



Industrial Flex Space For Lease
1700-1738 N KELLEY AVE
Kissimmee, FL 34744

Presented by:

J. Todd Swann, CCIM
386.738.3688

Swann Real Estate
505 E. New York Ave., Suite 6
DeLand, FL 32724
386.738.3688
swannre.com

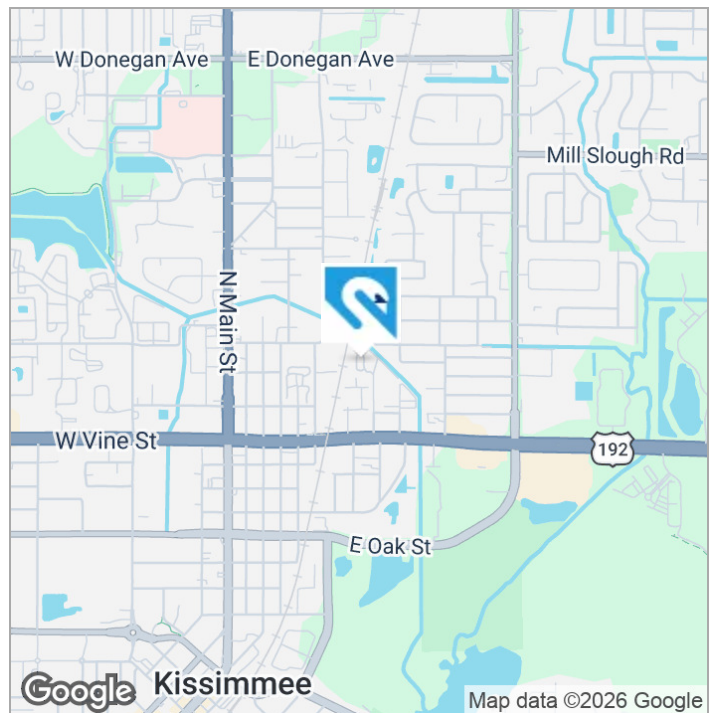
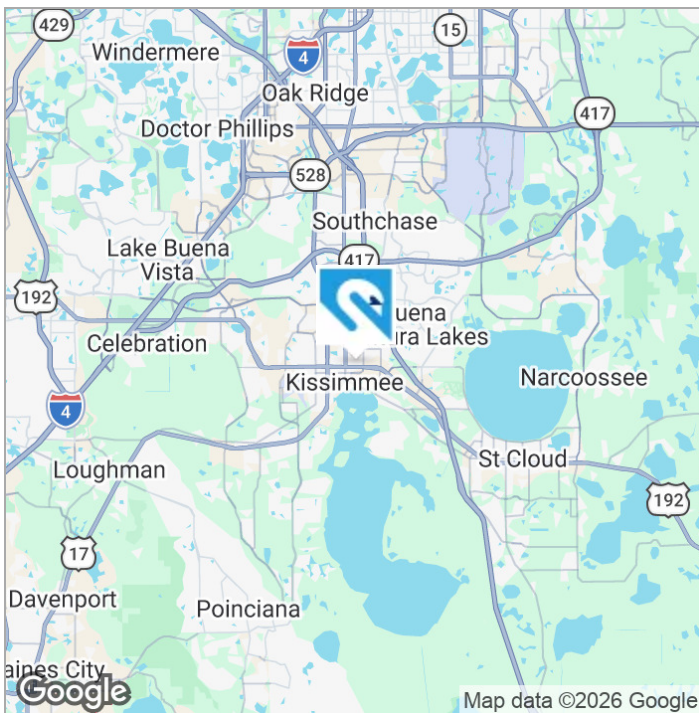
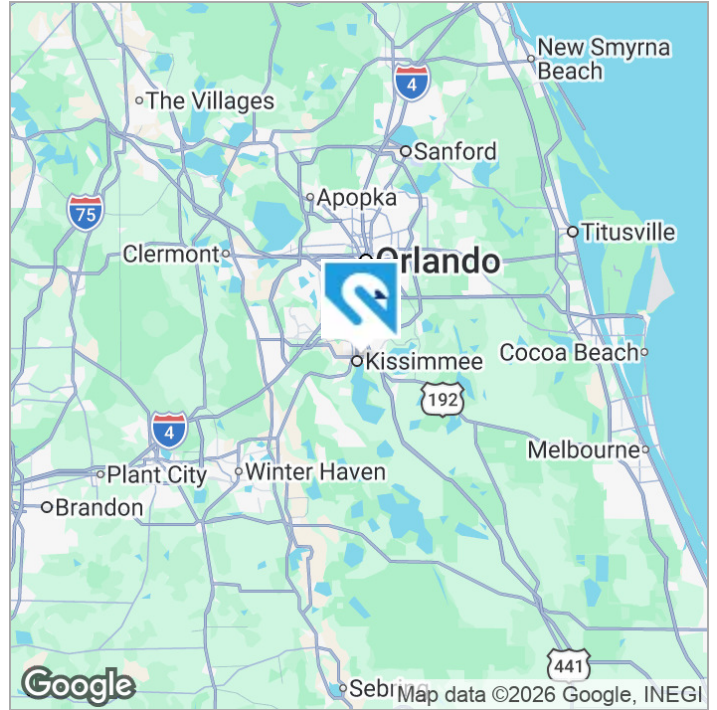
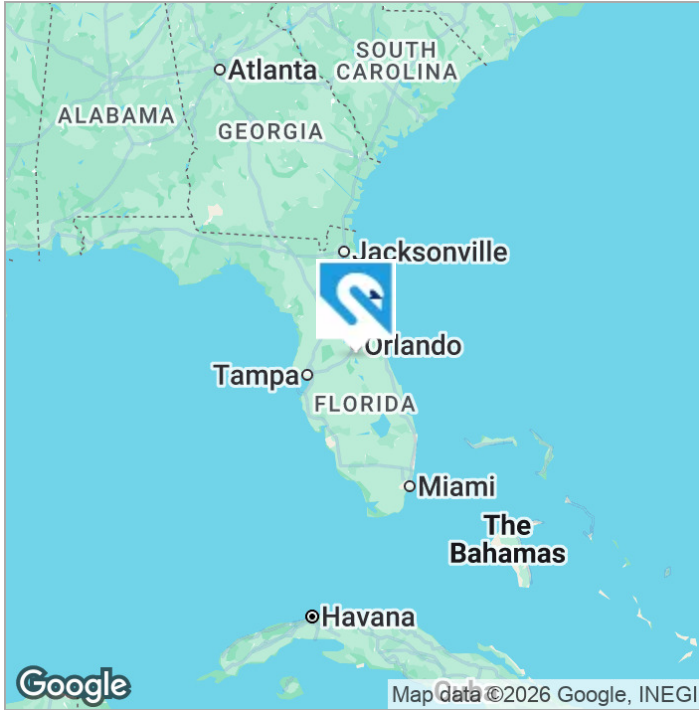


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Location Maps



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Executive Summary



OFFERING SUMMARY

Available SF:	1,750 SF
Lease Rate:	\$18 SF/yr (MG)
Lot Size:	2.81 Acres
Building Size:	40,072
Market:	Central Florida
Submarket:	Kissimmee-Sanford, Florida Metropolitan Statistical Area

PROPERTY OVERVIEW

Discover the ideal industrial flex space for lease at 1700 North Kelley Avenue, Kissimmee. This thoughtfully designed property offers air-conditioned office space, private restrooms, and customizable industrial flex space to suit your business needs. With its strategic location close to major highways, including U.S. 192, SR-417, and John Young Pkwy, the property provides seamless accessibility. Whether you require a distribution center, manufacturing facility, or office space, this property is designed to accommodate a wide range of business operations. Take advantage of this prime opportunity to secure a versatile and well-equipped industrial space in a highly sought-after location. Call us to schedule a showing today.

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
1728 Kelley Ave	\$18.00 SF/yr	1,750 SF

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Lease Spaces



LEASE INFORMATION

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	1,750 SF	Lease Rate:	\$18 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
1728 Kelley Ave	Available	1,750 SF	Modified Gross	\$18.00 SF/yr	For rent in Kissimmee, FL is 1,750 SF of warehouse space located in an industrial park. One drive-in bay with manual roll-up door. Small air conditioned private office with separate entrance. The unit also has its own private restroom and utility sink in the warehouse area. Tenant pays electric and water. Please inquire for additional information and showings.

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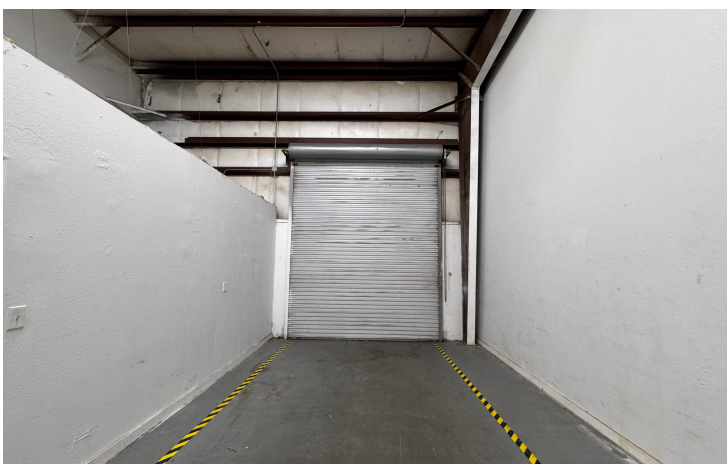


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Additional Photos



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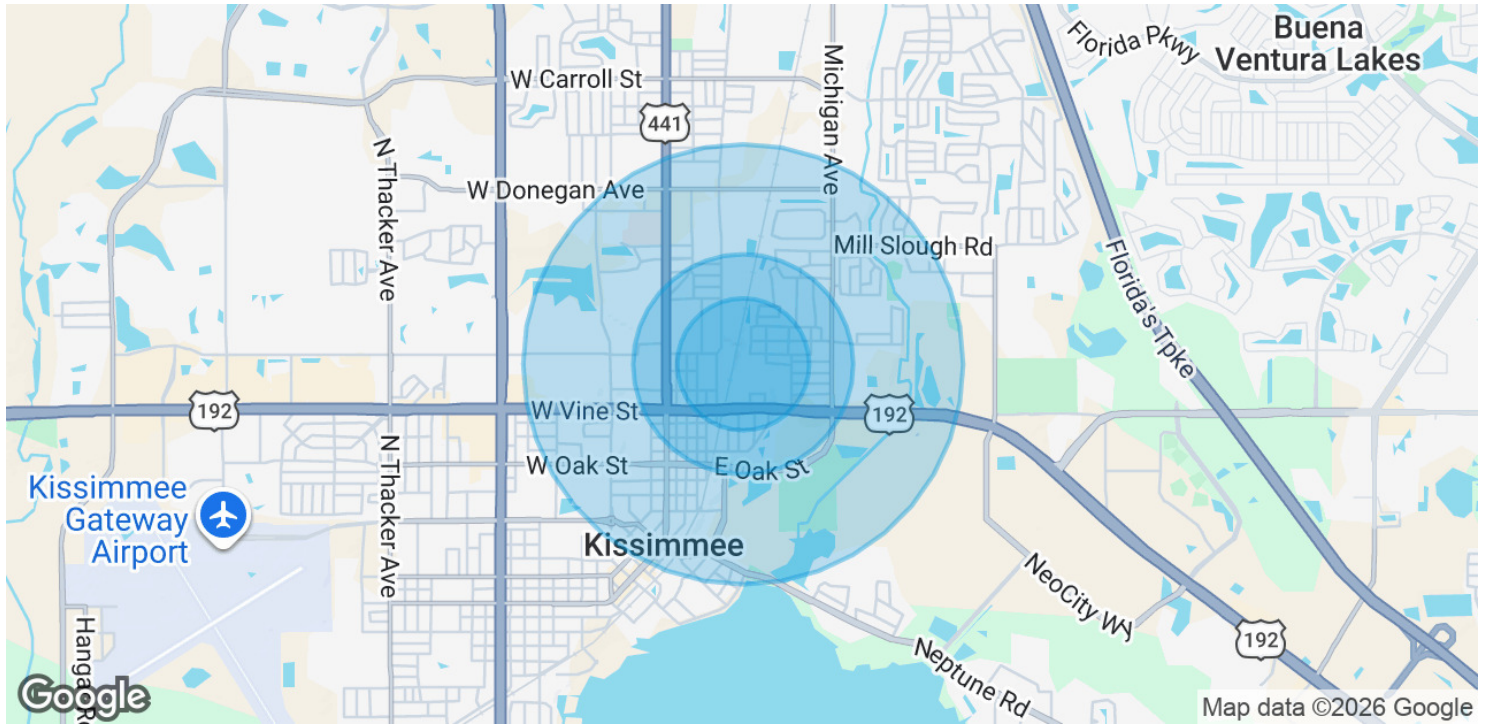


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Demographics Map & Report



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,235	3,564	11,841
Average Age	41	41	40
Average Age (Male)	39	39	38
Average Age (Female)	43	43	42
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	428	1,246	4,136
# of Persons per HH	2.9	2.9	2.9
Average HH Income	\$57,247	\$55,398	\$56,142
Average House Value	\$166,513	\$181,425	\$210,077

2020 American Community Survey (ACS)

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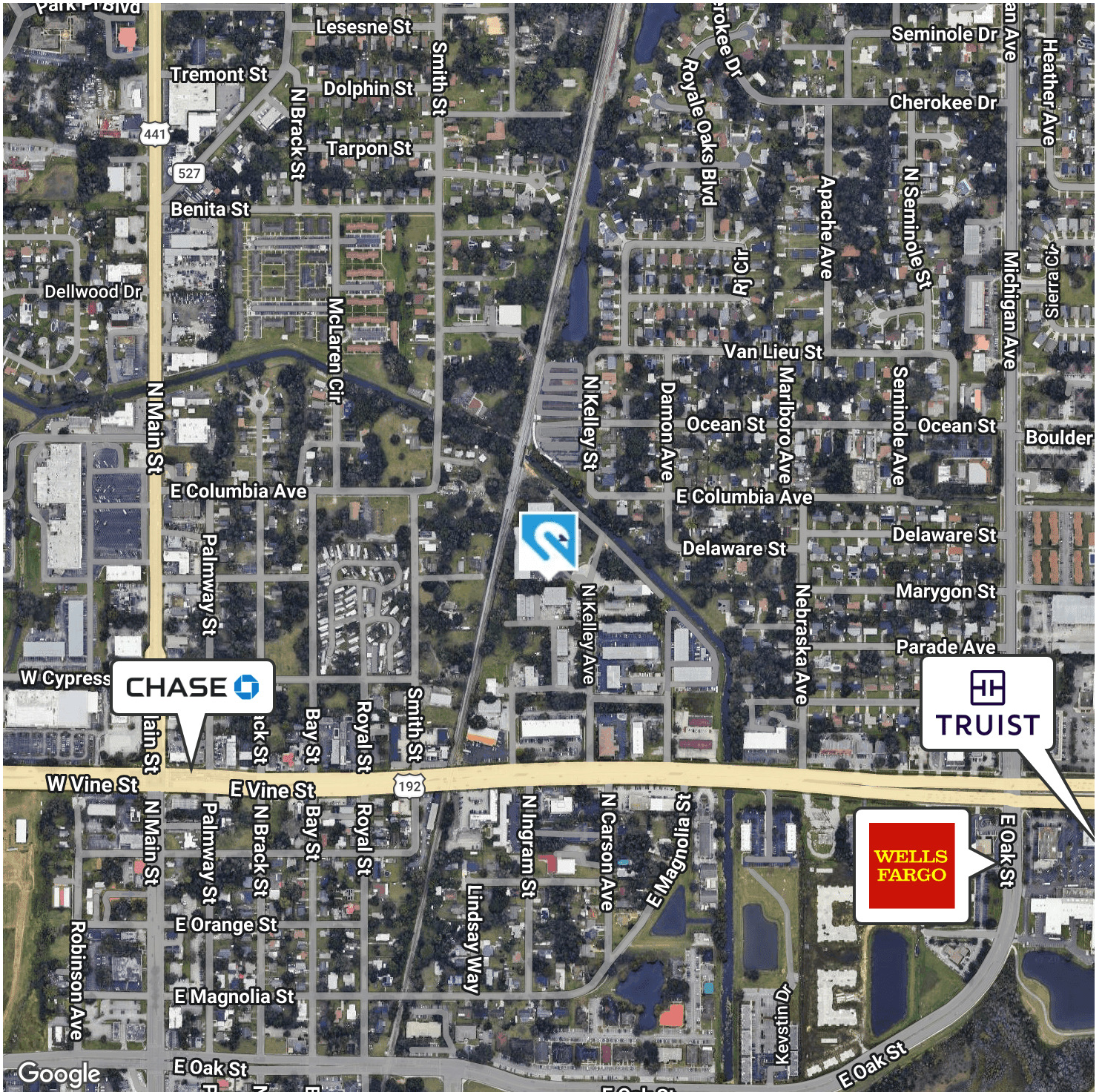
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Retailer Map



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