



COMMERCIAL

FOR SALE
6790 Edgewater Commerce Parkway
Orlando, FL 32810



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Property Highlights

Summary

- ± 14,869 SF - 100% HVAC
- ± 1.04 acres
- Free standing office/warehouse building
- Perfect for owner/user
- Office and warehouse components all in one
- IND-2/IND-3 allows a wide range of uses (Uninc Orange County)
- Parcel ID: [32-21-29-2419-00-050](#)
- Duke Power. Orange County water and sewer.
- Ample parking (approx 44 spaces)
- Located in well known Edgewater Commerce Industrial Park

Features

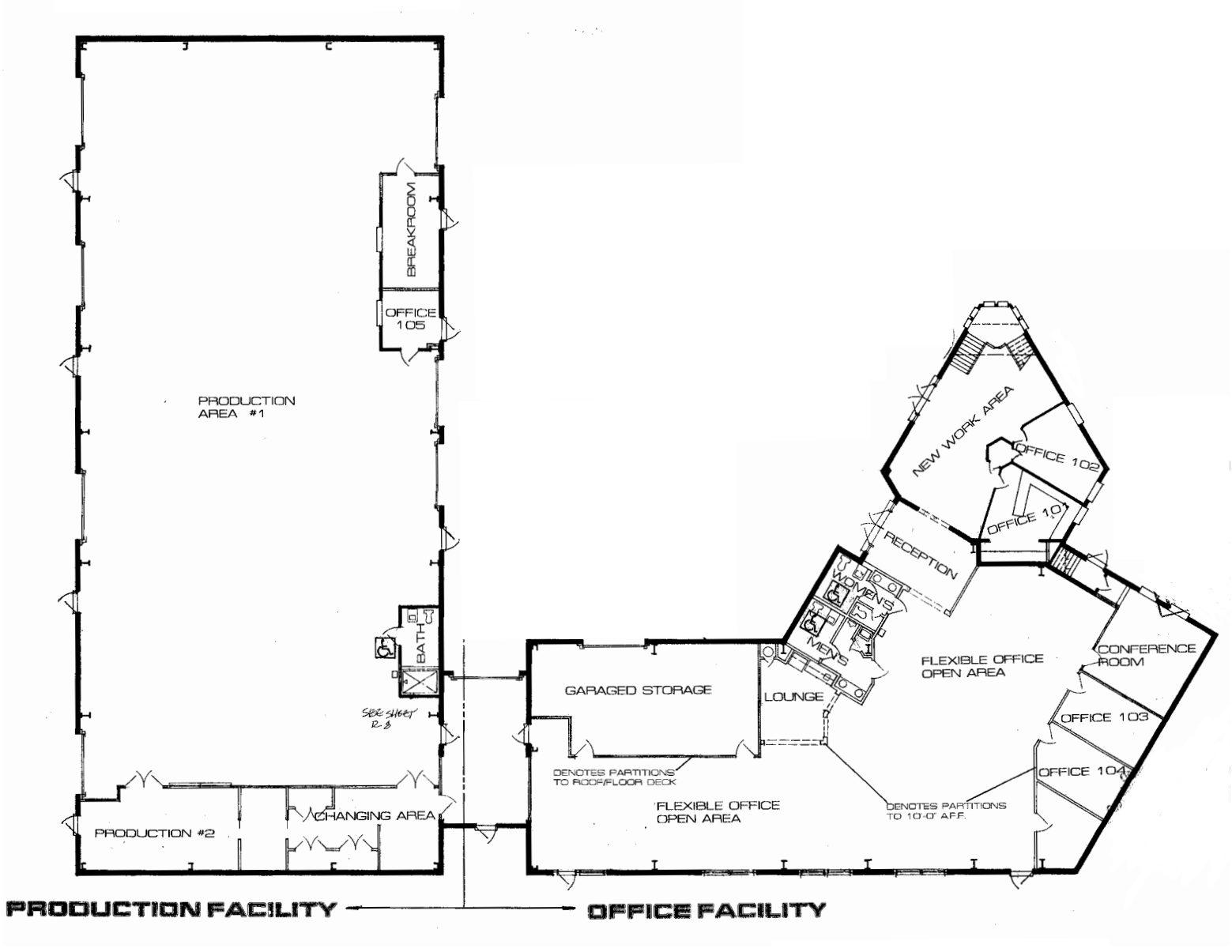
Office:

- ± 6,300 SF has exposed to the deck - tech vibe and feel
- Upstairs: 2 executive offices with shared private restroom
- Lobby, open work areas, conference and storage areas w roll up doors
- Fully networked - CAT5E

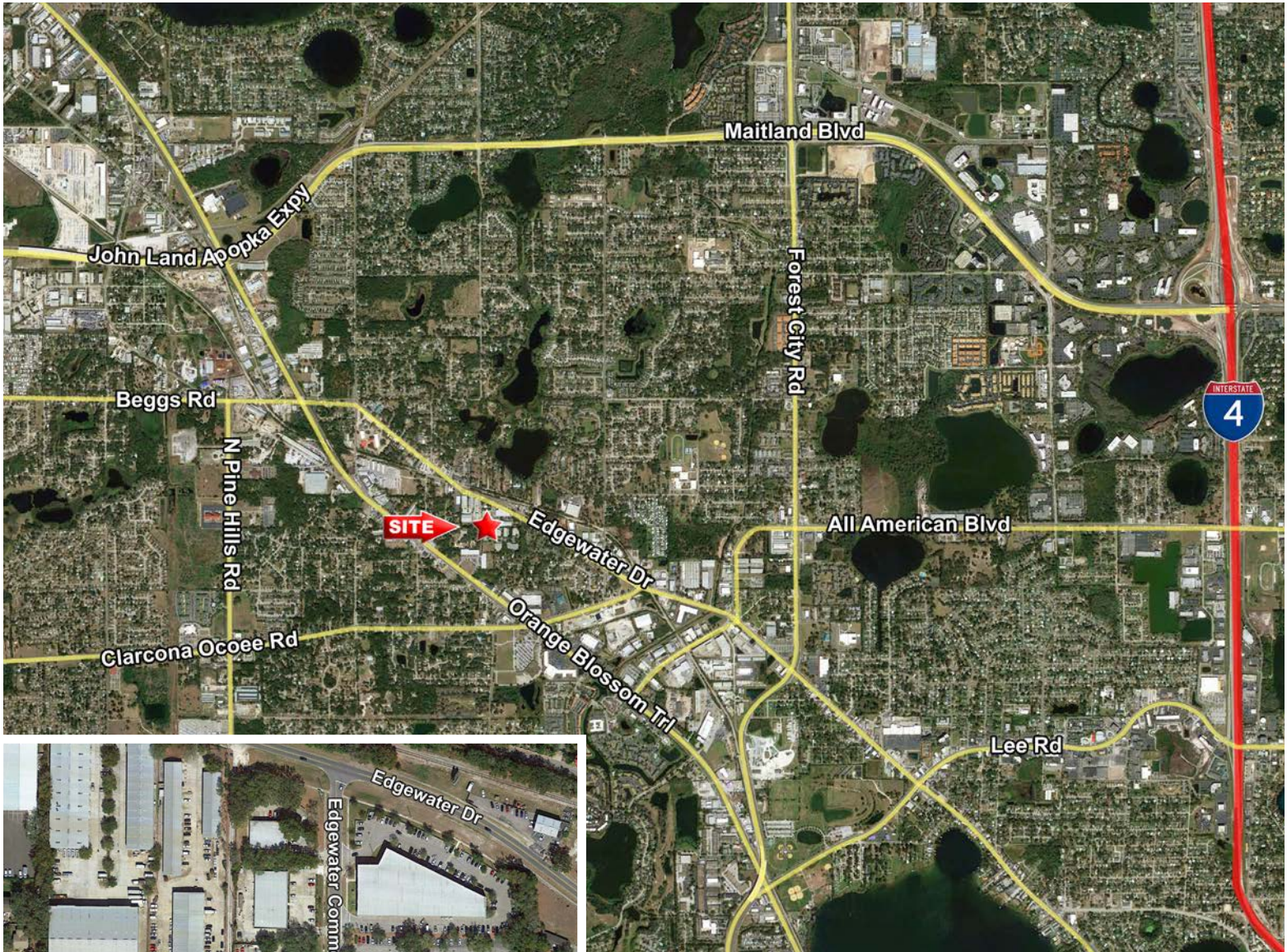
Warehouse:

- ± 8,500 SF - 100% HVAC
- 3 phase service. In place air lines. Monitored fire safety.
- Insulated. 14' - 16' height with 4 roll up grade level doors

Space Plan



Market Aerial



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