250 S PARK AVE

WINTER PARK'S MOST PRESTIGIOUS ADDRESS



FOUNDRY COMMERCIAL



CLASS-A OFFICE BUILDING

250 S Park Ave is a Class A office building located in the heart of historic Winter Park. It is within walking distance of Sunrail Winter Park Station stop, Alfond Inn and Rollins College.

SUITE	RSF
320	1,902
370	2,074
510	1,874
B10	1,971

PROPERTY FEATURES

- 3/1,000 RSF covered & secured parking
- On-site property management
- The Wine Room located on the first floor of building
- Across from Central Park
- Walkability Score: 95
- On-site banking
- Balcony space overlooking downtown Winter Park

FOUNDRY COMMERCIAL

FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker



ORIGINAL ARCHITECTURE



CLASS-A BUILDING

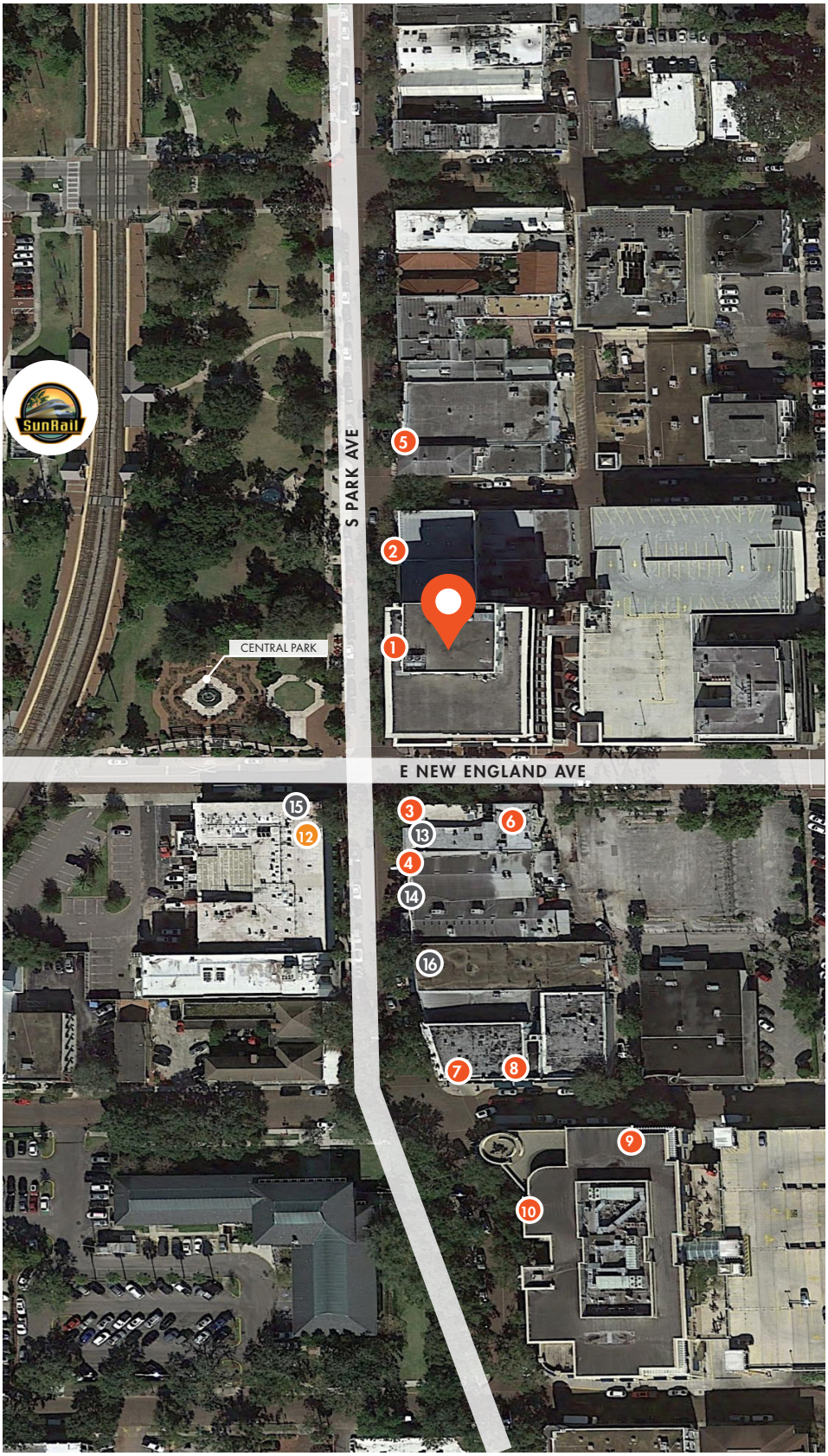


LOCATED RIGHT ON PARK AVE

FOUNDRY COMMERCIAL

FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker



LOCATION

250 S Park Ave is located in the center of Winter Park's finest dining and retail selections. Within walking distance are many eateries and shopping options.

WALKABLE DINING

1. The Wine Room
2. Pannullo's Italian
3. Peterbrooks Chocolatier
4. 310 Park South
5. The Parkview
6. Haagen-Dazs
7. Power House Cafe
8. Park Avenue Pizza
9. Park Avenue Smoothie Cafe
10. Starbucks

HOTEL

12. Park Plaza Hotel

AMENITIES

13. Taylors Pharmacy
14. The Partridge Tree Gift Shop
15. Tuni's
16. Kennedy's All-American Barber Shop

FOUNDRY COMMERCIAL

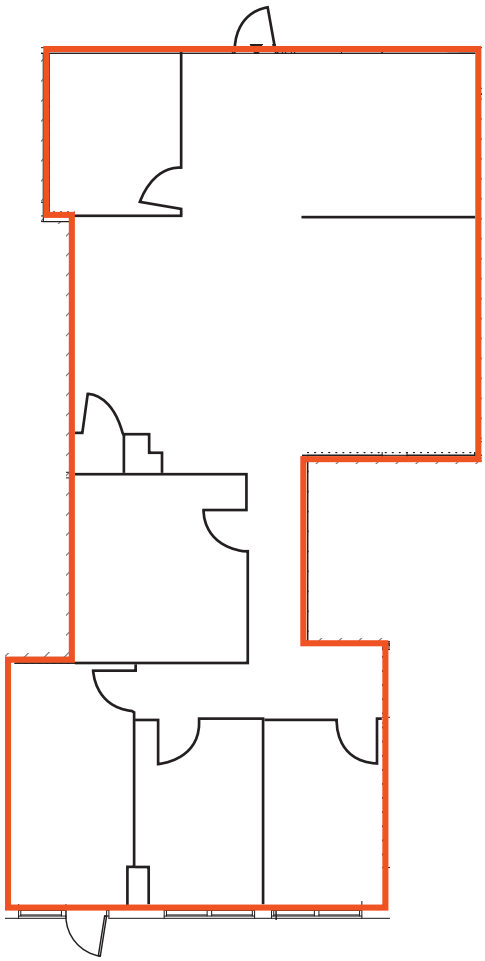
FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker

3RD FLOOR

SUITE 320

1,902 SF AVAILABLE 8/1/2027



Although the information contained herein was provided by sources believed to be reliable, Foundry Commercial makes no representation, expressed or implied, as to its accuracy and said information is subject to errors, omissions or changes.

FOUNDRY COMMERCIAL

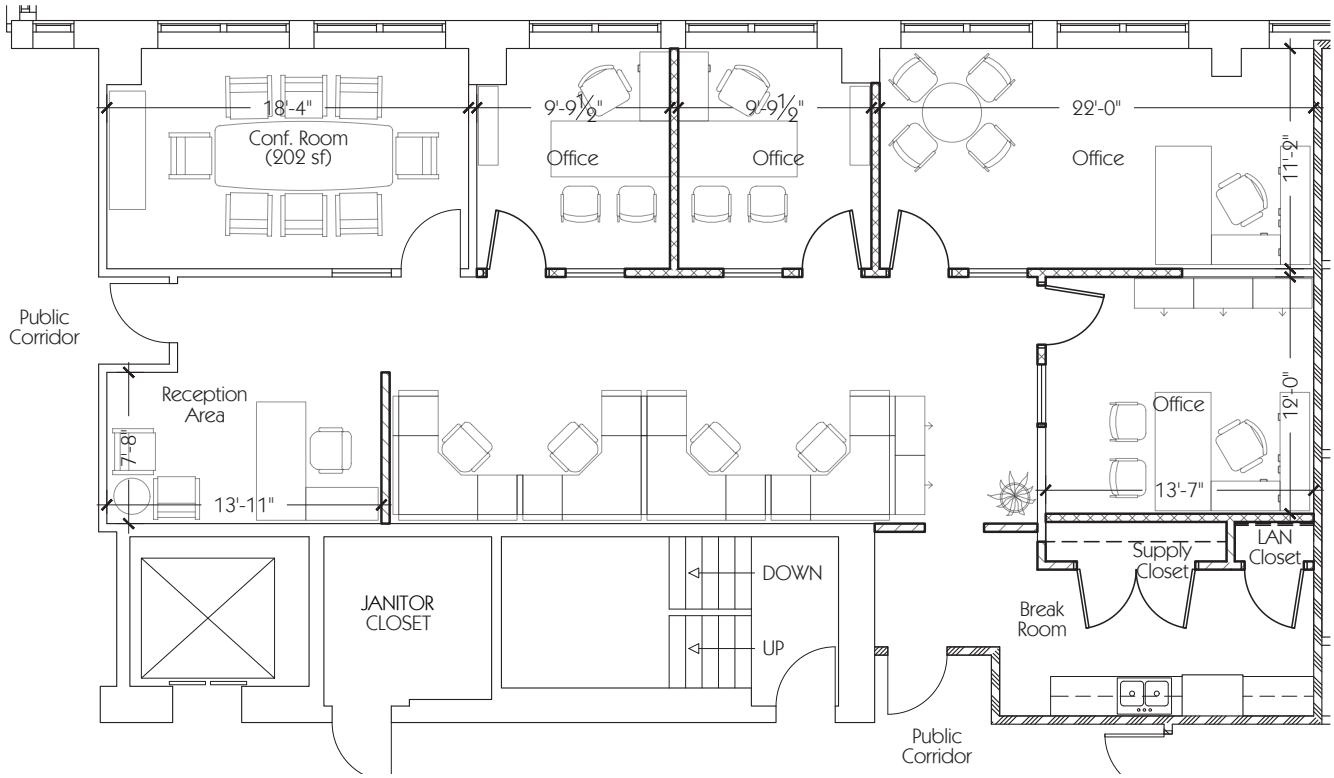
FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker

3RD FLOOR

SUITE 370

2.074 SF AVAILABLE IN 90 DAYS



Although the information contained herein was provided by sources believed to be reliable, Foundry Commercial makes no representation, expressed or implied, as to its accuracy and said information is subject to errors, omissions or changes.

FOUNDRY COMMERCIAL

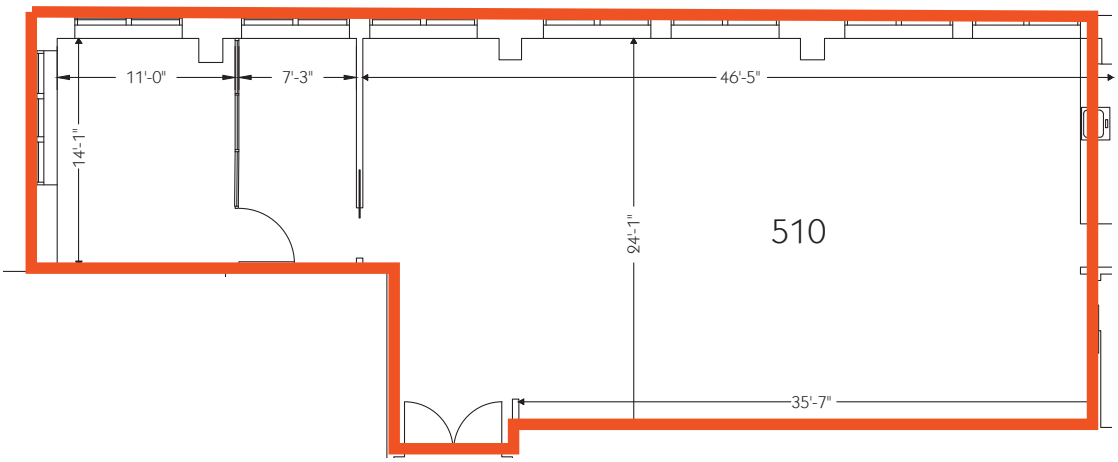
FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker

5TH FLOOR

SUITE 510

1,874 SF AVAILABLE 30 DAYS



FOUNDRY COMMERCIAL

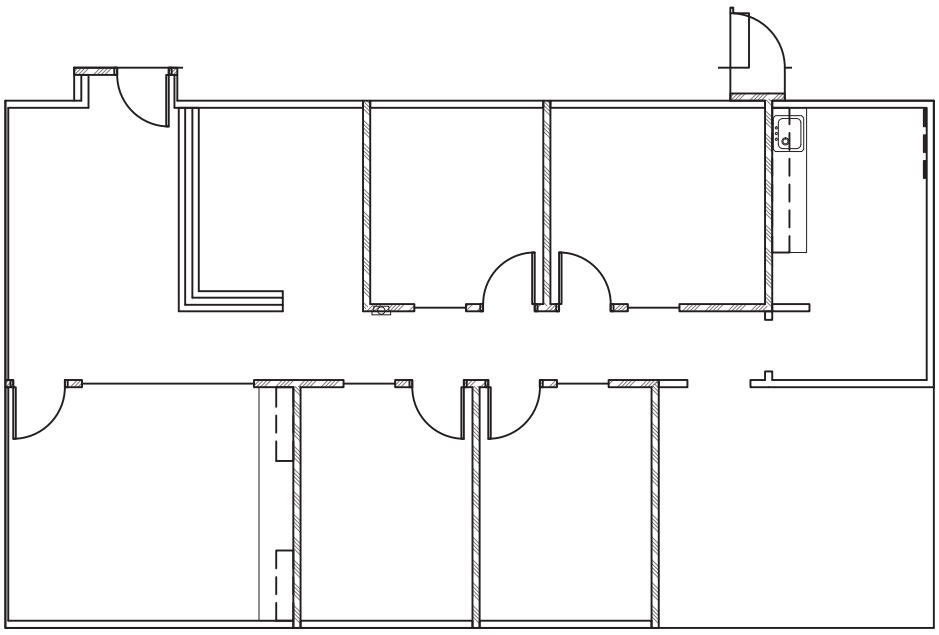
FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker

B FLOOR

SUITE B10

1,971 SF AVAILABLE



FOUNDRY COMMERCIAL

FOR MORE INFORMATION, PLEASE CONTACT:

ALEX ROSARIO | **407.540.7713**
Partner
Alex.Rosario@foundrycommercial.com
Licensed Real Estate Broker