



COMMERCIAL/FLEX/WAREHOUSE FOR LEASE

2625 W Fairbanks Ave, Winter Park, FL 32789

Standalone warehouse building
available in Winter Park

PROPERTY HIGHLIGHTS

- Standalone property in Winter Park
- Access and frontage along W Fairbanks Ave
- Proximity to major roadways including I-4 and US 17-92
- On-site parking available
- Secured, fenced-in yard
- C-3 zoning allows for a wide range of commercial uses
- Minutes to local shopping, dining, and Park Avenue District



RENTAL RATE:

Call for Details



SQUARE FOOTAGE:

Building: 2,795 ± SF

Total Lot: 0.77 AC



ZONING:

WP-C-3



YEAR BUILT:

1963



HARBERT
REALTY SERVICES

DAMIEN MADSEN

dmdansen@harbertrealty.com | 407.256.2844

For More Information: HarbertRealty.com

400 S Park Ave, Suite 225, Winter Park, FL 32789

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

COMMERCIAL/FLEX/WAREHOUSE FOR LEASE

2625 W Fairbanks Ave, Winter Park, FL 32789

PROPERTY OVERVIEW



ON-SITE PARKING



BACK ENTRANCE



DAMIEN MADSEN
dmadsen@harbertrealty.com | 407.256.2844

For More Information: HarbertRealty.com
400 S Park Ave, Suite 225, Winter Park, FL 32789

COMMERCIAL/FLEX/WAREHOUSE FOR LEASE

2625 W Fairbanks Ave, Winter Park, FL 32789

DEMOGRAPHICS

DRIVE TIMES

1 minute

to Interstate 4

3 minutes

to SR 424 (Edgewater Dr)

5 minutes

to US 17-92 (Orlando Ave)

21 minutes

to Orlando Executive Airport

25 minutes

to Orlando International Airport (MCO)

30 minutes

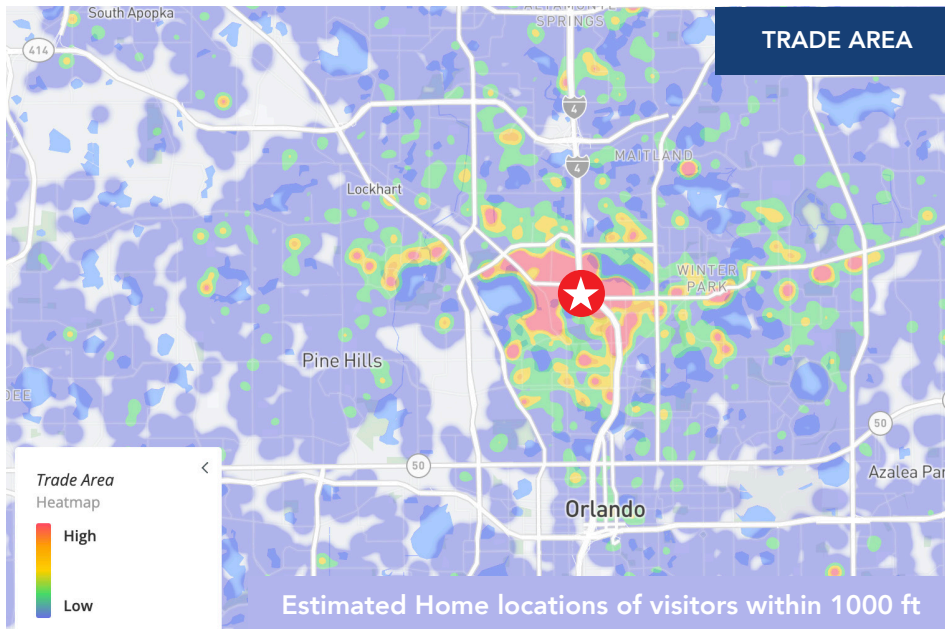
to Sanford International Airport (SFB)

527.3K
FOOT TRAFFIC
VISITS

WITHIN 1K FT OVER 12 MONTHS

\$125.2K+
AVG HH INCOME
WITHIN 1 MILE

15K+
EMPLOYEES
WITHIN 1 MILE



1,3,5 MILE DEMOGRAPHICS

POPULATION

1 Mile	3 Miles	5 Miles
9,447	85,147	305,536

EMPLOYEES

1 Mile	3 Miles	5 Miles
9,366	107,320	246,393

AVG HH INCOME

1 Mile	3 Miles	5 Miles
\$125,121	\$148,956	\$120,419



DAMIEN MADSEN
dmadsen@harbertrealty.com | 407.256.2844

For More Information: HarbertRealty.com
400 S Park Ave, Suite 225, Winter Park, FL 32789