

**FOR
LEASE**

WINTER PARK AIR-CONDITIONED WAREHOUSE

730 Harold Ave, Winter Park, FL 32789



ABOUT THE PROPERTY

SIZE 5,800 sq ft

PRICE \$18.00/sq ft NNN
CAM \$3.00/sq ft

ZONING C-3 / Heavy Commercial

FLU Commercial

YEAR BUILT 1999

UTILITIES City of Winter Park

PARCEL ID 29-22-12-5000-02-110

DETAILS

Grade level air-conditioned warehouse in Winter Park, FL. Roughly 1/2 mile from the intersections of Par St/I-4, Fairbanks/I-4, and 17-92 (Orlando Ave)/Fairbanks. **Incredible location for access to Winter Park, Orlando Metro and Central Florida.**

- » 15' clear height
- » (1) 10' x 10' grade-level door
- » 3-phase power
- » 1,620 sq ft mezzanine
- » Secured with gate

Call for more information today!

Jonathan Clayton
Vice President/Broker

C: 407-670-9113 | O: 407-422-3144
JClayton@maurycarter.com

MAURY L. CARTER & ASSOCIATES, INC.

Licensed Real Estate Brokers | www.maurycarter.com | 407-422-3144

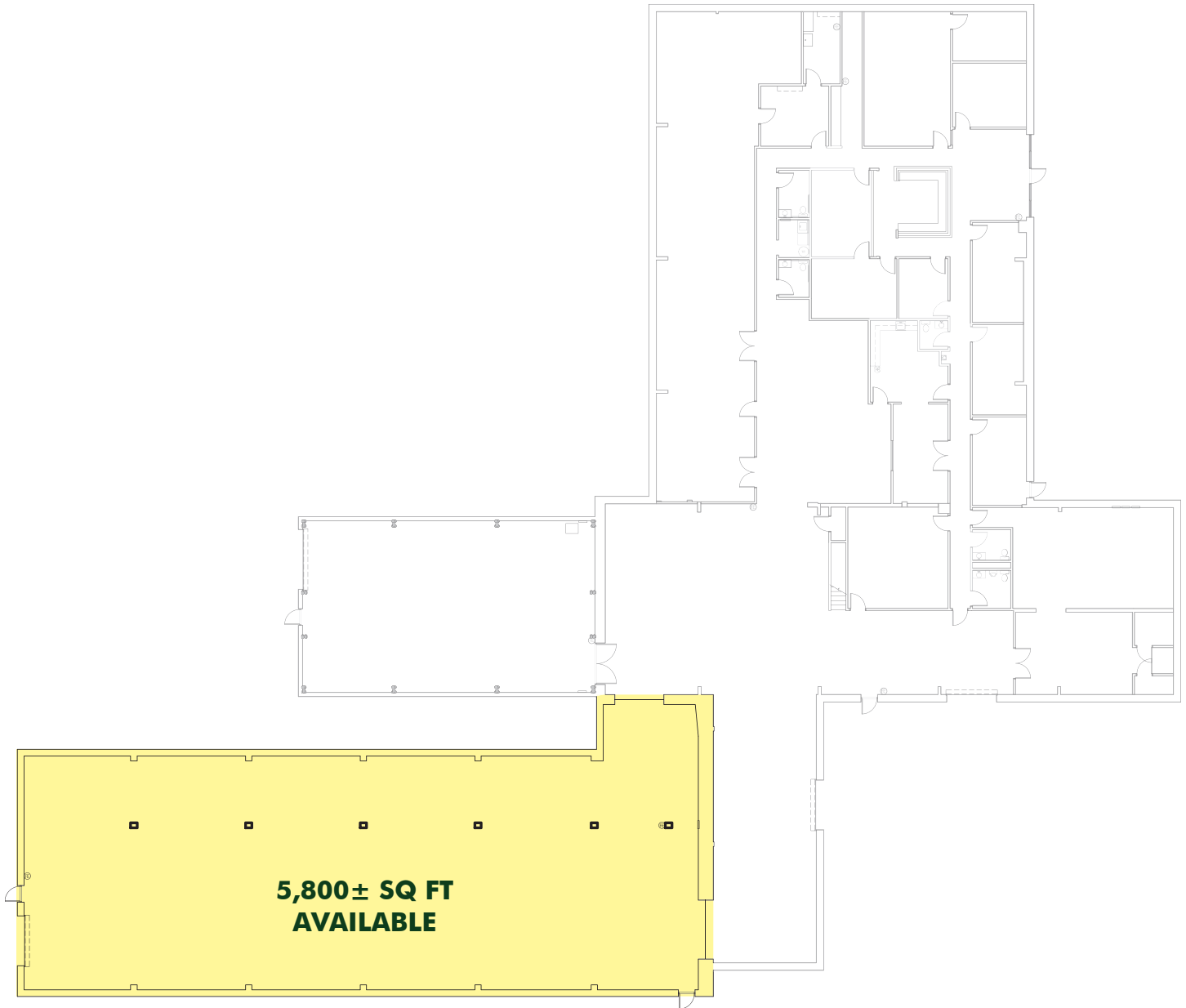
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FLOOR PLAN

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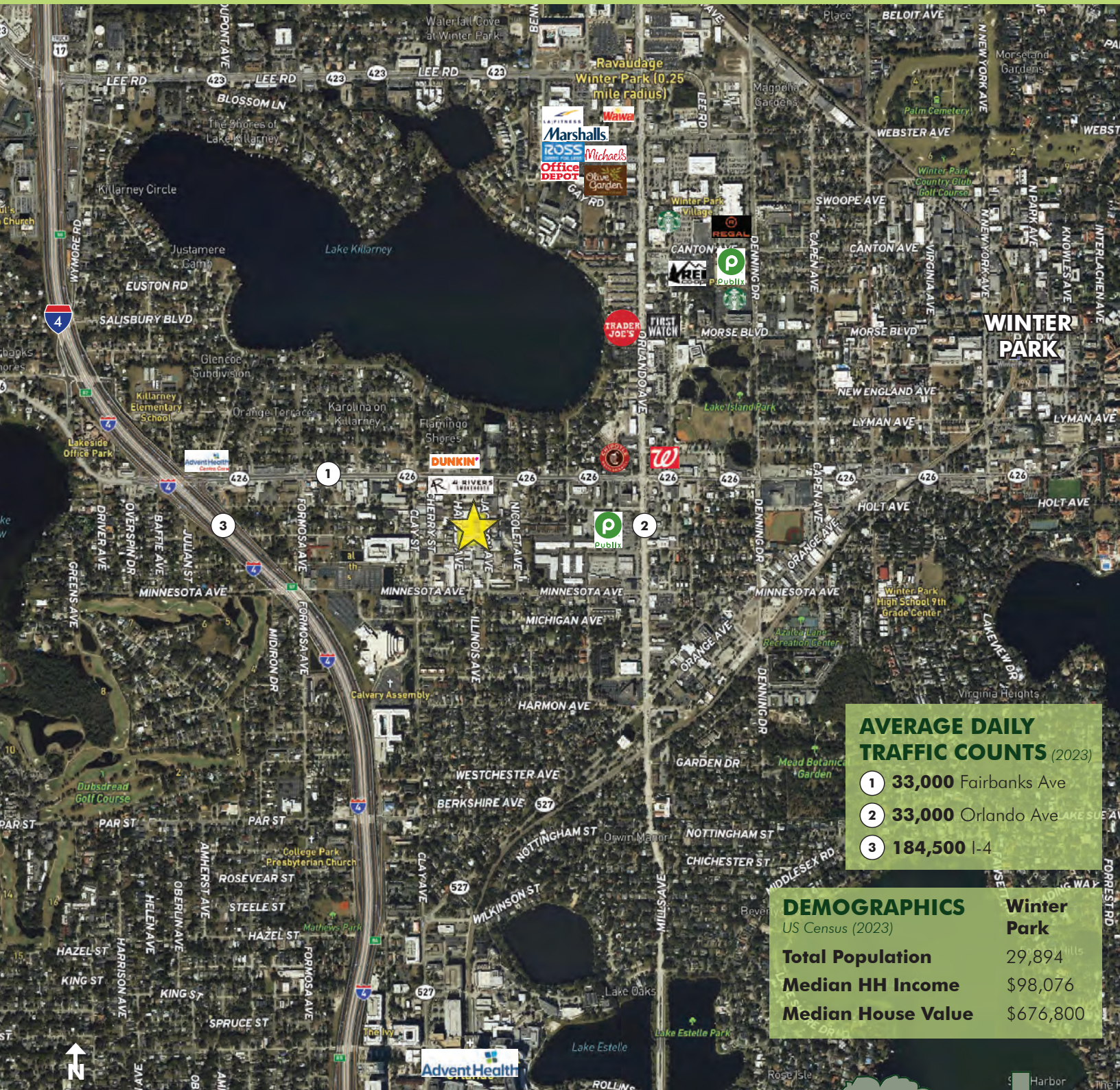
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AVERAGE DAILY TRAFFIC COUNTS (2023)

- 1 33,000 Fairbanks Ave
- 2 33,000 Orlando Ave
- 3 184,500 I-4

DEMOGRAPHICS
US Census (2023)

	Winter Park
Total Population	29,894
Median HH Income	\$98,076
Median House Value	\$676,800

REGIONAL MAP

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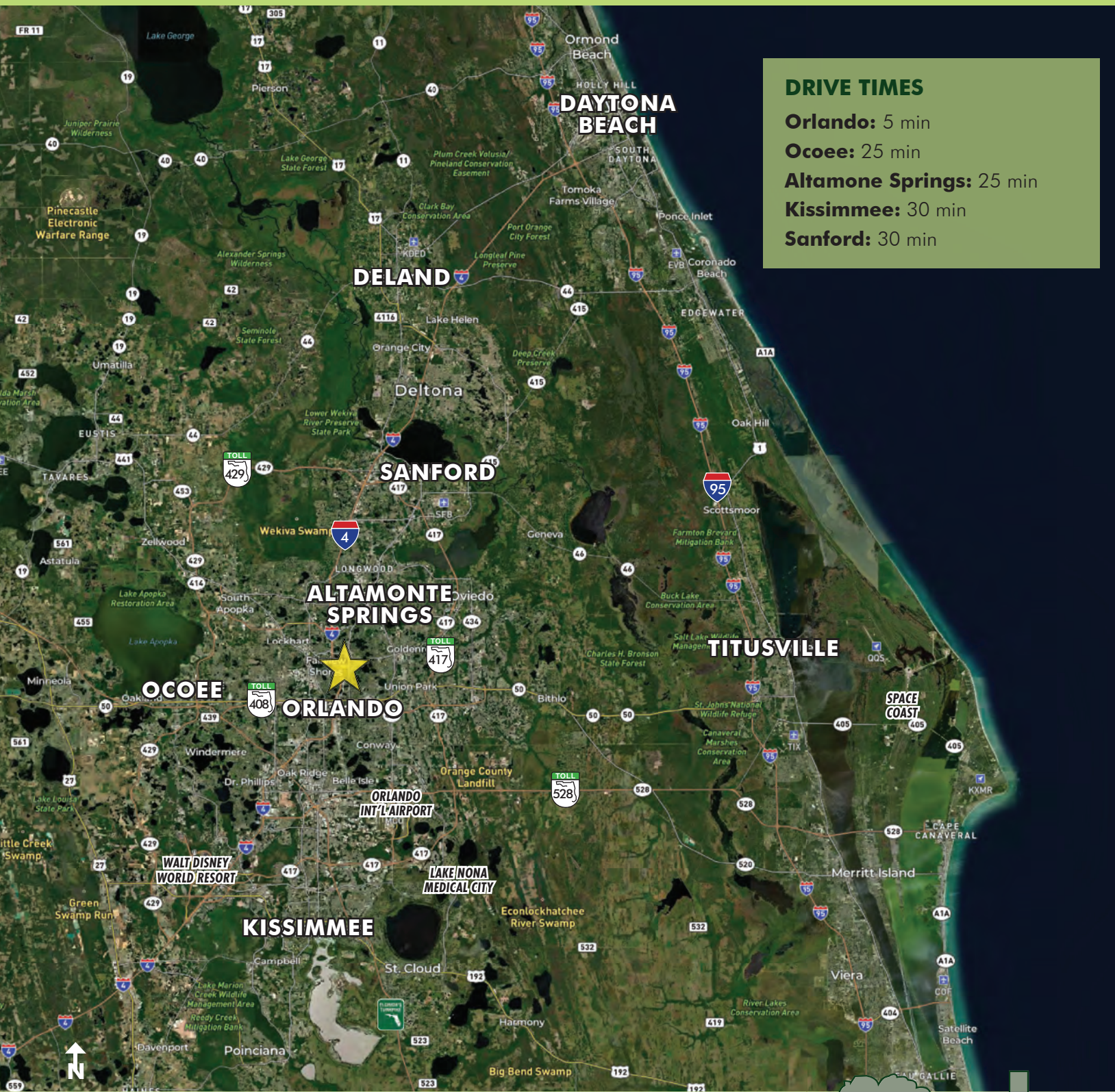
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DRIVE TIMES

Orlando: 5 min

Ocoee: 25 min

Altamonte Springs: 25 min

Kissimmee: 30 min

Sanford: 30 min

LOCATION MAP

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