

FOR LEASE - 4,075 SF

345 W. Michigan Street, Orlando, FL 32806

South downtown Orlando between I-4/Michigan exit and Orange Ave.



PROPERTY HIGHLIGHTS

- Convenient to I-4 and Orange Ave.
- South downtown Orlando location
- Office / Medical Office
- Western End Cap
- High visibility with signage
- 40,923 daily trips
- Direct parking lot access
- Parking ratio 5.2/1000

ECONOMICS

- Lease Rate: \$23 NNN
- Term: Negotiable
- TI Allowance: Negotiable



leasing@pineloch.com

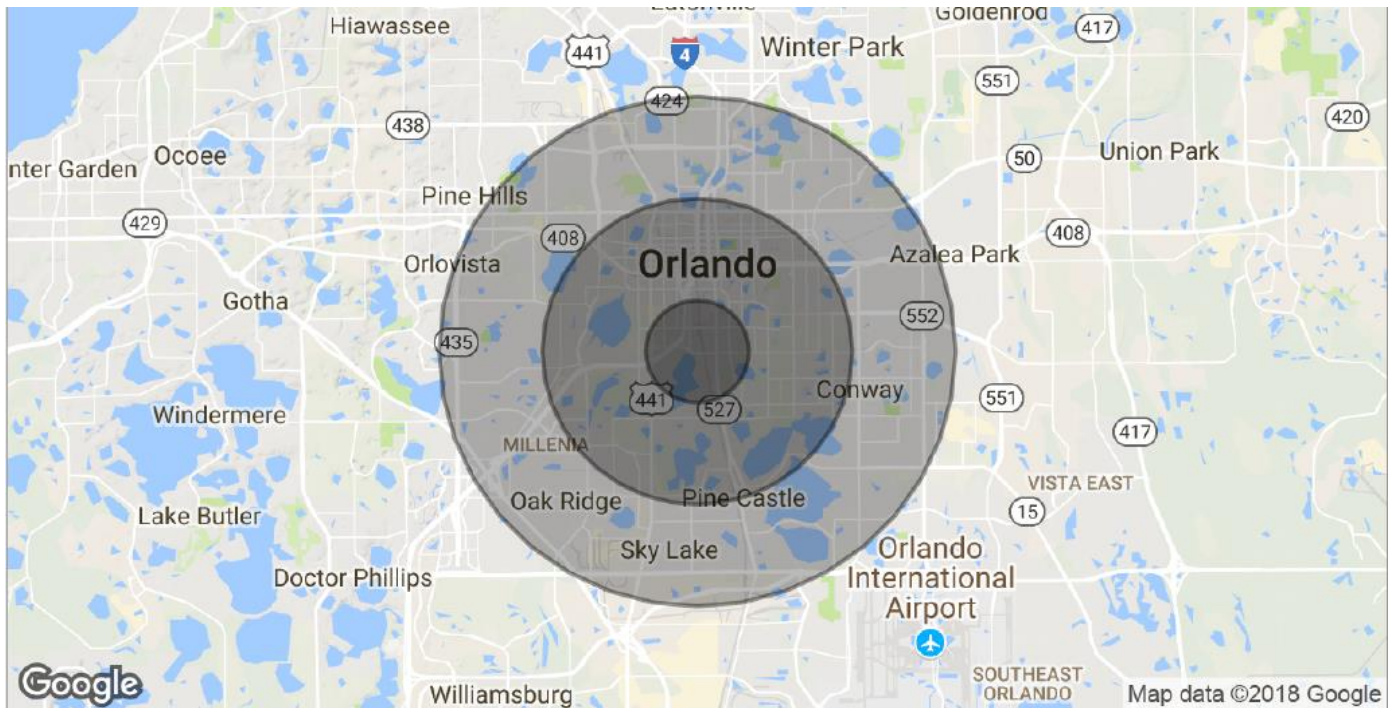
Phone: (407) 859-3550

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	1 MILE	3 MILES	5 MILES
POPULATION			
TOTAL POPULATION	7,906	102,811	264,925
MEDIAN AGE	42.3	36.1	34.9
MEDIAN AGE (MALE)	38.2	34.6	33.4
MEDIAN AGE (FEMALE)	45.4	38.0	36.4
HOUSEHOLDS & INCOME			
TOTAL HOUSEHOLDS	2,957	41,949	105,596
# OF PERSONS PER HH	2.7	2.5	2.5
AVERAGE HH INCOME	\$66,305	\$57,634	\$59,369
AVERAGE HOUSE VALUE	\$459,203	\$275,201	\$289,835

For more information contact:

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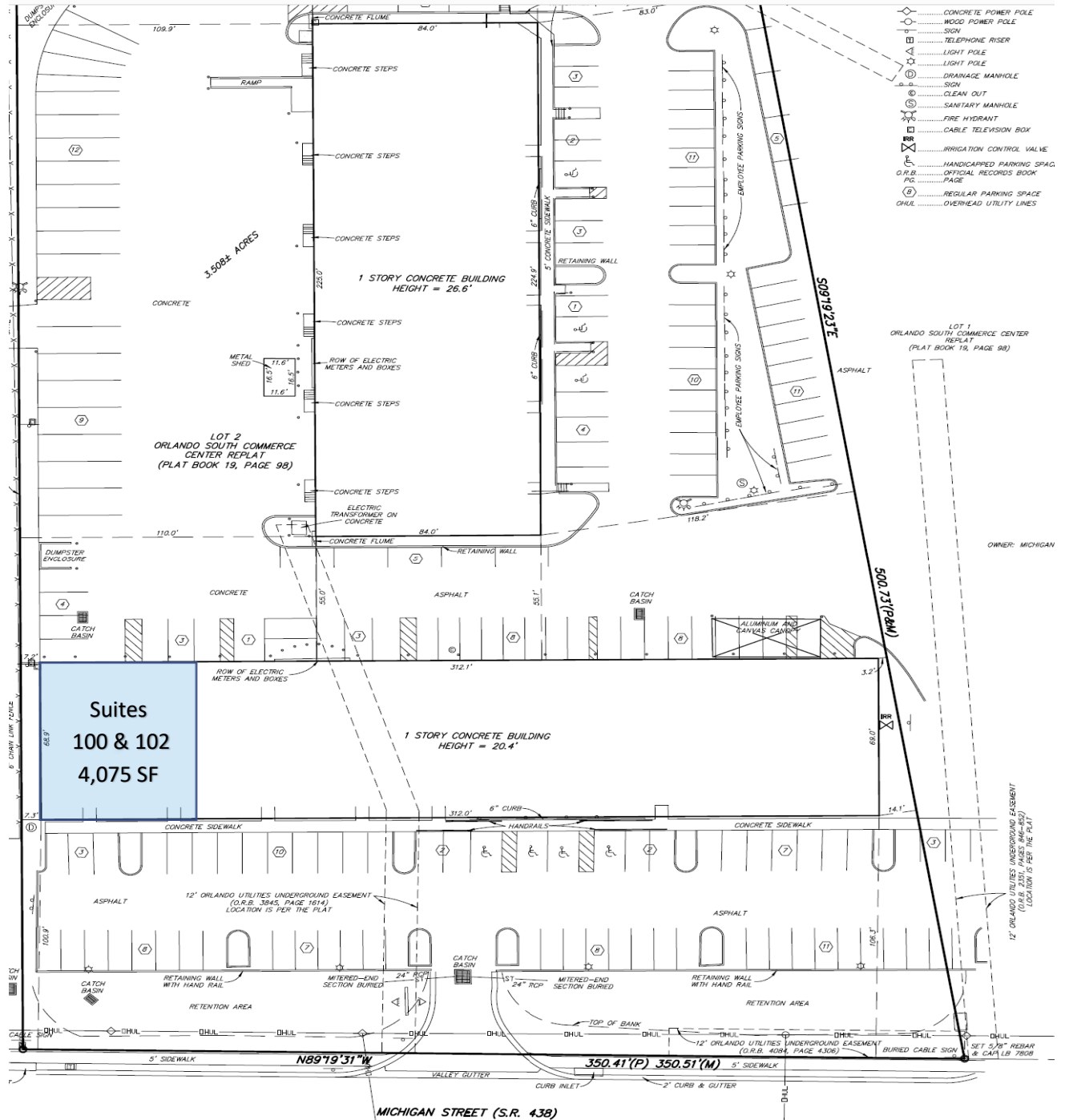
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