

# 19048 East Colonial Drive

Orlando, Florida 32820



- 10,750 SF Freestanding warehouse facility
- Includes 2,400 SF Showroom / Office space
- 2,400 SF bonus mezzanine storage above offices
- Newer Building – constructed in 2003 – excellent condition
- Concrete block / metal construction
- 20' ceiling height, 10' and 14' overhead doors
- .79 acre lot, 16 parking spaces
- Utilities – 3 Phase electric, well and septic
- East Orange County location
- Convenient to Avalon Park, Waterford Lakes area and UCF
- Currently Leased – Expiration date 04/30/2010



**SALE PRICE: \$725,000**

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