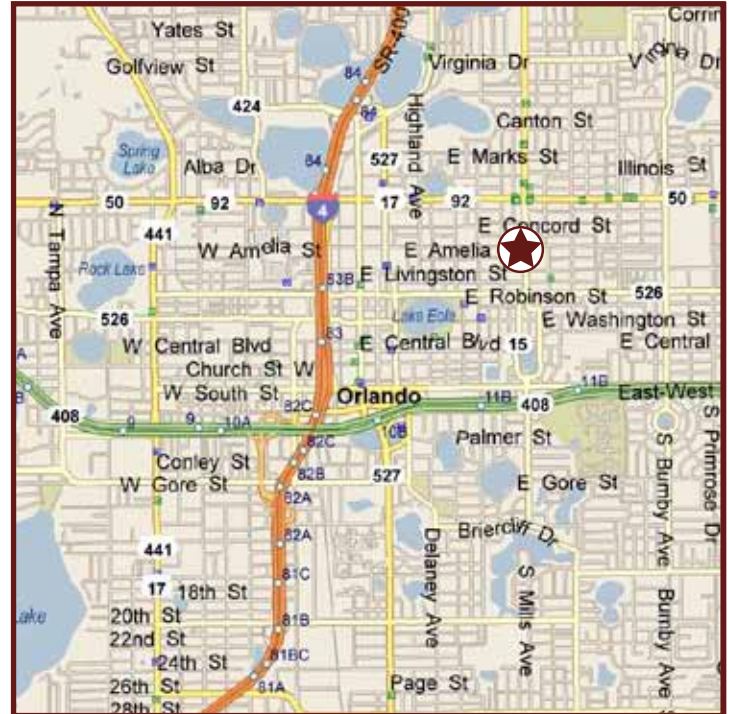


Property Highlights

- Signalized intersection at Amelia and Mills
- Great Visibility
- Building Size: 5,355
- 34 Parking spaces with two covered
- Lot size: .63 Acres / 27,400 SF
- Sale Price: \$1,150,000
- Lease Rate: \$8,925 / mo
- Zoned O-1/T
- Traffic Counts (2008): 25,000 CPD



Contact:
Katherine Rush
407-581-6224
krush@crossmanco.com

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www.crossmanco.com

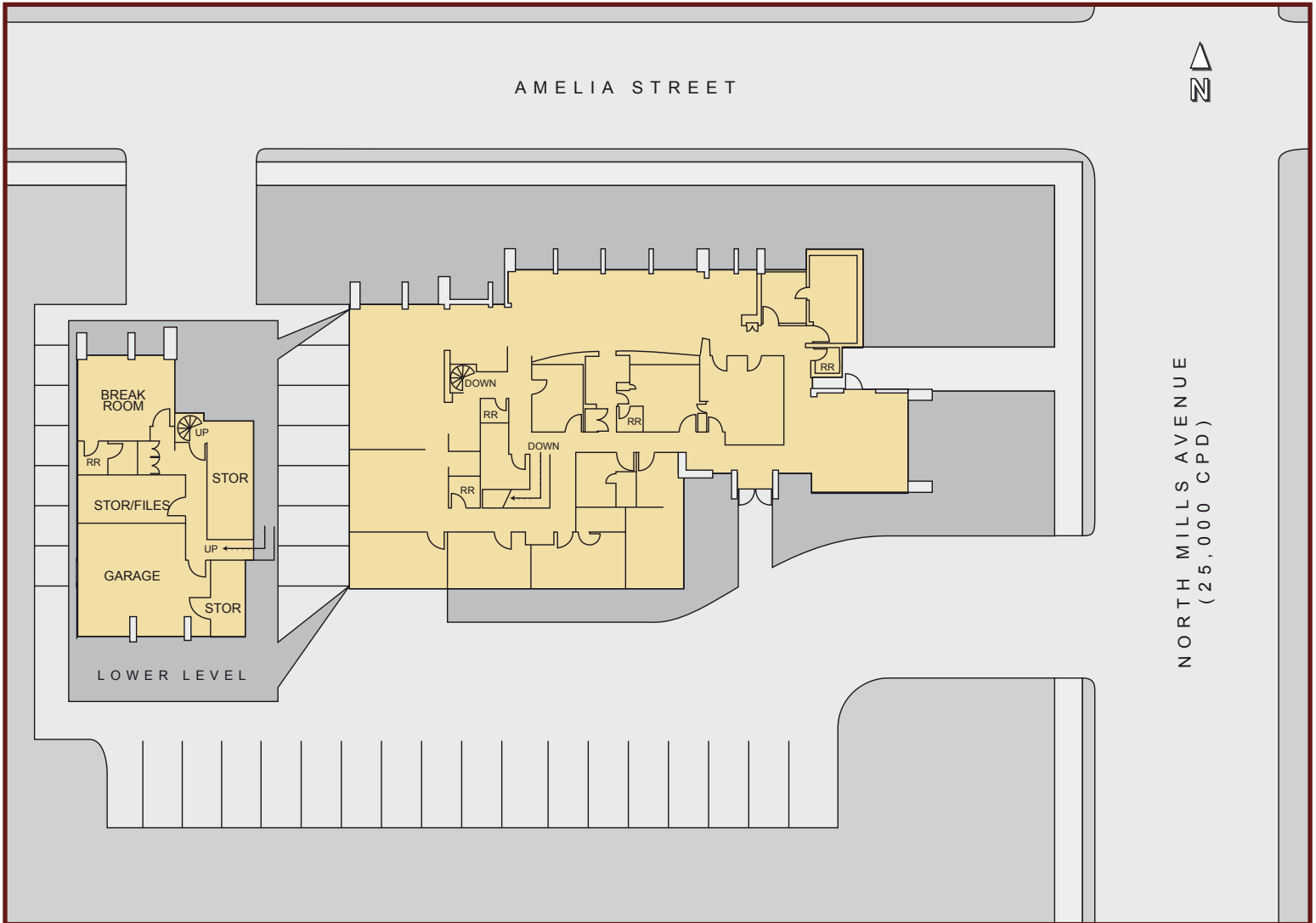
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Licensed Real Estate Broker



Office Building for Lease or Sale

444 North Mills Avenue
Orlando, FL 32803

Site Plan



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Demographics	1-Mile Radius	3-Mile Radius	5-Mile Radius
2009 Population	12,376	97,325	273,139
2014 Population	13,173	100,658	280,634
2009 Average HH Income	\$66,811	\$65,969	\$61,074
2014 Median HH Income	\$46,775	\$48,472	\$45,802