

# Freestanding Closed Convenience Store

## FOR LEASE \$26.00 psf NNN

**3290 N. Narcoossee Road  
St. Cloud, Osceola County, Florida**

### Property Highlights

- Building Size 3,285 square feet
- Year Built 1999
- Land Size – 1.79 acres (77,972 sq. ft.)
- Zoning Classification – PD
- Freestanding sign
- 2020 Property Taxes - \$23,035
- Just south of Lake Nona
- Traffic Count – 35,090 (Narcoossee)  
15,334 (Boggy Creek)

***Offered as a sublease until  
3/31/2024***

**Will be restricted from being used  
as a Convenience Store  
(other restrictions may apply)**



**Contact:**

**Gina LeMaster Brown**  
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gina@intrepidcre.com

**365 Citrus Tower Blvd., Suite 102, Clermont, FL 34711 - [www.intrepidcre.com](http://www.intrepidcre.com)**

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 do not guarantee it. All information should be verified before entering into an agreement.

# Overhead Aerial

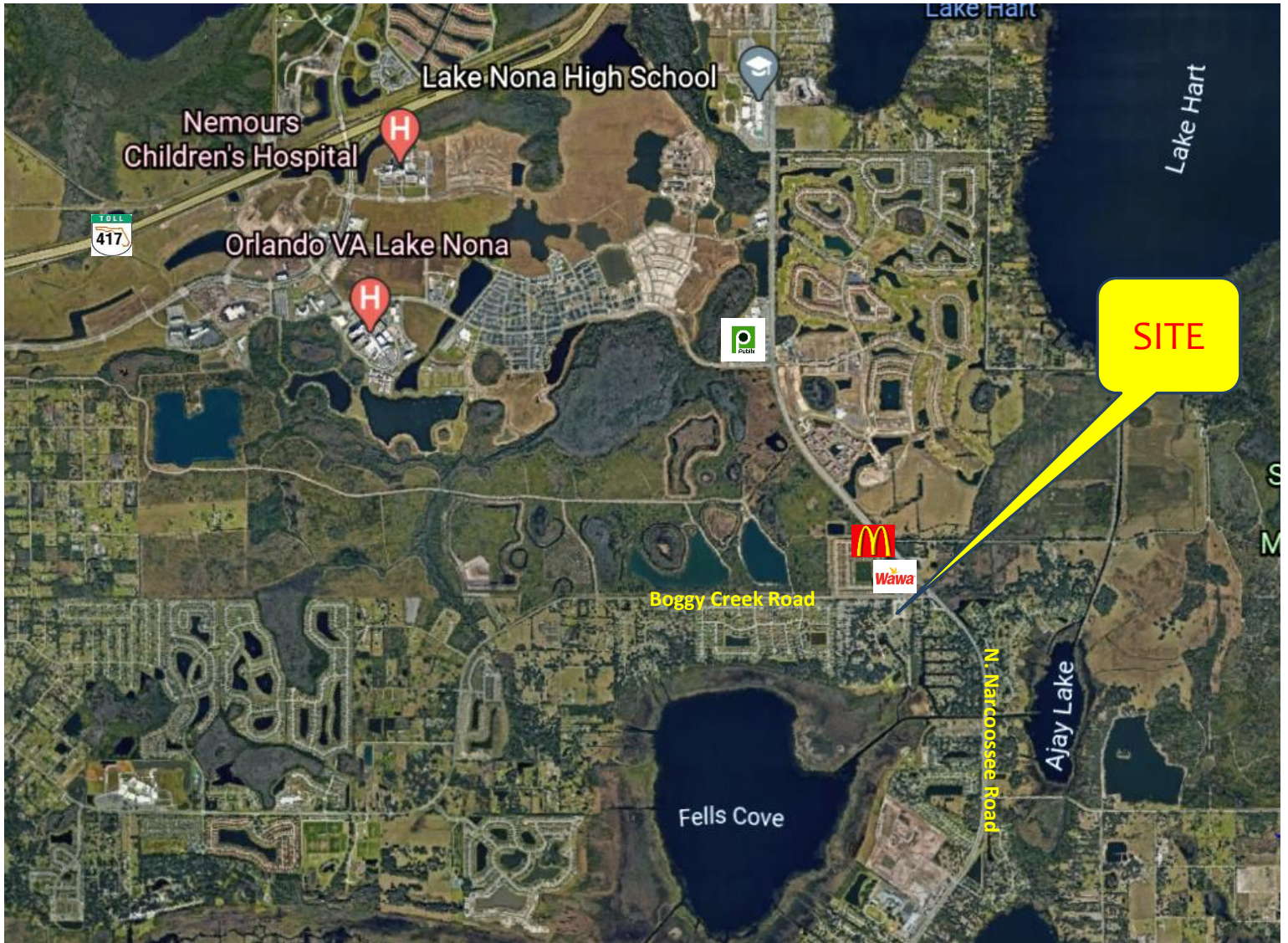


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# High Aerial

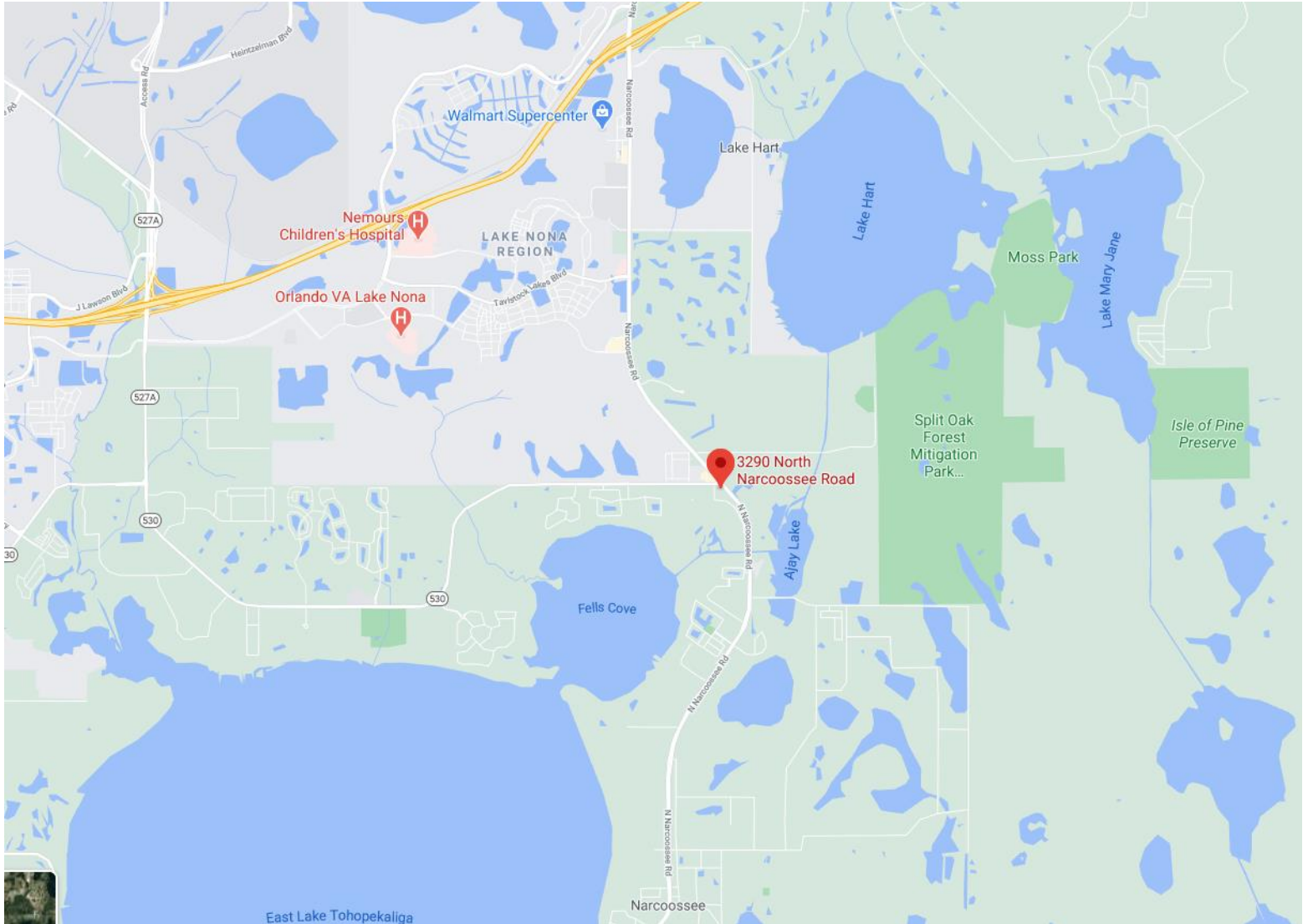


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# Area Map



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