

For Lease

# Industrial Warehouse

42,800 SF | Contact Broker



## 1900 W New Hampshire Street, Suite C

Orlando, Florida 32804

### Property Highlights

- Suite C – 42,800± SF warehouse/distribution space
- Outside covered front-load dock with levelers, oversized heavy-duty ramp and 3 dock doors (2 with oversized width)
- Ceiling height: 30'; Electrical: 1600 amps; Fire sprinklered
- Secure, fenced truck court with room for large trucks
- Zoning: I-G (City of Orlando)
- Close to Downtown Orlando
- Centrally located - at edge of College Park in the New Packing District, by Princeton Street and Orange Blossom Trail (US Hwy 441)
- Easy access to I-4, SR 408 (East-West), SR 414 (Apopka Expy / Maitland Blvd) & John Young Pkwy



**New Roof - May 2026**

For more information

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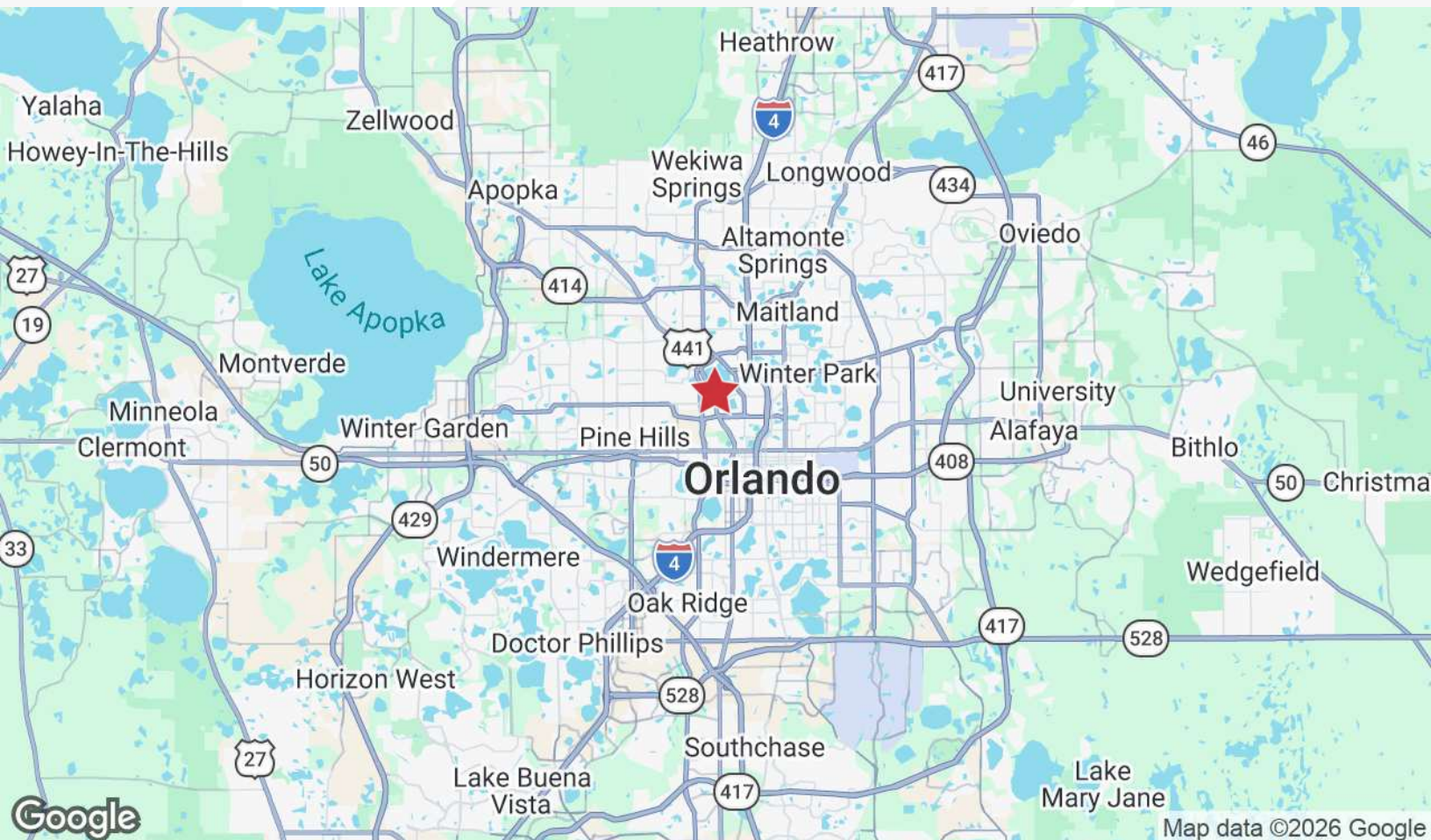
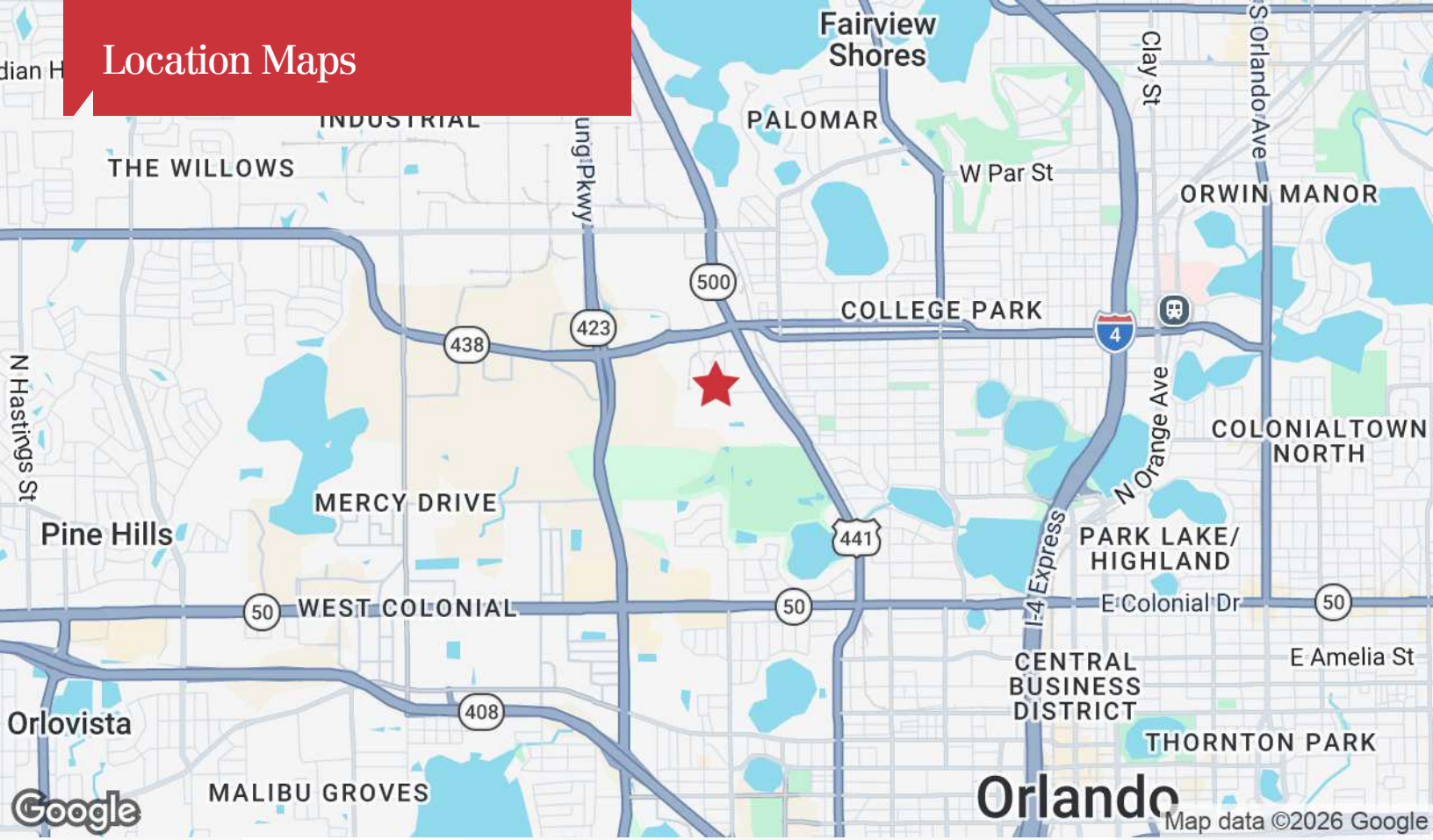
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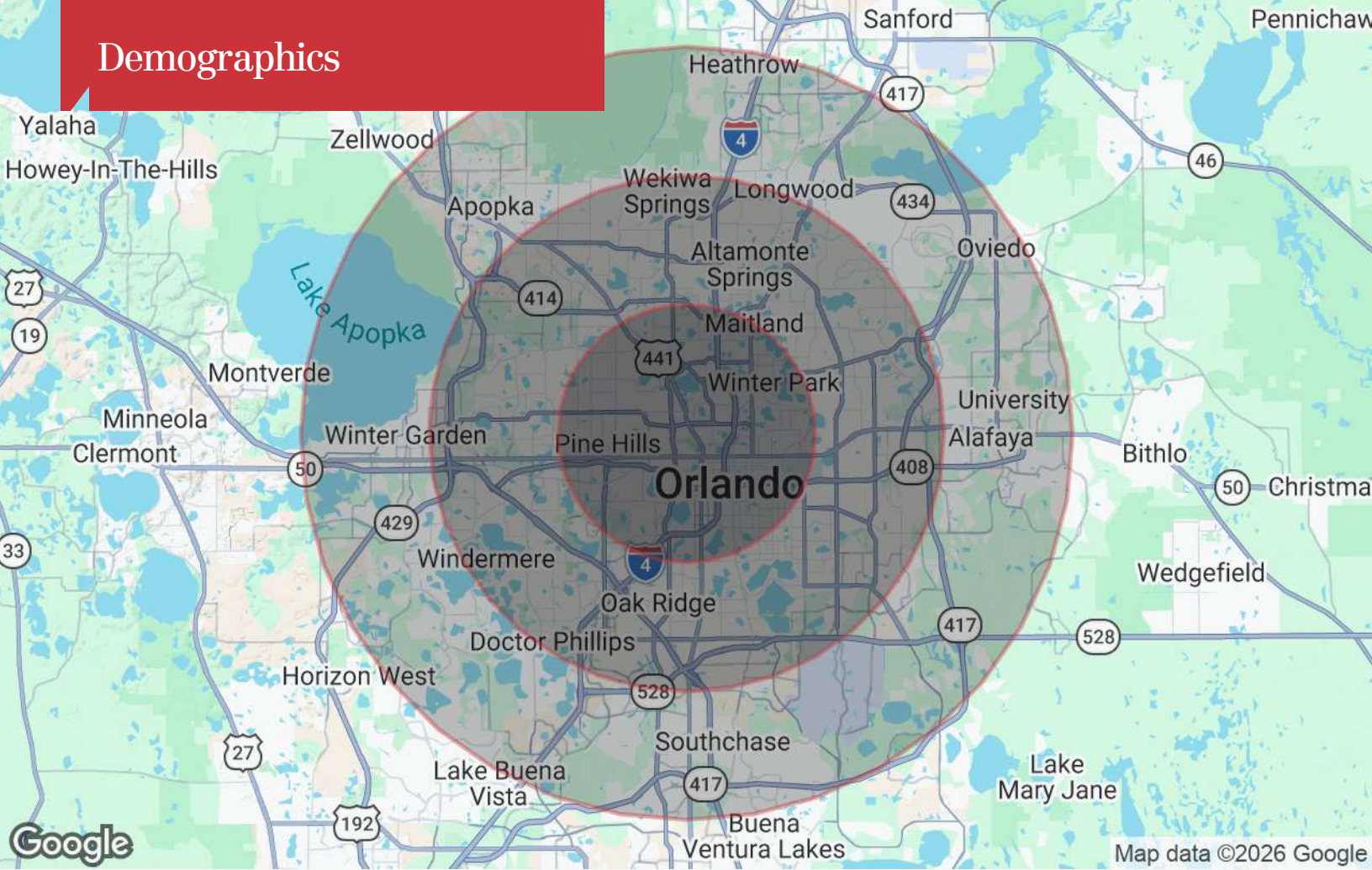
# Property Photos



# Location Maps



# Demographics



<b>Population</b>	<b>5 Miles</b>	<b>10 Miles</b>	<b>15 Miles</b>
TOTAL POPULATION	303,609	1,026,642	1,644,035
MEDIAN AGE	37.2	38.2	38.1
MEDIAN AGE (MALE)	36.0	37.1	37.0
MEDIAN AGE (FEMALE)	38.0	39.1	39.1
<b>Households &amp; Income</b>	<b>5 Miles</b>	<b>10 Miles</b>	<b>15 Miles</b>
TOTAL HOUSEHOLDS	118,926	388,496	601,005
# OF PERSONS PER HH	2.6	2.6	2.7
AVERAGE HH INCOME	\$99,777	\$99,069	\$106,556
AVERAGE HOUSE VALUE	\$415,444	\$374,554	\$401,364

\* Demographic data derived from 2020 ACS - US Census