



# FOR SALE

7901 Kingspointe Parkway  
Orlando, FL 32819



RESOURCE  
DEVELOPMENT  
INVESTMENT  
PROPERTIES  
INCORPORATED





**Address:** 7901 Kingspointe Parkway, Unit #20  
Orlando, FL 32819

**Size:** 1,650 SF

**Type:** Flex/Warehouse

## PROPERTY DESCRIPTION

This well-maintained 1,650 SF flex space that includes over 380 SF of AIR-CONDITIONED WAREHOUSE SPACE. The versatile layout is ideal for an office, showroom, or light warehouse use. The interior includes 4 private offices with framed doors and glass inserts, a conference room, reception area, kitchen, and an upgraded ADA-compliant restroom. Finishes include travertine and wood flooring, crown molding, and baseboards throughout, creating a polished and professional feel. The warehouse has an overhead garage door for easy access, the space also has a security alarm system and surveillance cameras. Zoned Industrial, the unit comes with three assigned parking spaces and additional guest parking within the complex. Conveniently located just off Sand Lake Road, between I-4 and the Florida Turnpike, this location provides excellent access to Universal Studios, Disney, Orlando International Airport, and all of Central Florida.



## BUILDING FEATURES

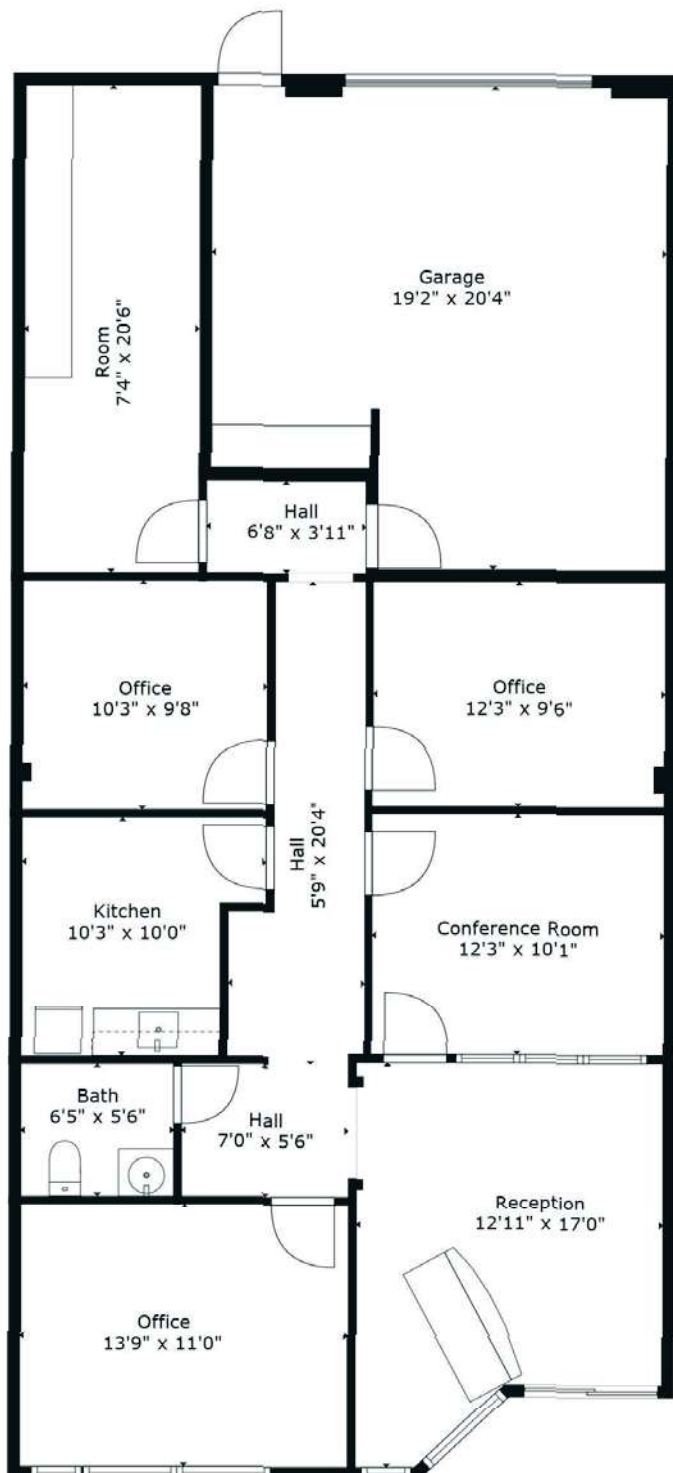
- 3 offices/conference room/break room/production room/warehouse space
- 1 Roll Up Door/Grade level
- Clean/Updated Finishes
- 100% AC space
- Dedicated Parking spaces: 3 reserved with plenty of open guest/employee parking

## ASKING PRICE

**\$695,000**







## FLOOR PLAN & PHOTOS





# THE MARKET

Located off Sand Lake Road and Kirkman Intersection, near International Drive/Convention Center/EPIC Universe (maybe have an aerial out 2 miles to show I-4, convention center, EPIC Universe, Universal Studios and SeaWorld).

**MARKETPLACE AT DR PHILLIPS**

- Publix
- HomeGoods
- CHASE
- ULTA
- Starbucks
- Chipotle

**BAYHILL PLAZA**

- Fitness CF
- SPROUTS FARMERS MARKET
- PGA TOUR SUPERSTORE
- ROSS DRESS FOR LESS



**OLINDA CENTER**

- TJ-maxx
- five BELW
- Burlington

**ORLANDO OUTLET MARKETPLACE**

- SKECHERS
- Nike Clearance Store

**I-DRIVE VALUE CENTER**

- ROSS DRESS FOR LESS
- dd's DISCOUNTS
- five BELW
- DOLLAR TREE

**MILLENNIA PLAZA**

- ROSS DRESS FOR LESS
- HomeGoods
- Marshalls
- petco
- ULTA BEAUTY

**ORLANDO SQUARE**

- OLLIE'S GOOD STUFF CHEAP
- CENTRAL ROCK GYM
- Office DEPOT
- ROSS DRESS FOR LESS

**SKYVIEW PLAZA**

- ROSS DRESS FOR LESS
- Marshalls
- dd's DISCOUNTS
- SKECHERS
- five BELW

**FLORIDA MALL**

- Dillard's
- macys
- Crayola Experience
- JCPenney

**SAND LAKE CORNERS**

- PET SMART
- HAIR CUTTERY





## CONTACT US

For more details or to schedule a viewing, please contact



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**Kane Morris-Webster, CCIM**

Senior Director



kmw@RDIPFlorida.com



407.928.8752

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