

# FOR LEASE

LEE VISTA CENTER  
6901 TPC DR. ORLANDO, FL 32822



## 3,360 SF AVAILABLE

### PROPERTY FEATURES

- ±40,320 SF BUILDING SIZE
  - SUITE 400 - 3,360 SF AVAILABLE
- LOCATED IN LEE VISTA COMMERCE PARK
- 7 MINUTES FROM MCO AIRPORT
- CONVENIENT ACCESS TO SR 528
- WET SPRINKLERS
- 3-PHASE POWER



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**6901 TPC DRIVE**  
SUITE 400 - 3,360 SF

## PROPERTY SPECIFICATIONS

**ASKING RATE**

NEGOTIABLE

**OPEX\***

\$4.86/PSF

**PARKING RATIO**

1.14/1,000

**CLEAR HEIGHT**

21'

**LOADING DOORS**

(1) DOCK DOOR

**YEAR BUILT**

1993

**ZONING**

I-P

**BUILDING DEPTH**

140'

**AVAILABILITY**

30 DAYS



*\*Denotes Estimated Operating Expenses for 2025*

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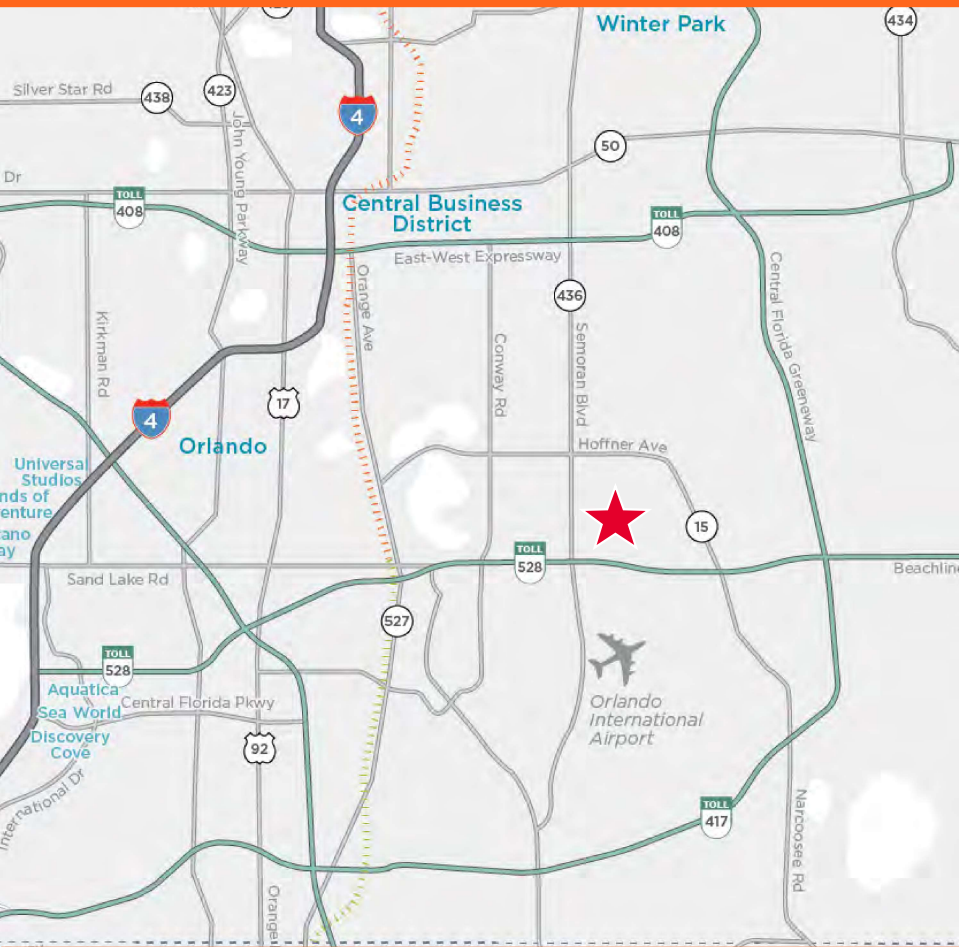






**6901 TPC DRIVE**

DRIVE TIMES	
State Road 528	2.3 miles 5 min.
State Road 417	6.5 miles 9 min.
Florida's Turnpike	11.3 miles 14 min.
Interstate 4	16.5 miles 22 min.



### STRATEGIC LOCATION

Lee Vista Center provides a great access point to easy transportation avenues, including highways, freeways, and airport. Located in Orlando's Airport Submarket, Lee Vista tenants may benefit from city economic incentives.

### ABOUT US

Mapletree is a leading global real estate developer, that owns and manages more than 70 million square feet of logistics and industrial properties across 26 states with offices in New York, Chicago, Atlanta, Dallas and Los Angeles.

[www.mapletree.com.sg](http://www.mapletree.com.sg)

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