

FOR SALE OR LEASE

Commercial Property with Lake Access 5380 E. Colonial Drive, Orlando, Florida 32807



PROPERTY FEATURES:

- 4,065 SF Building for Sale on 20,360 SF Land
- 1,527 SF Office/Showroom Space
- Located near Major Intersection of E. Hwy 50 and N Hwy 436
- Fenced in Parking Lot
- Good Building and Pole Signage
- C-2 Zoning, 18 Parking Spaces
- Lake Access with Boat Dock and Boat Launch
- Demographics Available by Request

Sale Price

\$650,000

**\$200,000 Down
for Owner Finance**

Lease Price

\$3,500/mnth, NNN



RESULTS REAL ESTATE PARTNERS, LLC

Licensed Commercial Real Estate Brokers

108 Commerce St, Suite 200

Lake Mary, FL 32746

Office (407) 647-0200

Fax (407) 647-0205

www.ResultsREPartners.com

CONTACT:

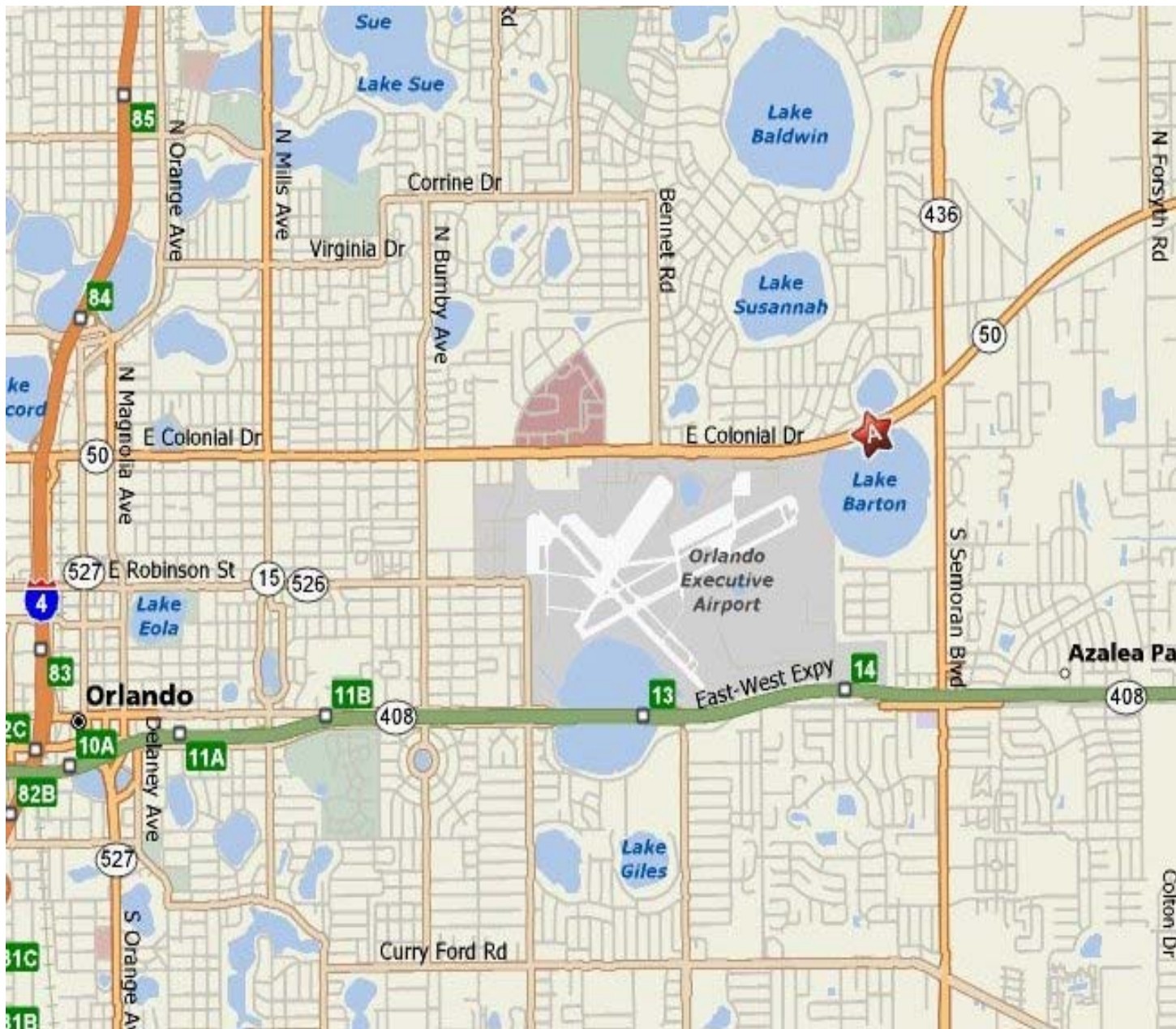
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This information is from sources we deem reliable and is subject to prior sale, lease, withdrawal without notice, or change in prices, rates, or conditions. No representation is made as to the accuracy of any information furnished.

Locator Map



Traffic Counts (Major Intersection) 1/4 mile Away

- E Colonial Drive.....61,035 VPD
- N Semoran Blvd.....58,000 VPD



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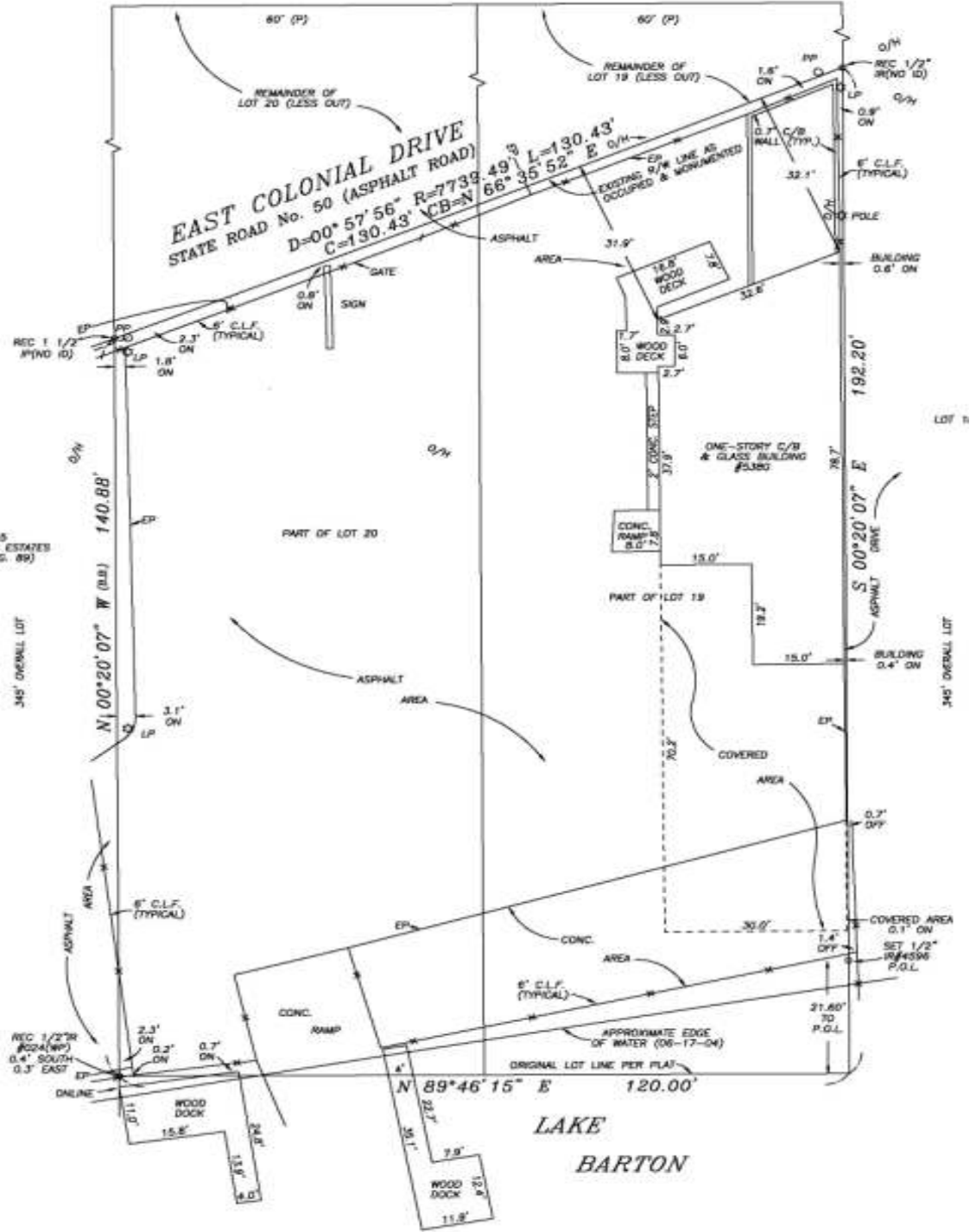
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Survey

DESCRIPTION AS FURNISHED: (O.R. 3233 PAGE 2087) Lots 19 and 20 less State Road 50, LAKESIDE ESTATES, according to the plat thereof as recorded in Plat Book Q, Page 95 of the Public Records of Orange County, Florida.

BOUNDARY SURVEY FOR / CERTIFIED TO: Bobby Hurst



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