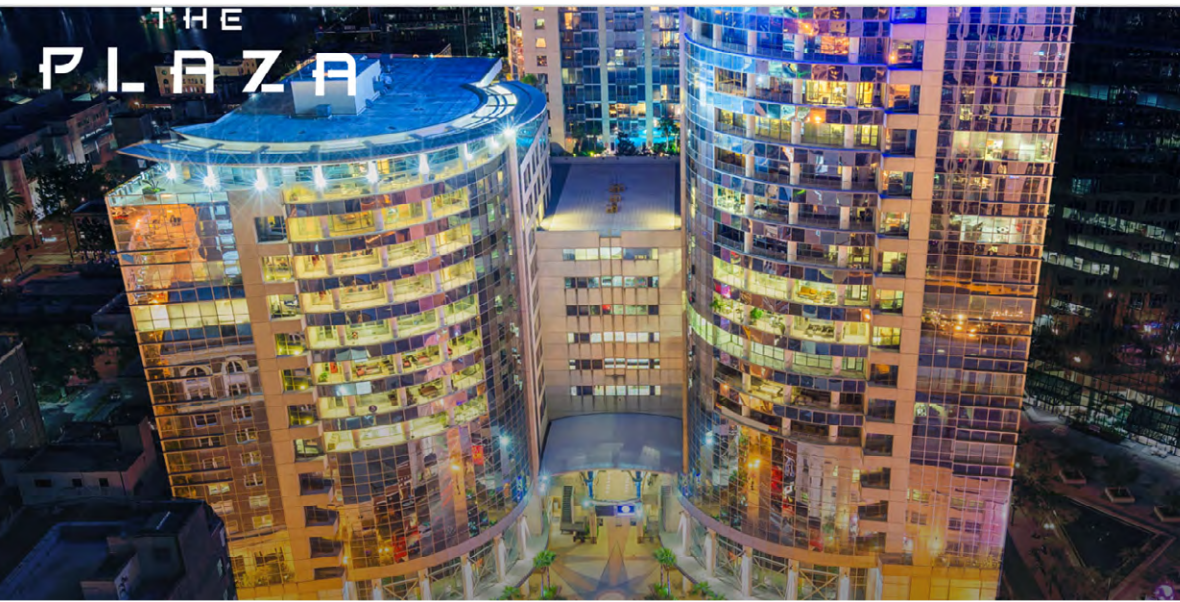









Former
Cobb Theatre
Available

THE PLAZA

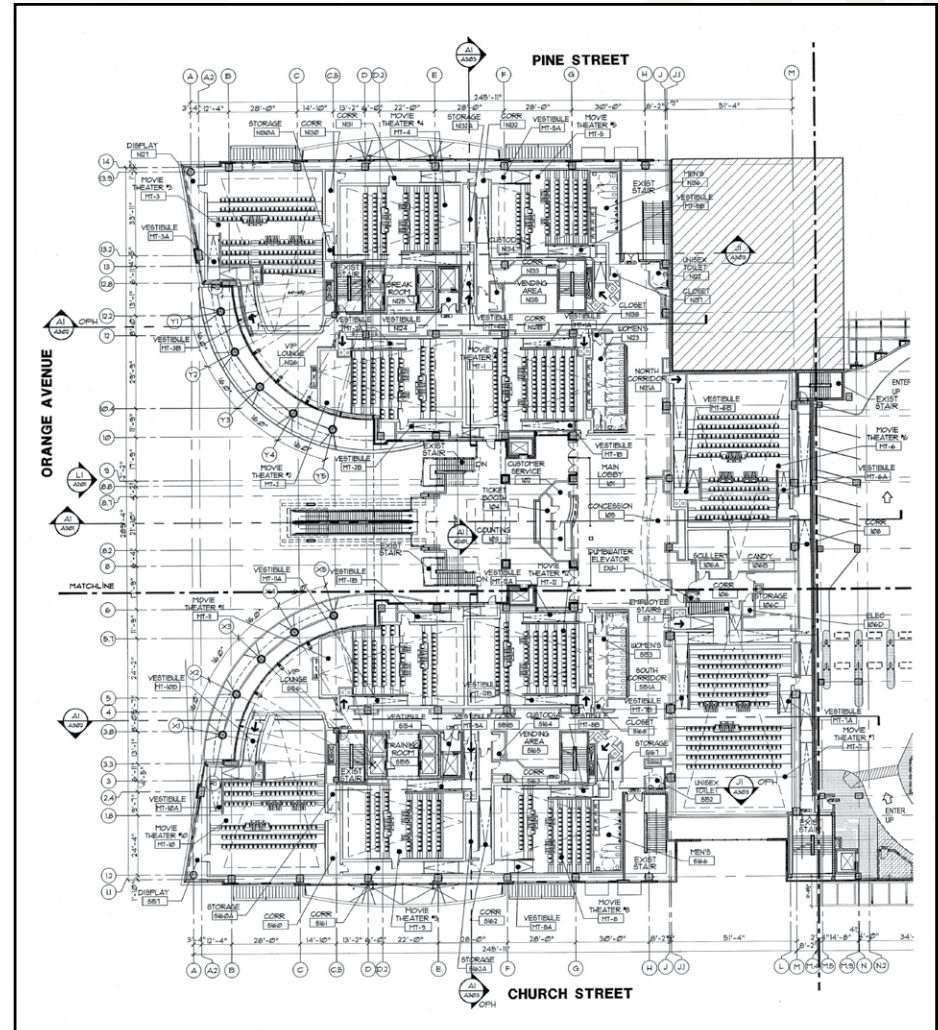
155 South Orange Avenue, Orlando, FL 32801



PROPERTY HIGHLIGHTS

-  **GLA:** 102,041 SF
-  **Square Footage:** 57,000 Former Cobb Theatre
-  **Municipality:** Orange County
-  **Space Available:** 155 South Orange Avenue
-  **Parking Spaces:** Within complex, paid by tenant
-  **Notable Tenants:** Corona Cigar Company, Bento Cafe, Frank & Steins, 7-Eleven, Olives & Mochi
-  **Traffic Counts:** Orange Ave. – 24,106 ADT

DEMOGRAPHICS	1 Mile	2 Mile	3 Mile
Total Population	17,474	46,439	91,166
Total Households	9,612	22,932	42,693
Number of Businesses	3,926	7,306	10,416
Number of Employees	72,958	120,745	165,607



THE PLAZA

155 South Orange Avenue, Orlando, FL 32801



WHO LIVES DOWNTOWN?

Downtown Orlando has evolved into a true urban neighborhood offering a diverse selection of residential properties encompassing high-rise multi-family buildings, townhouses, and single family homes. The downtown Orlando geography is accentuated with beautiful lakes, public parks, and recreational venues, providing residents with an ideal place to live and raise a family.

12,333 Residential units downtown

94.2% Apartment occupancy rate

\$1,627 Average rental rate (\$1.87 per SF)

3,337 Residential units in-progress or proposed

58% Residential population increase from 2000 to 2016

52.4% Bachelor's degree or higher

\$73,286 Average household income

WHO WORKS DOWNTOWN?

Downtown Orlando is Central Florida's hub for finance, government, commerce, and is home to a growing tech industry. The City of Orlando serves our business community by creating an environment that supports the various industries in our downtown core and the entire region. Downtown Orlando will continue to create, retain, and attract high-wage and high-value jobs that grow the economy.

11,083,733 Rentable square feet

91.2% Office occupancy rate

\$25.06 Average office rental rate per SF

191 Business licenses issued in 2017

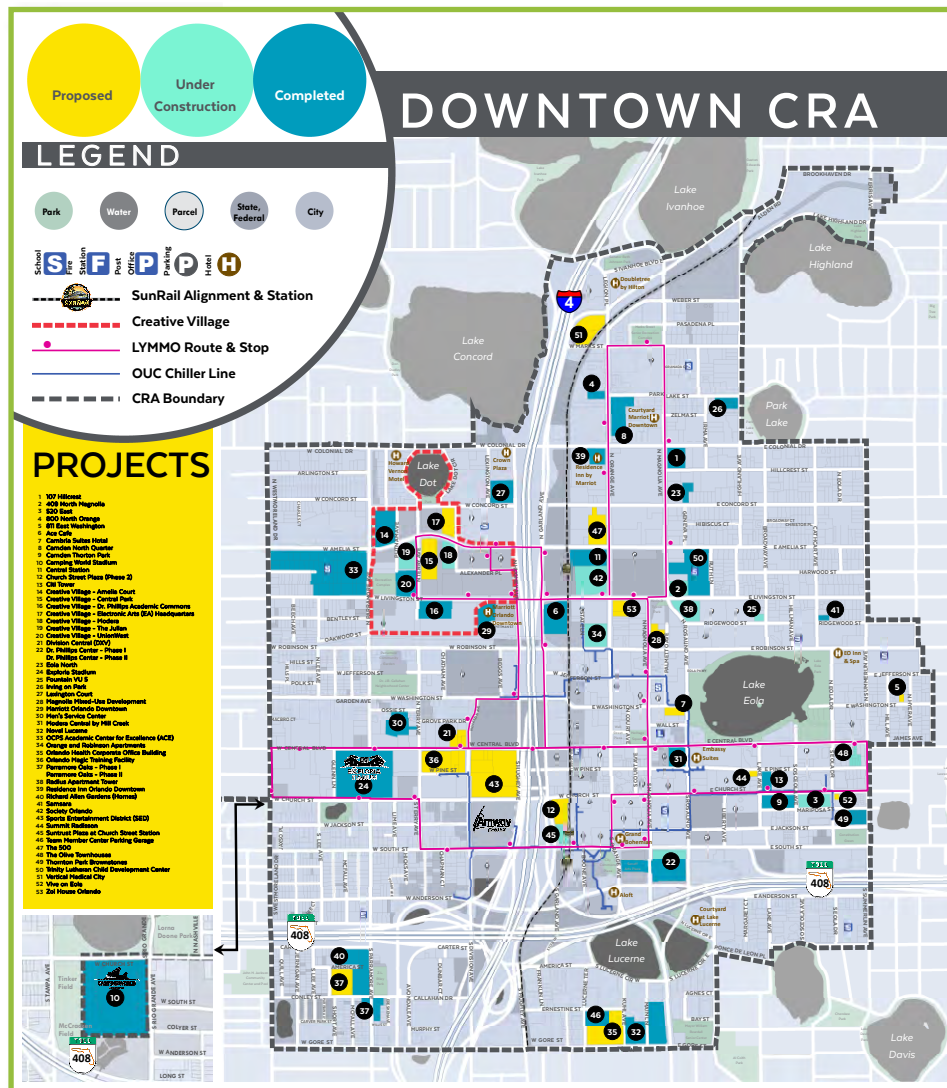
80,047 Total jobs in downtown Orlando

54.2% Are college educated

\$70,808 Average salary downtown

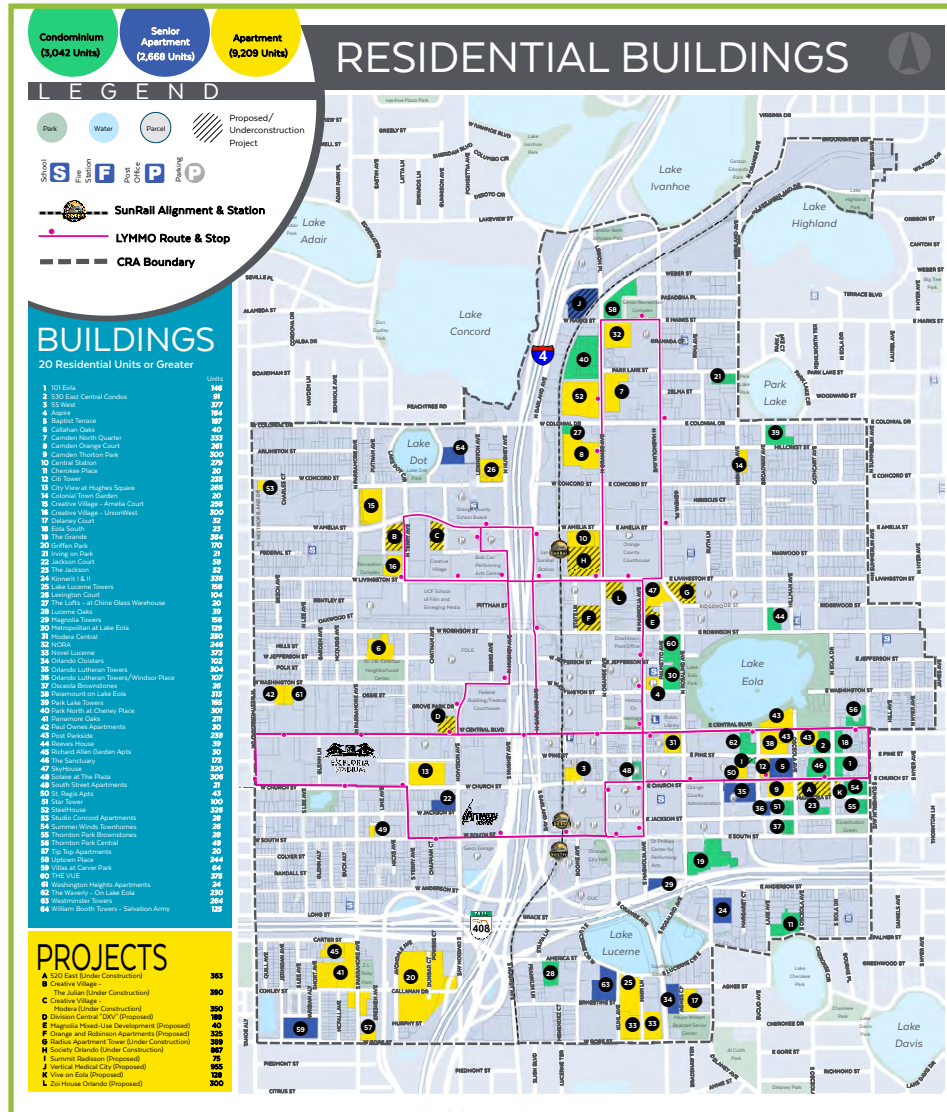
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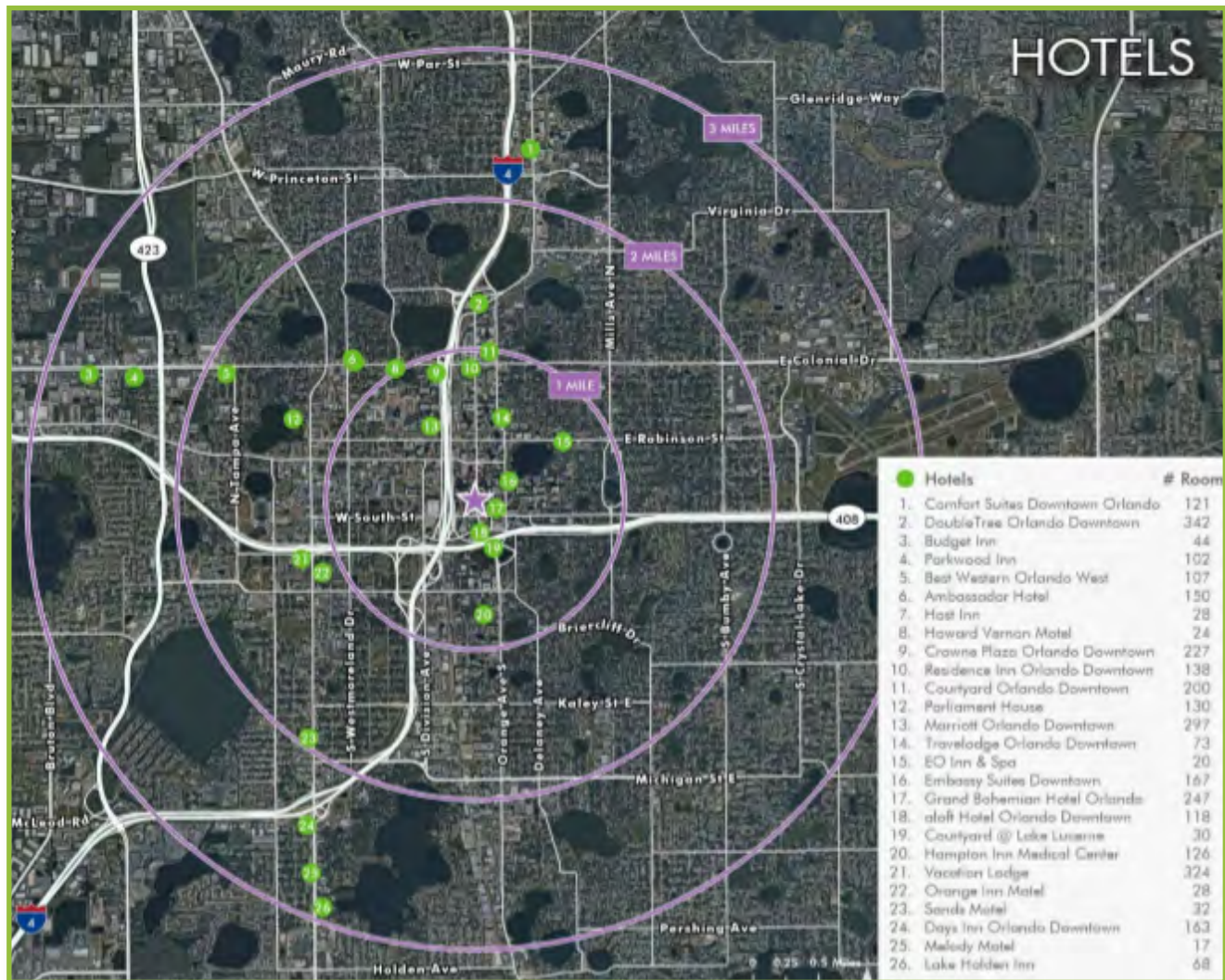
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ARCHON
COMMERCIAL ADVISORS

Janet Galvin
O 407 278 5535 x 404
C 407 484 9562
janet@archonca.com

100 East Central Blvd, Suite #2
Orlando, FL 32801
P 407 278 5535 | F 407 545 2844
www.archonca.com

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