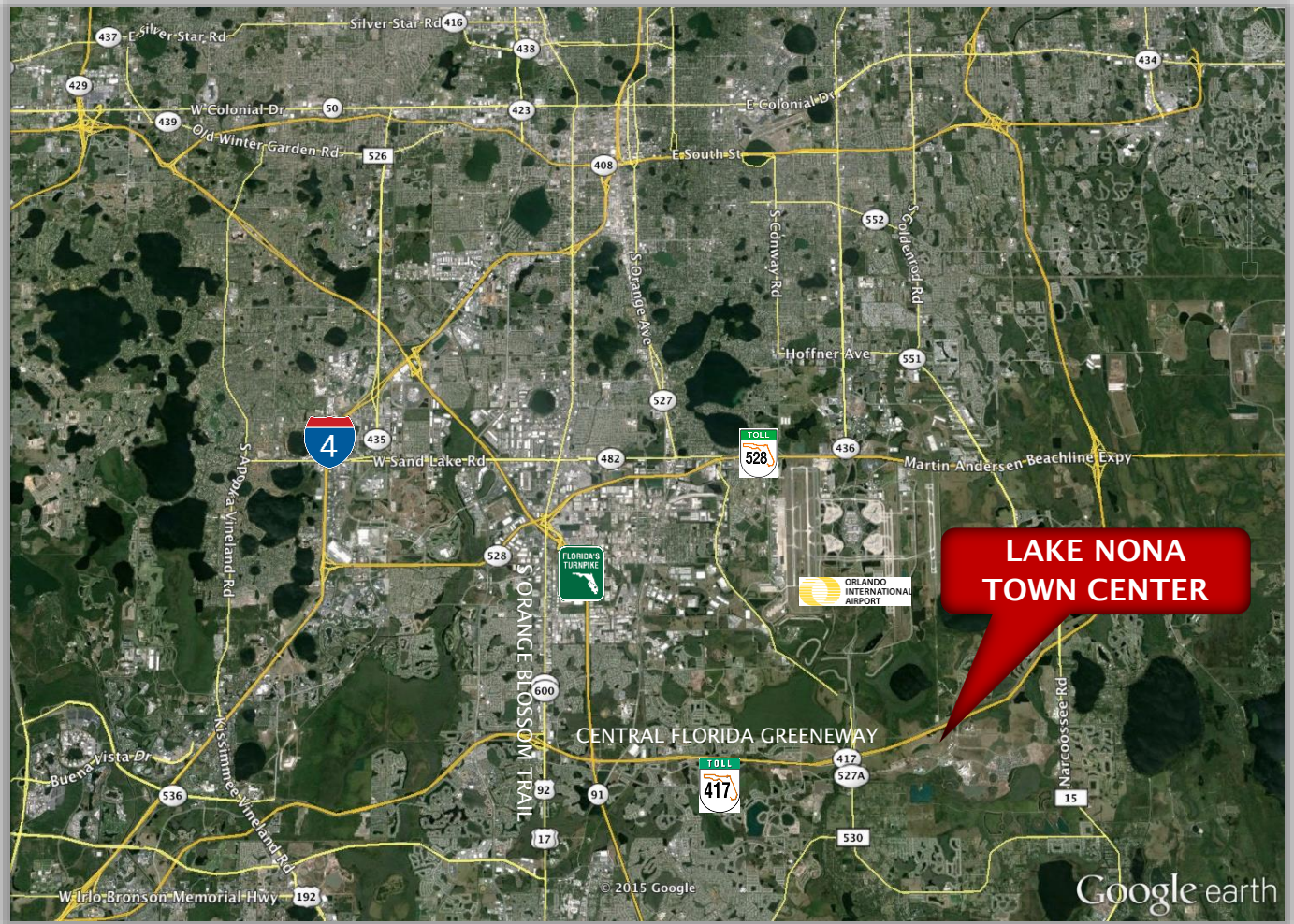
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LAKE NONA TOWN CENTER



Demographics (0 - 5 miles) 2015

Estimated Population	82,358
Estimated Number of Households	26,457
Estimated Average HH Income	\$72,835
Estimated Median Age	35

Lake Nona Town Center II, a 154,000 SF, Class A office building in walking distance to the planned Lake Nona Town Center.



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