

FOR LEASE

High Profile Downtown First Floor Retail Space

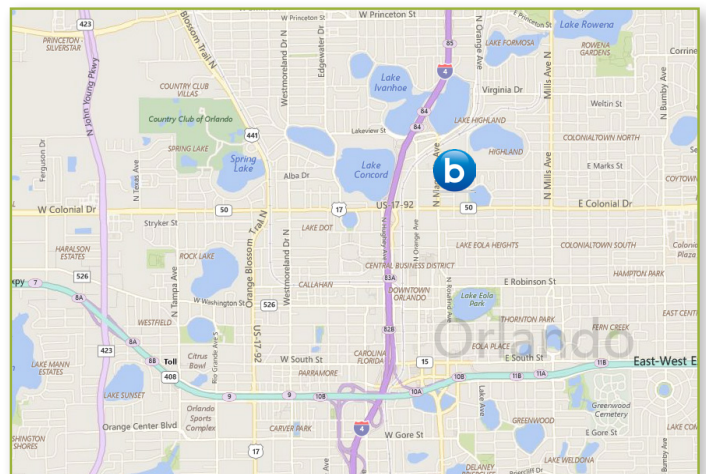


NORTH QUARTERS NEWEST HOT SPOT!

Camden North Quarter is a 333 unit high end apartment community in the heart of Orlando's North Quarter, with over 8,000 square feet of planned retail space on the ground floor. Located in Orlando's North Quarter, one of the fastest growing districts in Downtown Orlando, with over 3,108 total units. Walk to downtown, Ivanhoe Village, Edgewater, Lake Eola, SunRail, LYMMO stops, Juice Bike Stations, and even Mills 50. It's all within reach.

PROPERTY DETAILS

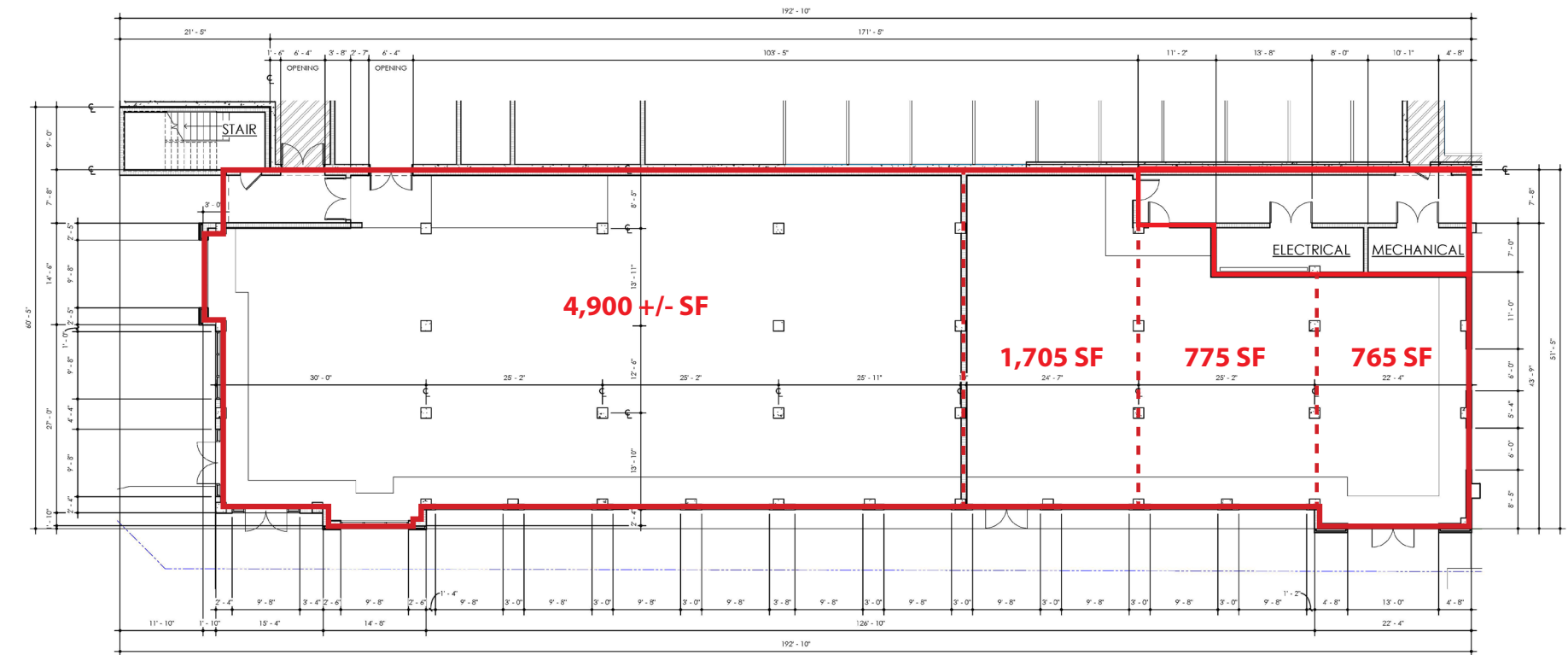
- >> Lease Rate: Negotiable
- >> Available SF: 765 - 8,000 SF
- >> Parking: 64 Garage Parking Spaces
- >> Signage: Facade
- >> Traffic Count: Orange Avenue - 14,000 AADT



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*This offer is subject to errors, omissions,
prior sale or withdrawal without notice.*



① Enlarged Retail - First Floor Plan - Dimensions
1/8" = 1'-0"



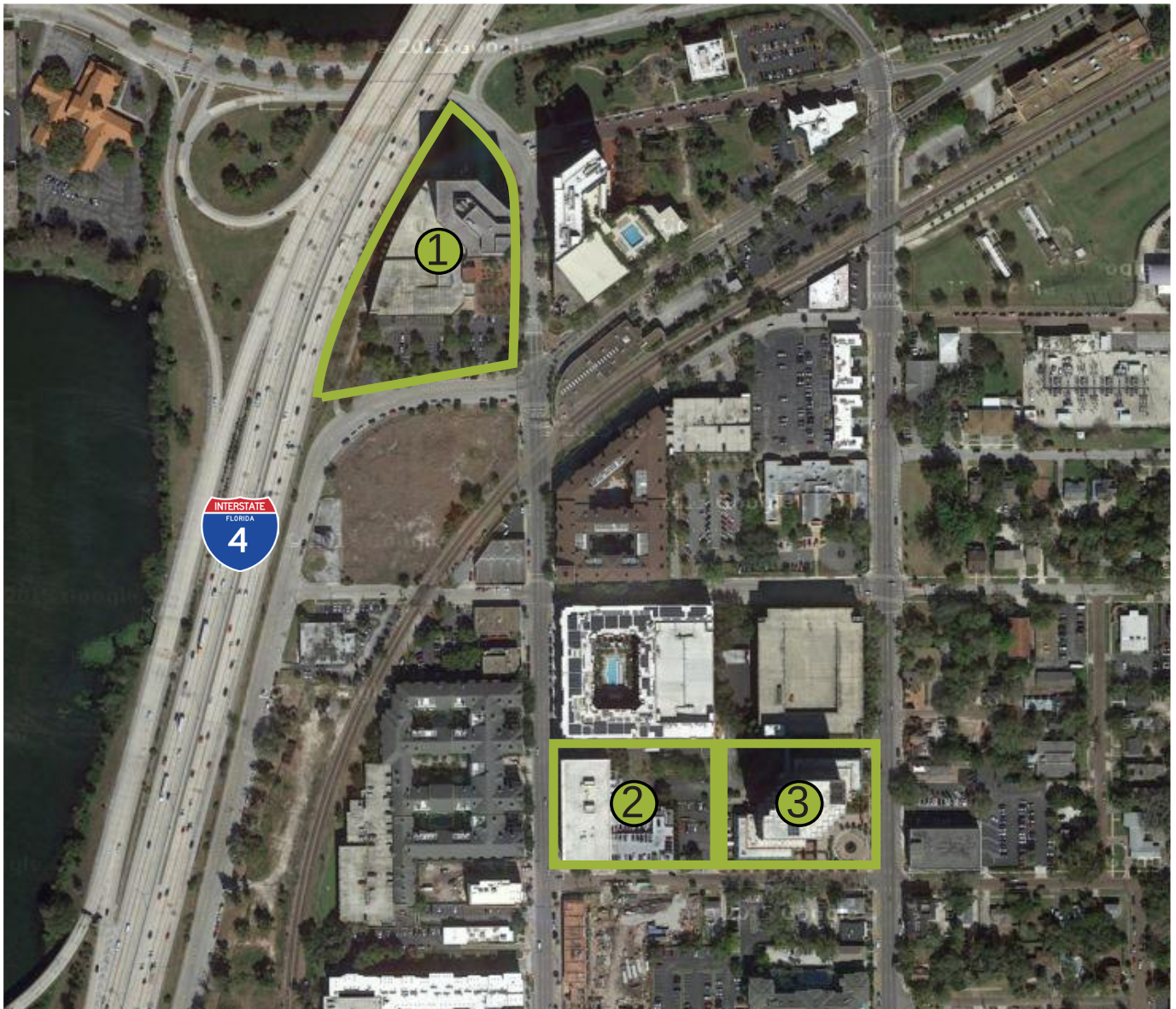
North Quarter Project Locations

Project Name	# of Units
Double Tree Hotel	342 Keys
Uptown Apartments	244 Units
NORA	246 Units
Park North at Cheney Place	304 Units
SteelHouse	326 Units
Marriott Courtyard	200 Keys
Residence Inn Marriott	138 Keys
Tribune (Proposed)	746 Units
Camden Orange Court	268 Units

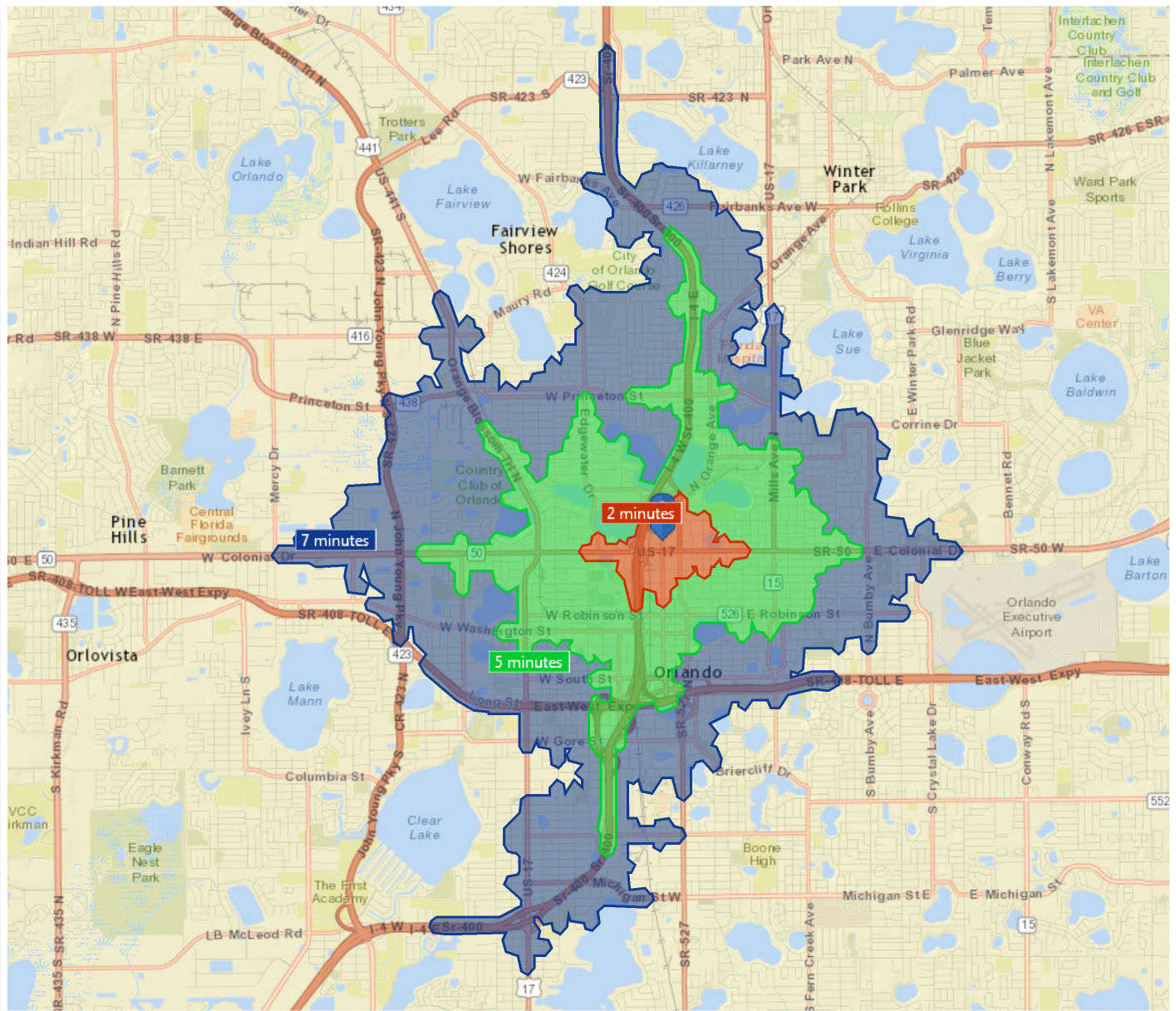




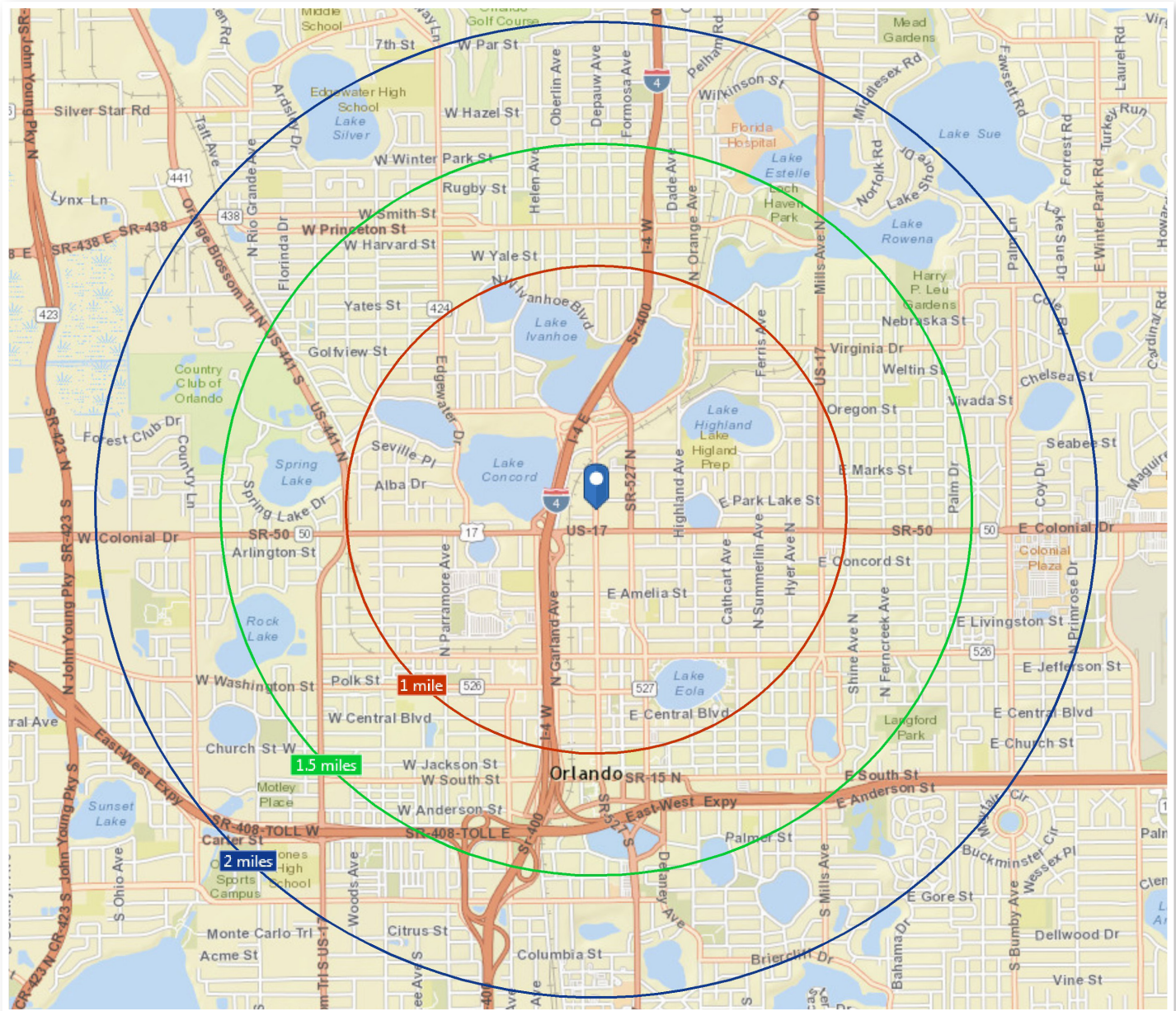
North Quarter Office Locations



Map #	Project Name	SF	Major Tenants
1	Gateway Center	123,098	VFW Veterans Service Office, Tews Company Staffing
2	801 N. Orange Avenue	114,000	Ustler Development, Wood Partners, Franklin Square Capital Partners
3	One Orlando Center	355,783	Cushman & Wakefield, Wells Fargo Advisors, Enterprise FL, Inc.



Demographics	2 Minute Drive Time	5 Minute Drive Time	7 Minute Drive Time
Total Population	2,531	17,612	46,280
Total Households	1,521	9,133	23,128
Median Age	35.7	37	39
Median Household Income	\$35,740	\$41,950	\$42,840
Average Household Income	\$50,910	\$63,214	\$64,117



Demographics	1 Mile	1.5 Miles	2 Miles
Total Population	12,513	29,624	45,239
Total Households	6,706	15,787	23,124
Median Age	37	38.2	38.9
Average Household Income	63,684	64,469	68,429