



Located in picturesque Lake Mary along H E Thomas Jr Parkway, Dorchester Plaza will be a **24,400 SF medical office building**. Situated on 3.1-acres with 113 parking spaces, this multi-tenant development will offer the flexibility of up to **nine possible units ranging from 1,876 SF to 3,237 SF** in size.

Street Address	80 Dorchester Square
City, State, Zip	Lake Mary, FL 32746
Property Type	Office/Medical Office
Zoning	C-1
Lot Size	3.1 Acres
Parking Ratio	5/1,000
Parking Spaces	113 Spaces
Traffic Count	29,941
Traffic Count Street	H E Thomas Jr Pkwy



FOR ADDITIONAL INFORMATION,  
PLEASE CONTACT:

LINCOLN  
PROPERTY  
COMPANY





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# PRIME LAKE MARY LOCATION



The property boasts an excellent location, surrounded by residential neighborhoods and a local golf course. It is conveniently situated near the Seminole Towne Center retail plaza and offers easy access to I-4.

## DEMOGRAPHICS

	 Total Population	 Projected Population (2026)	 Average HH Income	 Total Households
<b>1 mile</b>	10,391	10,852	\$94,454	4,191
<b>3 miles</b>	77,351	73,114	\$87,477	28,494
<b>5 miles</b>	138,804	146,090	\$93,256	53,280

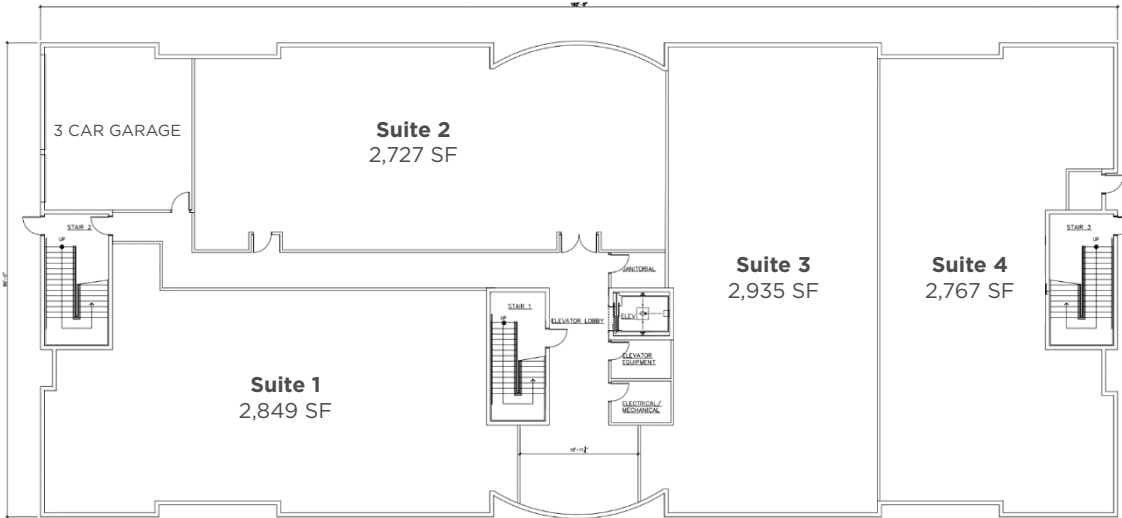
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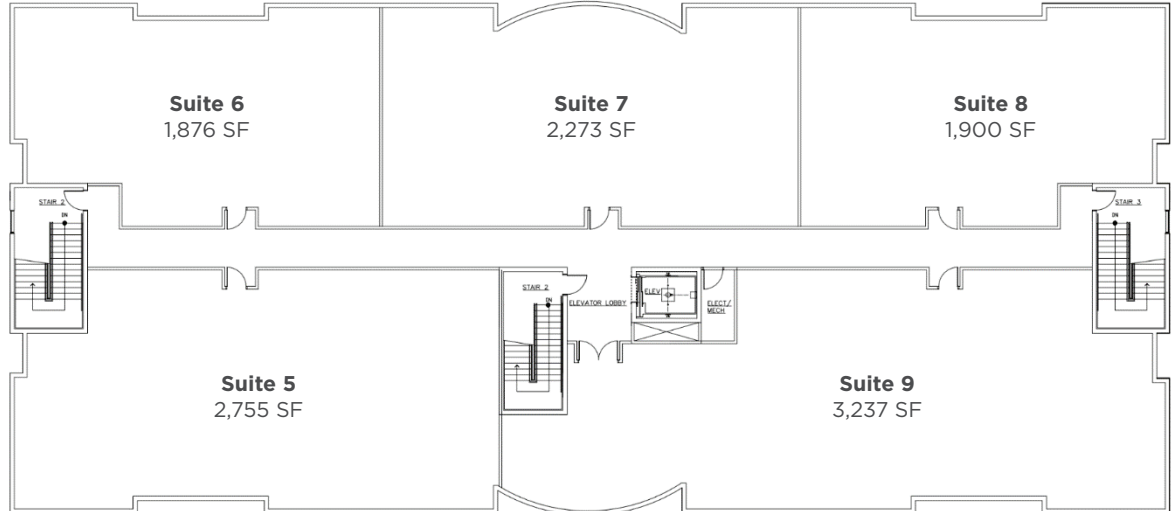
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# FLOOR PLANS

## GROUND FLOOR



## SECOND FLOOR



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