

FOR SALE - MEDICAL OFFICE CONDOMINIUM UNIT

1802 Kuhl Ave, Unit B, Orlando, FL 32806



SALE PRICE: \$460,000

SPACE TYPE: Medical Office

YEAR BUILT 1985

CONSTRUCTION: Concrete Block

PROPERTY OVERVIEW

This property is available for sale and consists of a medical office condominium unit within a 3-unit condominium building. It is located just one block south of the Orlando Health hospital campus and surrounding medical uses. This property has good access to transportation networks.

PROPERTY FEATURES

- 1,984 SF
- Reception/Waiting Room
- 2 Offices and 2 Executive Offices
- Breakroom
- 3 Exam Rooms
- 2 Restrooms
- Administrative Space and Storage
- Recent replacement of HVAC Unit in 2017

KW COMMERCIAL
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ORLANDO, FL

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PRESENTED BY:

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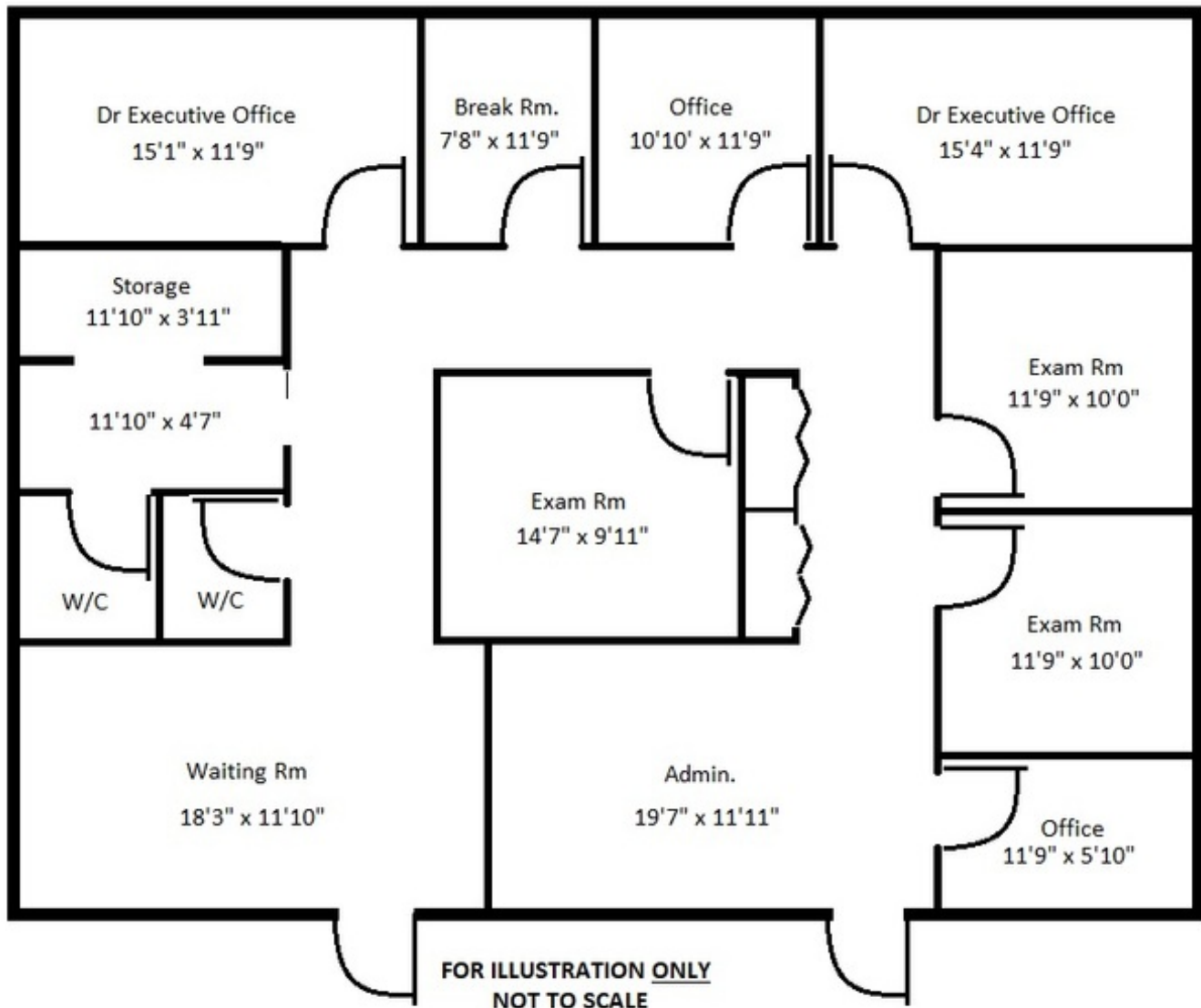
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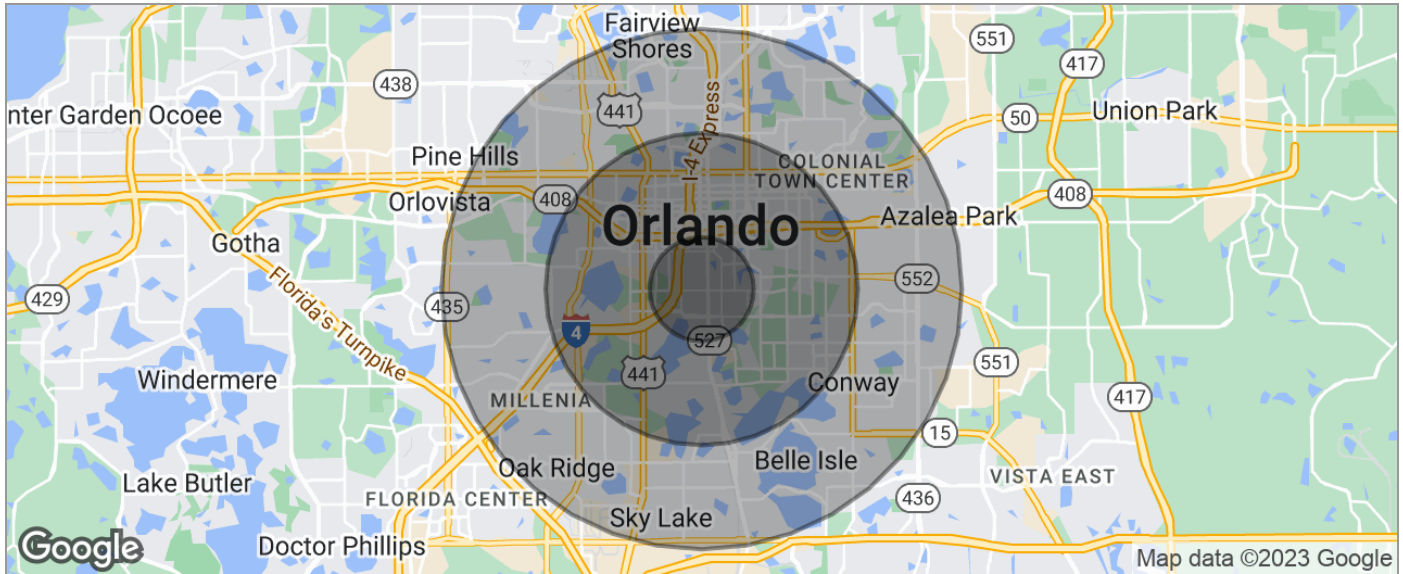
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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	8,733	100,539	266,982
MEDIAN AGE	38.8	36.5	35.3
MEDIAN AGE (MALE)	37.4	35.2	33.7
MEDIAN AGE (FEMALE)	39.8	38.3	36.8
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	3,815	41,958	107,362
# OF PERSONS PER HH	2.3	2.4	2.5
AVERAGE HH INCOME	\$71,007	\$59,959	\$60,941
AVERAGE HOUSE VALUE	\$448,245	\$285,609	\$299,300
RACE	1 MILE	3 MILES	5 MILES
% WHITE	67.9%	62.4%	59.6%
% BLACK	25.6%	29.4%	27.8%
% ASIAN	1.9%	1.7%	2.6%
% HAWAIIAN	0.0%	0.0%	0.1%
% INDIAN	0.4%	0.6%	0.6%
% OTHER	3.1%	4.3%	7.5%
ETHNICITY	1 MILE	3 MILES	5 MILES
% HISPANIC	10.2%	16.0%	21.4%

* Demographic data derived from 2020 ACS - US Census

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