

For Lease

6438 & 6450 University Blvd

6438 & 6450 UNIVERSITY BLVD, WINTER PARK, FL 32792



### BUILDING DATA

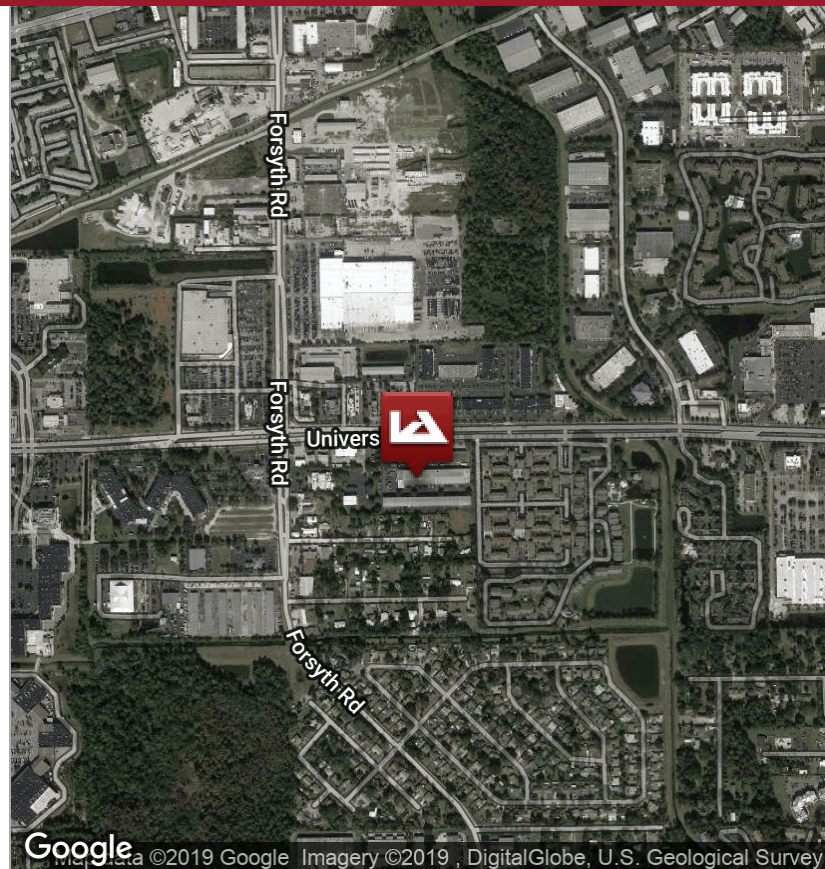
**Total Building SF:** 84,251 SF  
**Clear Height:** 18' at eve; 20' at center  
**Parking Ratio:** 2/1,000 SF  
**Sprinkler:** Class III  
**Zoning:** I-2 (Orange County)  
**Power:** 3 Phase power available

### LISTING DATA

**Available SF:** 8,000 SF - 100% AIR-CONDITIONED  
**Office SF:** 2,000 SF  
**Warehouse SF:** 6,000 SF  
**Doors:** 1 Grade Level Door

### ECONOMIC DATA

**Lease Rate:** \$8.85 psf NNN  
**Operating Expense:** \$2.10 psf



For more information contact:

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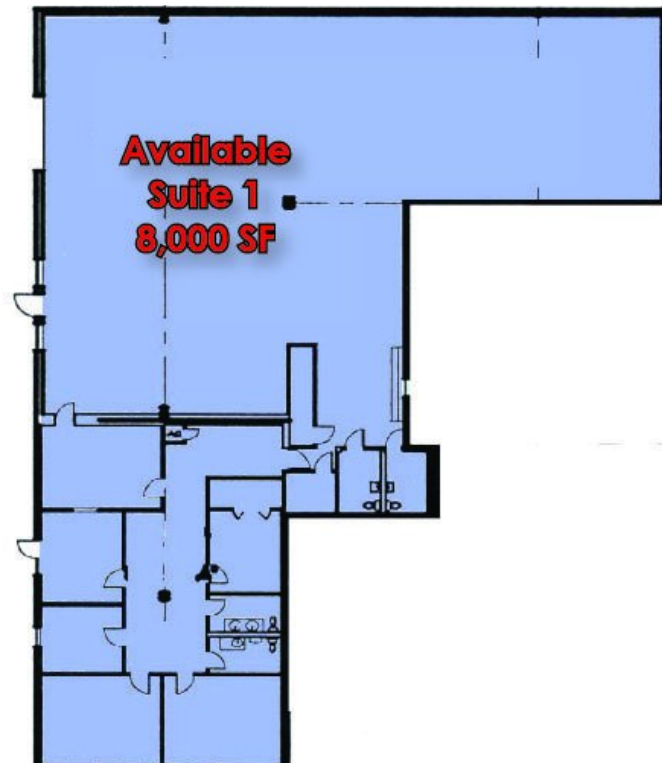
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SPACE	COMMENTS	LEASE RATE	LEASE TYPE	SIZE (SF)	OFFICE (SF)	DOORS
Bldg 6450, Suite 1	Space is 100% Air-Conditioned	\$8.85 SF/YR	NNN	8,000 SF	2,000 SF	1 Grade

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