

College Park Office Building - For Sale 3900 Edgewater Drive Orlando, FL 32804



Great Owner/User Opportunity

- 3,150± sf one-story office building
- High quality office finishes
- Space can be subdivided into 1,800± sf and 1,350± sf
- Spaces are metered separately
- 2009 construction, concrete block & stucco
- Marquee building signage available

Parking

16 Parking Spaces; 5/1000 sf Ratio

Asking Price

- \$925,000.00

For more information, please contact:

Lawson Dann, Senior Vice President Avison Young D 407 440 6646 C 407 342 4698 lawson.dann@avisonyoung.com

135 W Central Boulevard Suite 700 Orlando, FL 32801



Anne Rogers, ALHS, CRS, GKC, GRI, Building Owner Anne Rogers Realty Group, Inc.





Location

- Highly Visible from Edgewater Drive
- Minutes from I-4 via Par Street or Fairbanks Avenue
- College Park location offers immediate access to restaurants and shopping

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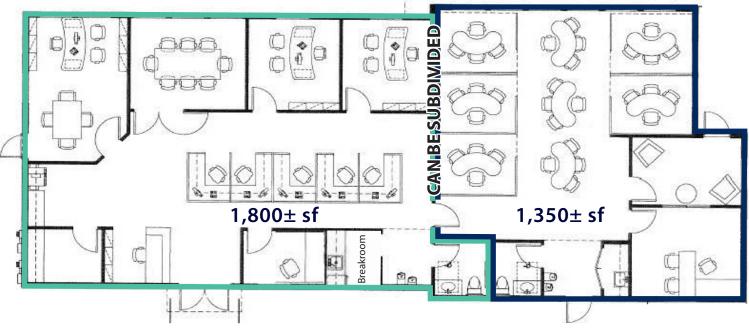


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Floor Plan



Total Building 3,150± sf



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