

# PRIME COMMERCIAL SPACE AVAILABLE

2342-2366 S. Semoran Blvd  
Orlando, FL 32822



FOR LEASE



# PROPERTY DESCRIPTION

Prime retail spaces are available now for lease. The units are brand new construction (2024) and are available for a variety of retail/professional office uses.

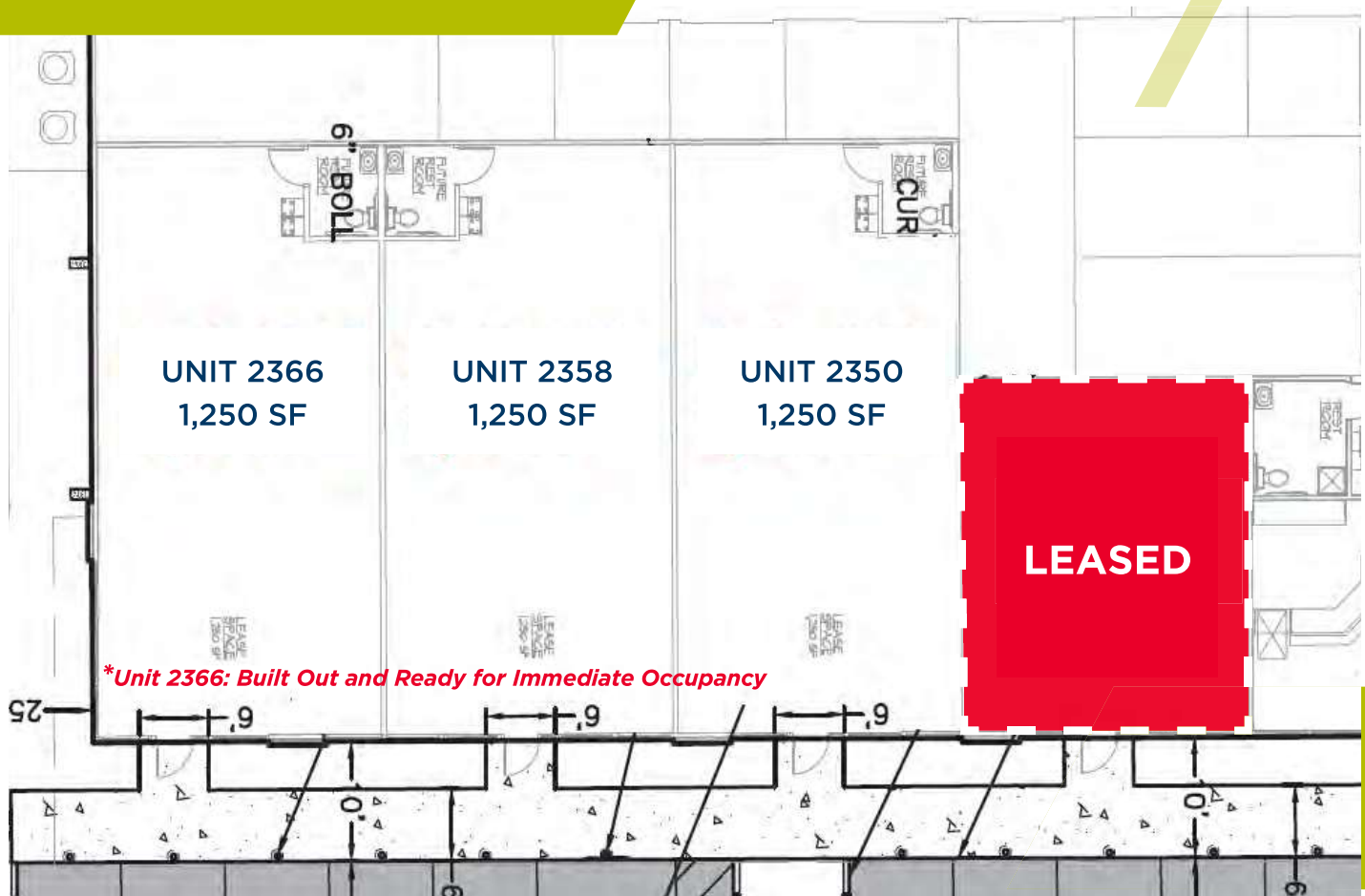
## Property Highlights

- These units are available now!
- 3 available units = 1,250 SF each.
- The property is approximately six miles from Orlando International Airport and from Downtown Orlando.
- Spaces can be delivered built-out or in warm grey shell condition (restrooms stubbed out)
- Direct access to property from S. Semoran Boulevard (State Road 436)

## Site Details

- **Address:** 2342-2366 S. Semoran Blvd. Orlando, FL 32822
- **Use:** Retail and Professional Office
- **Signage:** Monument and Facade signage
- **Delivery:** Built-out in warm grey shell condition
- **Rates:** Upon Request

## *AVAILABLE FLOOR PLANS*





# PROPERTY PHOTOS



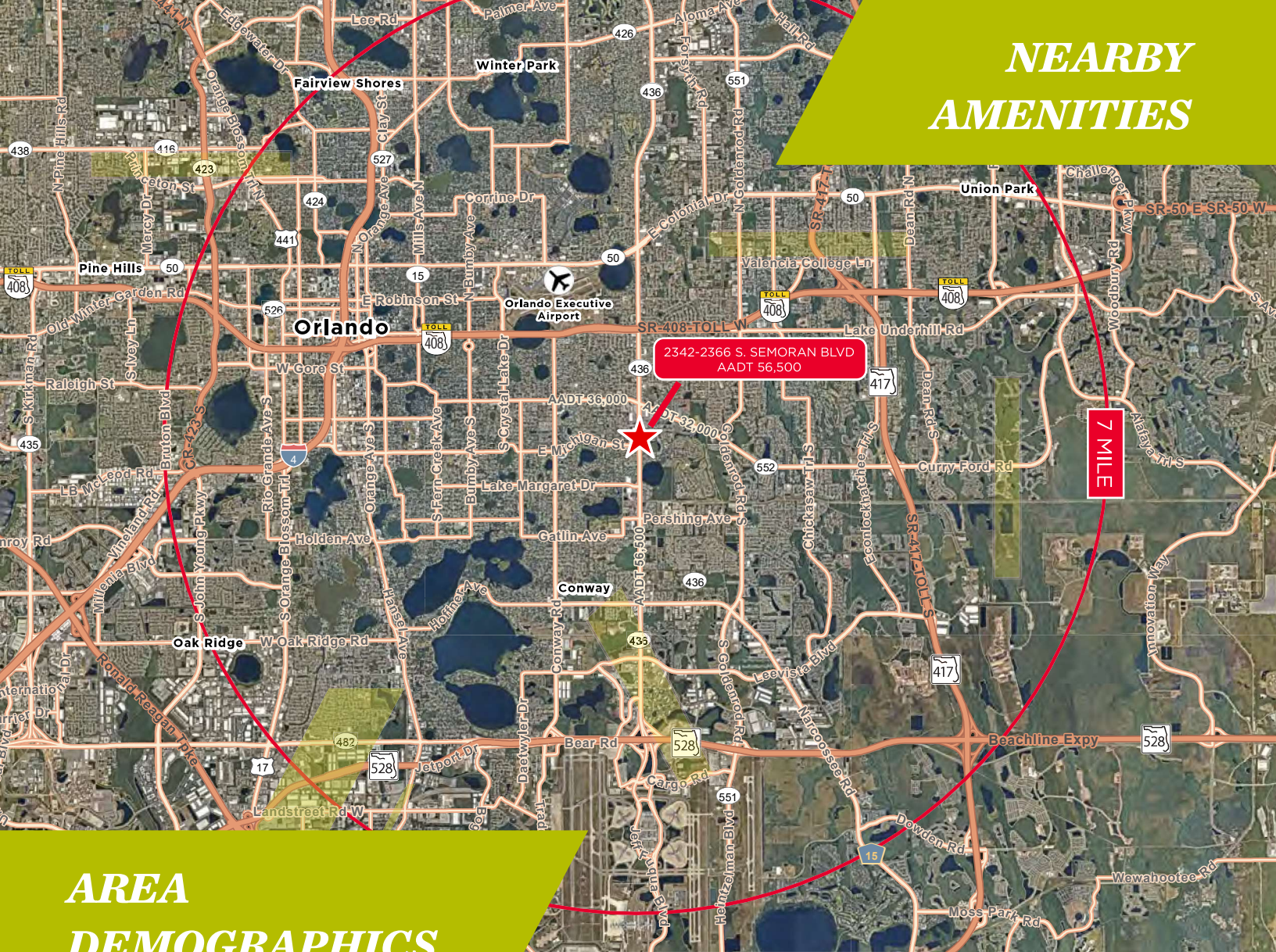
## ***MONUMENT AND FACADE SIGNAGE***



***\*Delivery can be Customized to  
Tenant's Specifications***



## NEARBY AMENITIES



## AREA DEMOGRAPHICS



### POPULATION

1 Miles	24,866
3 Miles	127,595
5 Miles	285,991



### AVERAGE HH INCOME

1 Miles	\$61,490
3 Miles	\$70,379
5 Miles	\$87,371



### NUMBER OF HOUSEHOLDS

1 Miles	10,554
3 Miles	50,401
5 Miles	117,061

For more information, please contact:

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