

E Colonial Industrial

14180 E Colonial Dr, Bldg. 300, Orlando, FL 32826

Palkiper
Commercial Real Estate Services
Licensed Real Estate Broker



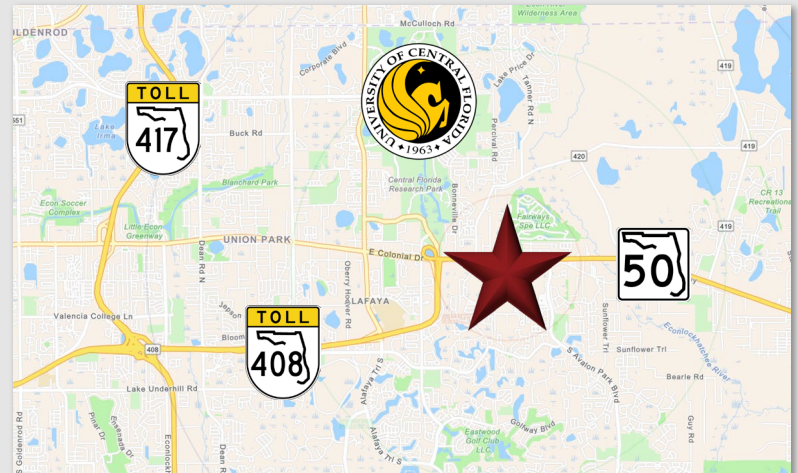
FOR LEASE: \$15 NNN

LOCATION HIGHLIGHTS

This industrial warehouse space is conveniently located on E Colonial Drive with traffic counts over 46,000 CPD. Adjacent to Econ River High School and Orlando Metro Gymnastics. Only 1 mile from the 408 and only 5 miles from the 417.

LISTING HIGHLIGHTS

- **±17,288 SF** Free-Standing Warehouse/Office
- Additional parking behind warehouse
- Warehouse build-out includes:
 - **±15,226 SF** of open warehouse space
 - **20' clear height** with a max height of 26' at the center
 - **3-phase power**
 - 1 grade level roll up door
- Office build-out includes:
 - **±2,002 SF** with AC
 - Reception, 5 offices, work area, and 2 restrooms



2026 DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
Population	12,177	95,540	201,283
Median HH Income	\$76,128	\$82,692	\$87,649
Average HH Income	\$91,280	\$102,871	\$108,848

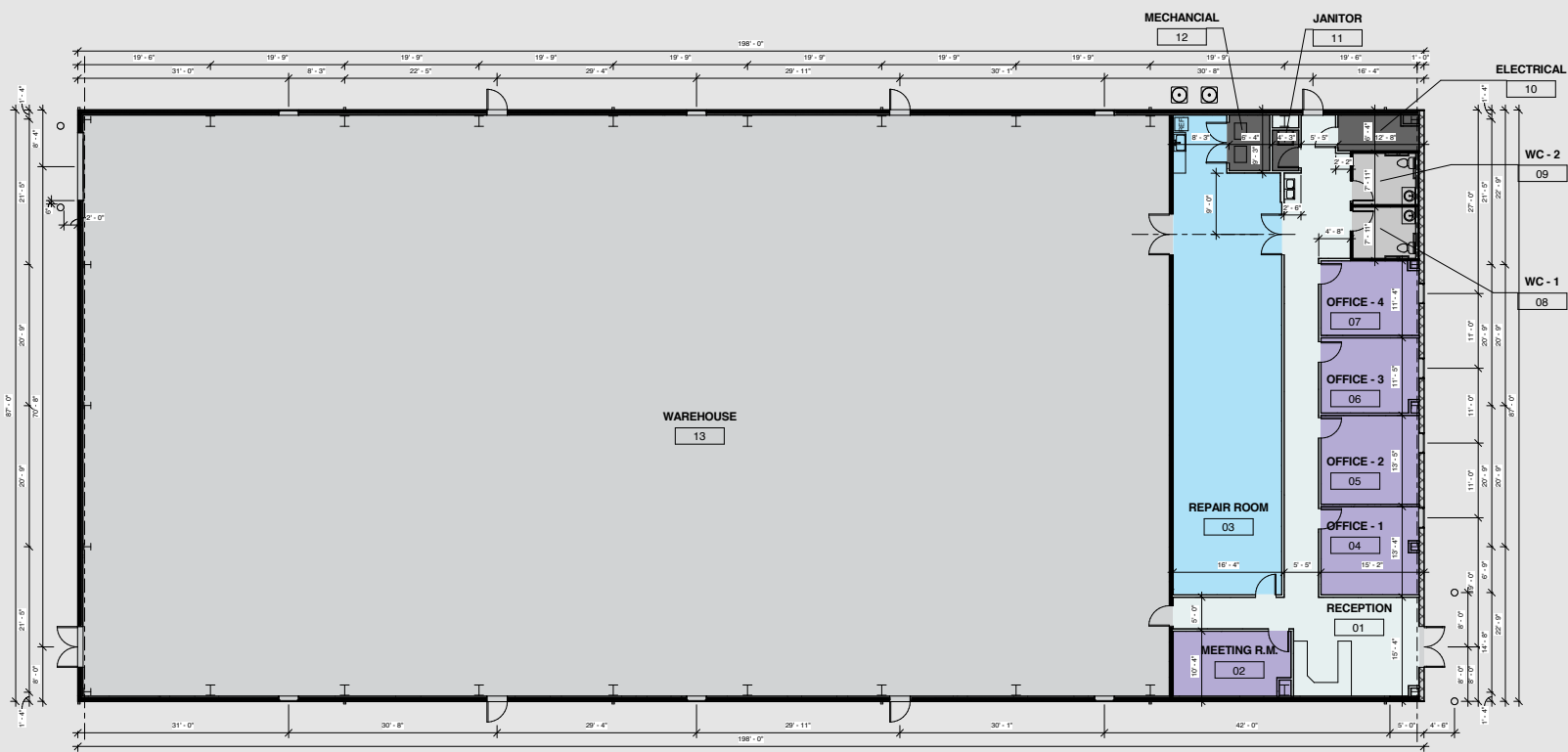
CONTACT FOR MORE INFORMATION:

Marie Shorey, CCIM
(407) 383-8142
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Palkiper has made every effort to obtain the information regarding this property from sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental, or other conditions, prior sale, lease or financing or withdrawal without notice.
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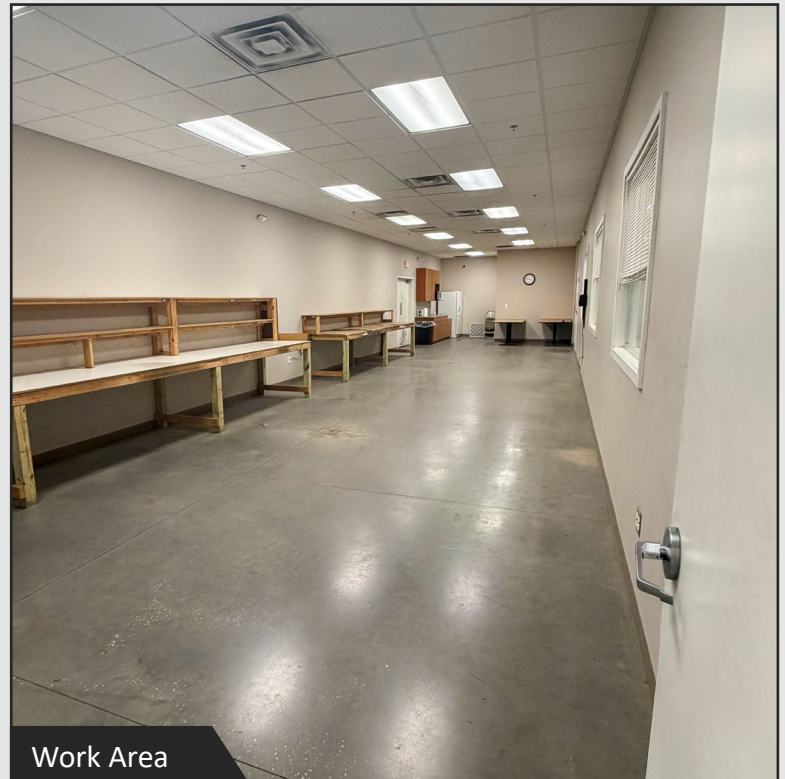
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