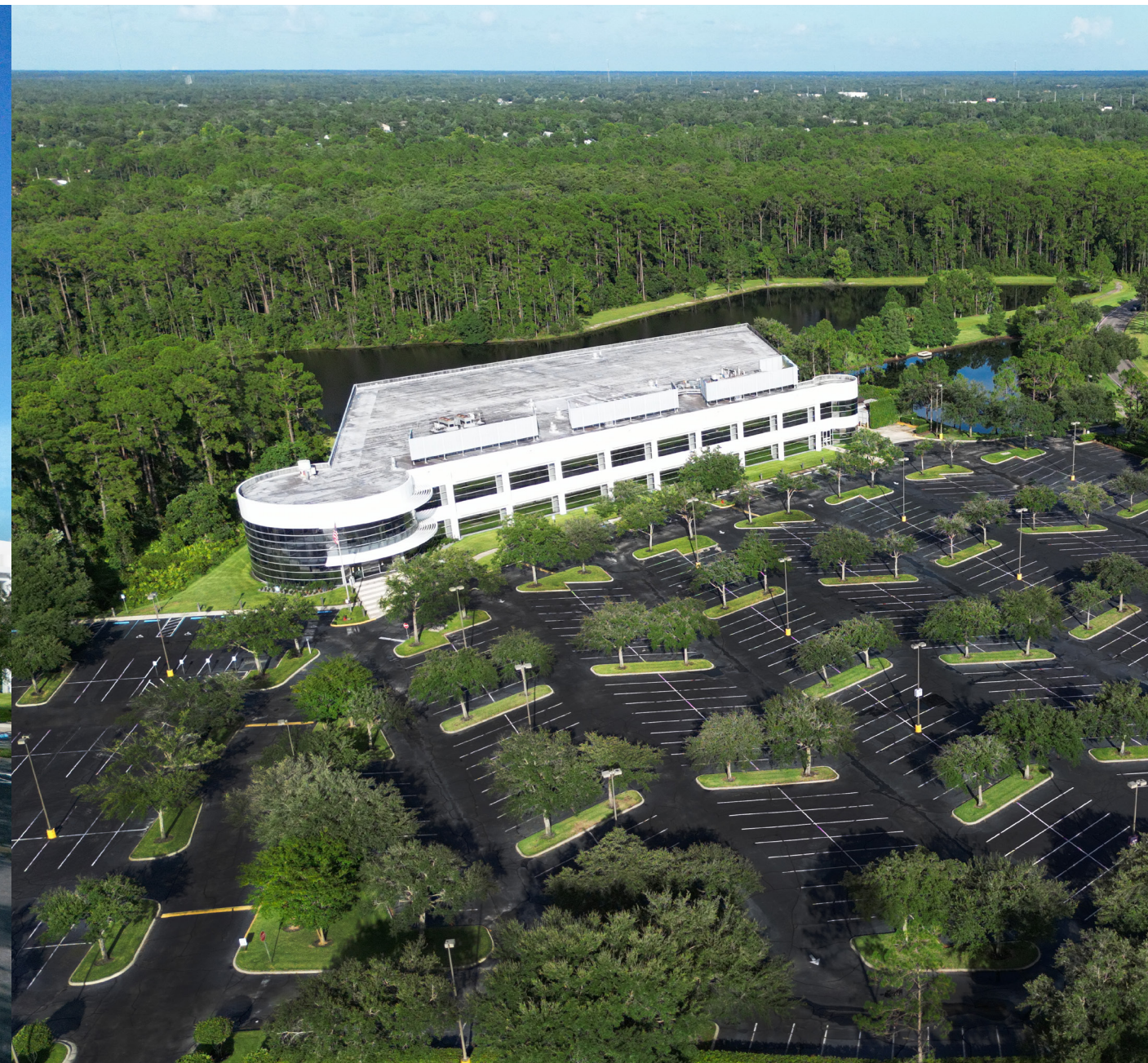




INGENUITY POINT

12650 Ingenuity Drive
Orlando, FL 32826



INGENUITY POINT

CLASS A
STATE-OF-THE-ART
BUILDING



LOCATION
ORLANDO, FL



PROPERTY SIZE
124,500 RSF



FLOORS
2



FLOOR PLATE
60,000 RSF



PARKING
7:1,000

Welcome to **INGENUITY POINT**

Ingenuity Point is located at the corner of Challenger Parkway and Ingenuity Drive in Orlando's renowned Central Florida Research Park and adjacent to NAVAIR and the University of Central Florida.

- Tenant Lounge / Collaboration Space
- Lake Views / Full-Height Glass
- Cantina Food Service Onsite
- Redundant Power from Two 1100 kW Generators (Full Building / Tenant Backup)
- Onsite Security and Engineer
- Generous Parking at 7/1000

Property FEATURES



ON-SITE
CANTINA



TENANT
LOUNGE



COMMON
AREAS



LAKE
VIEWS



RECREATIONAL
AREA



Property LOCATION

INGENUITY POINT

12650
INGENUITY DRIVE

NAVAL SUPPORT ACTIVITY CENTER (NAVAIR)

UNIVERSITY OF CENTRAL FLORIDA

INGENUITY DRIVE

CHALLENGER PARKWAY

TOLL 408 EXPRESS ROAD 408 1 MILE

TOLL 417 EXPRESS ROAD 417 6 MILES

ORLANDO EXEC AIRPORT 12 MILES

DOWNTOWN ORLANDO 15 MILES

ORLANDO INTL AIRPORT 19 MILES

SANFORD INTL AIRPORT 25 MILES

N

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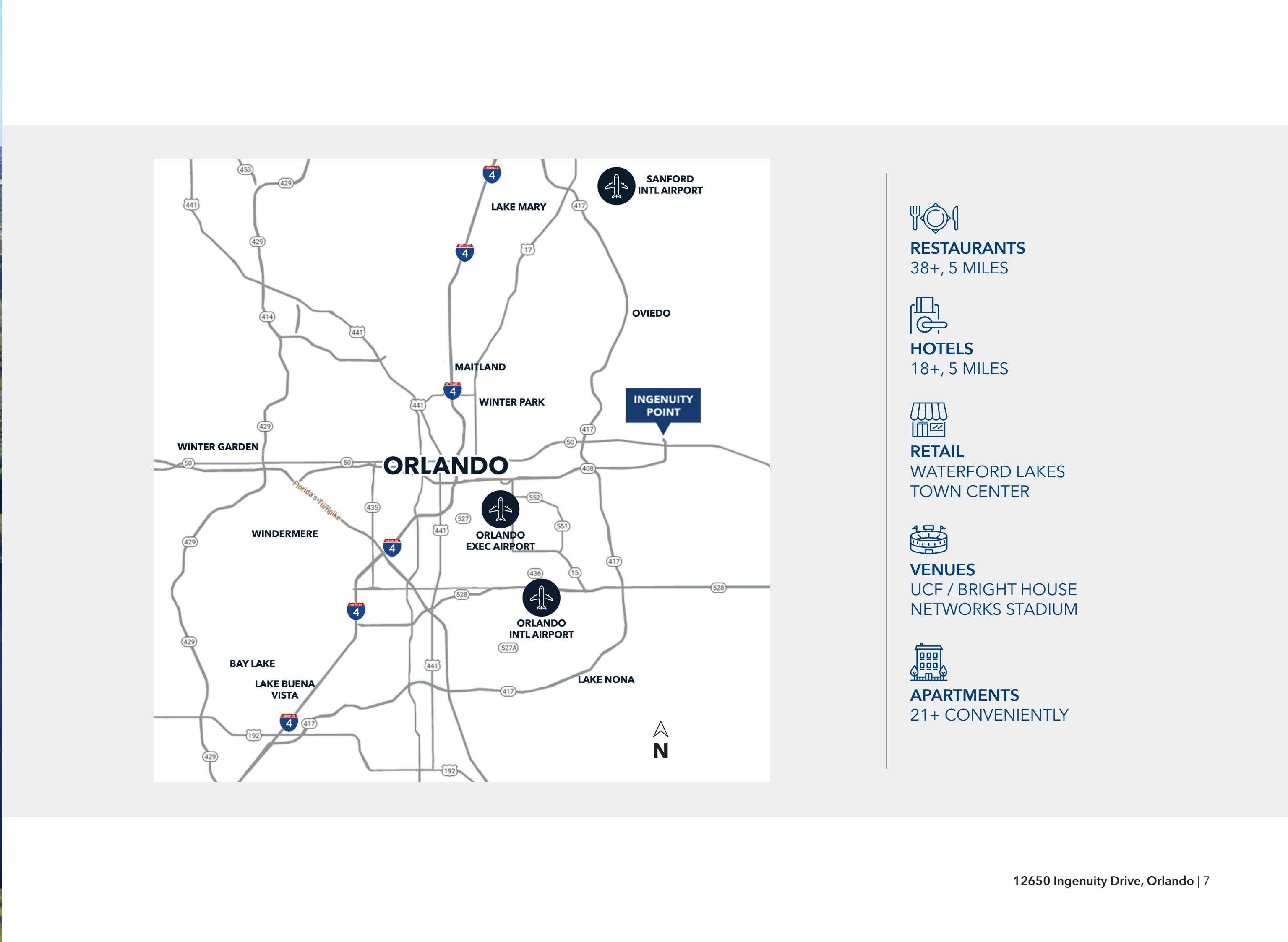
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RESTAURANTS

38+, 5 MILES

HOTELS

18+, 5 MILES

RETAIL

WATERFORD LAKES
TOWN CENTER

VENUES

UCF / BRIGHT HOUSE
NETWORKS STADIUM

APARTMENTS

21+ CONVENIENTLY

12650 Ingenuity Drive, Orlando | 7

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Central Florida RESEARCH PARK

The Central Florida Research Park (CFRP) is Orlando’s tech hub.

CFRP STATS:

- Nation’s 6th largest research park
- 1,027 acre campus-like office park
- Employs more than 10,000 employees
- 145 companies
- 65 buildings
- Home to the nation’s Army, Navy, Airforce and Marine’s simulation operations

CFRP MAJOR OCCUPANTS:

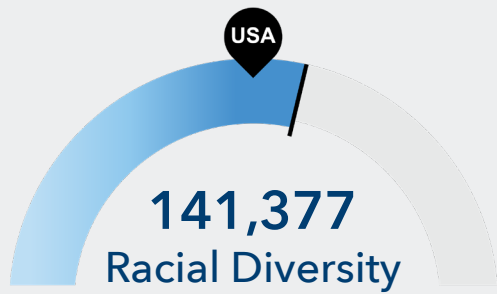
- National Center for Simulation
- Naval Support Activity of Orlando
- PEO STRI
- Air Force Agency for Modeling and Simulation
- ACC Orlando
- Mission Support Orlando
- Defense Contract Management Agency and Marine’s Simulation Operations



Population grew by 11,946 over the last 5 years and is projected to grow by 17,001 over the next 5 years.



Retirement risk is low in your area. The national average for an area this size is 83,852 people 55 or older.



Racial diversity is high in your area. The national average for an area this size is 113,479 racially diverse people.

GRADUATE PIPELINE



174 Programs



18,622 Completions
(2020)



12,240 Openings
(2020)

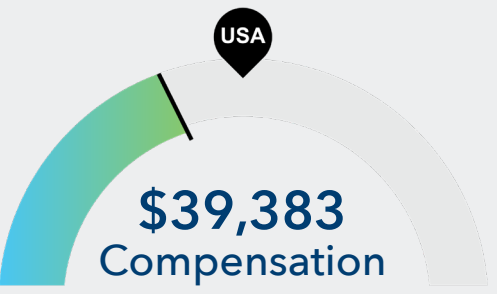
TOP AREA SCHOOL



University of
**Central
Florida**

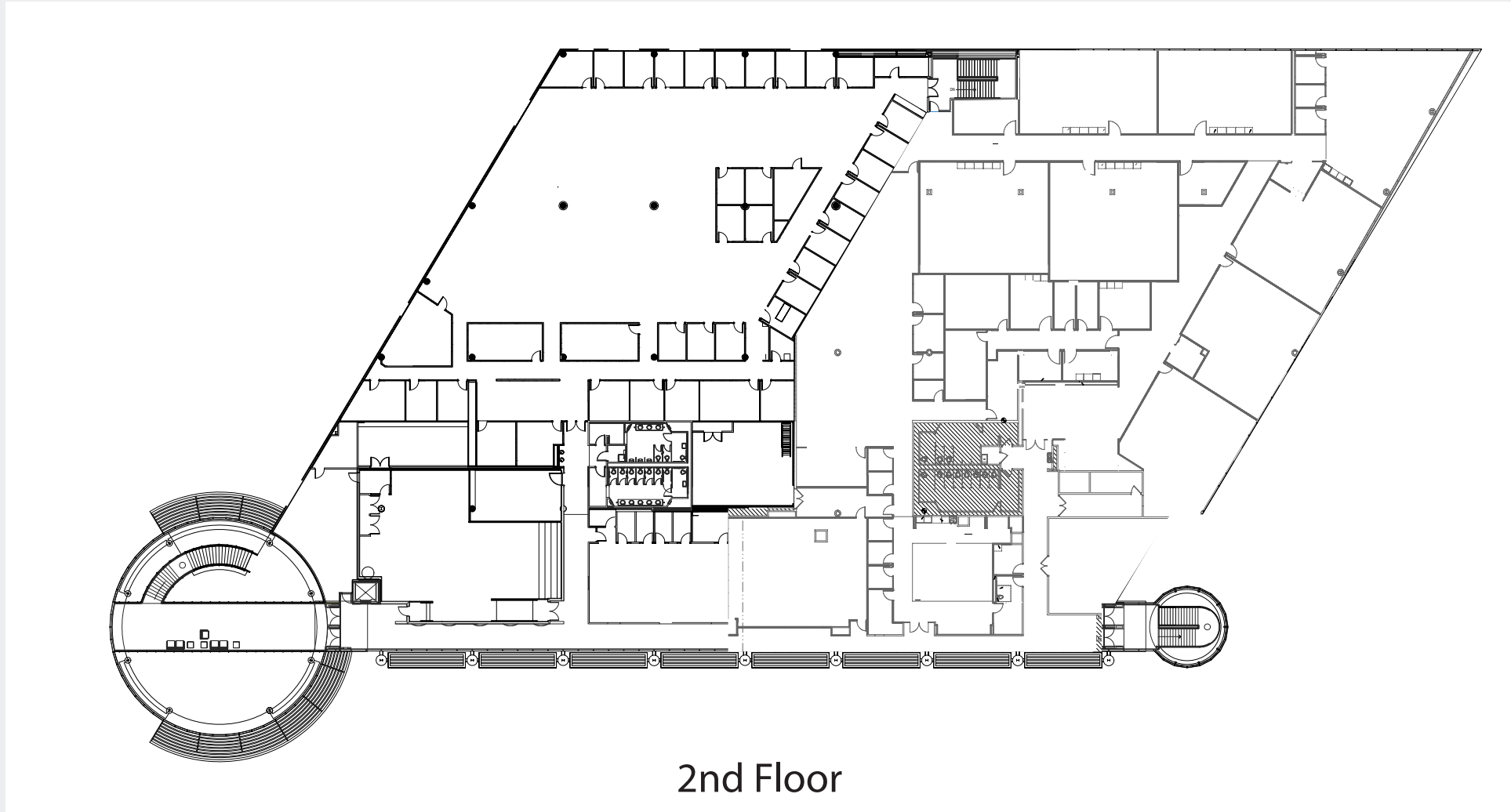
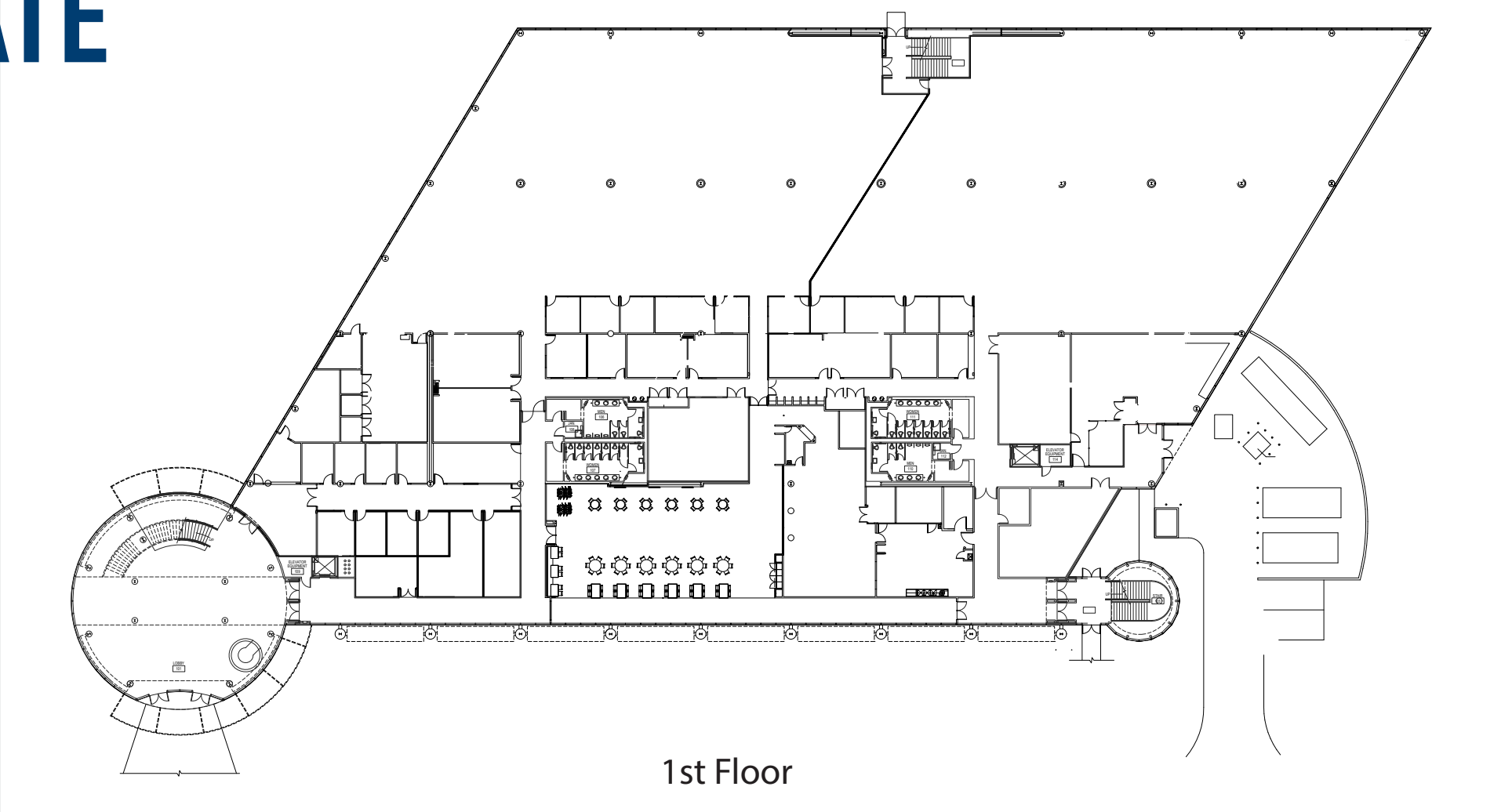


Your area is about average for this kind of talent. The national average for an area this size is 86,112* employees.



The cost for talent is low in your area. The national median salary for your occupation is \$42,214.

Typical FLOOR PLATE



INGENUITY POINT

CLASS A STATE-OF-THE-ART BUILDING



CLIFF STEIN

407.610.7377

cstein@trpcr.com

TIFFANY ZULLO

407.659.0120 ext 114

tzullo@trpcr.com

[Click For Available Spaces](#)

[Click For Printable Brochure](#)



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