



8191 VINELAND AVENUE, ORLANDO, FL 32703

SECOND-GEN FREE-STANDING RESTAURANT
ORLANDO TOURISM CORRIDOR

PROPERTY HIGHLIGHTS

6,872 SF

- Second-generation restaurant
- Adjacent to Orlando Vineland Premium Outlets
- Located in the heart of Orlando's tourism corridor
- Surrounded by national restaurants such as McDonald's, Outback, Starbucks, and Freddy's
- Property sits directly in front of Publix with easy access to I-4 and I-Drive
- Ample on-site parking

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	10,490	45,808	137,661
Households	3,227	16,518	49,743
Avg. HH Income	\$87,565	\$94,011	\$91,772

For More Information:

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FOR SALE OR LEASE
Contact Broker for Pricing

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SUMMARY

V3 Commercial Advisors is thrilled to exclusively bring to market this free standing second gen restaurant building in Orlando's tourist corridor.

The building is 6,872 SF with a large parking lot. Being located right off I-4, it is adjacent to the Orlando Vineland Premium Outlets which boasts millions of visitors every year. The property is within minutes of world renowned theme parks such as Seaworld, Disney, and Universal. This is an exceptional opportunity to establish a market presence in one of the most sought after trade areas in Florida.



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to leasing.



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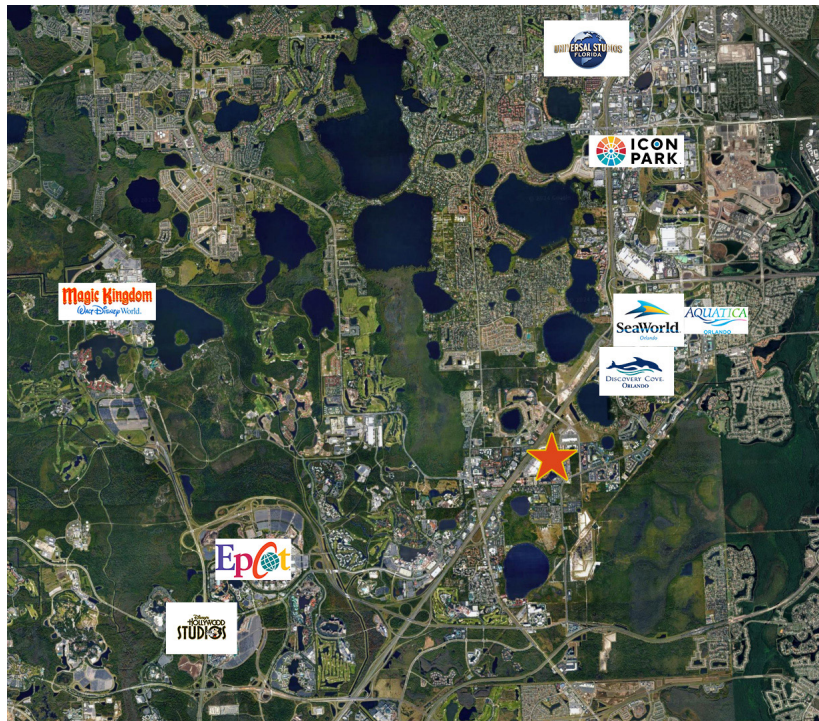
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TOURISM FACTS

- 2.7 million people reside within 30 miles of the subject property.
- Disney World generates around 58 million people each year on average (6 miles from subject)
- SeaWorld generates around 4.45 million people each year (4 miles from subject)
- Orlando Tourist Corridor welcomed 74 million annual visitors in 2022
- Orlando named largest U.S travel and tourism destination by the World Travel & Tourism Council, 2022
- International Drive accommodated 16.8 million overnight and day visitors in 2022

