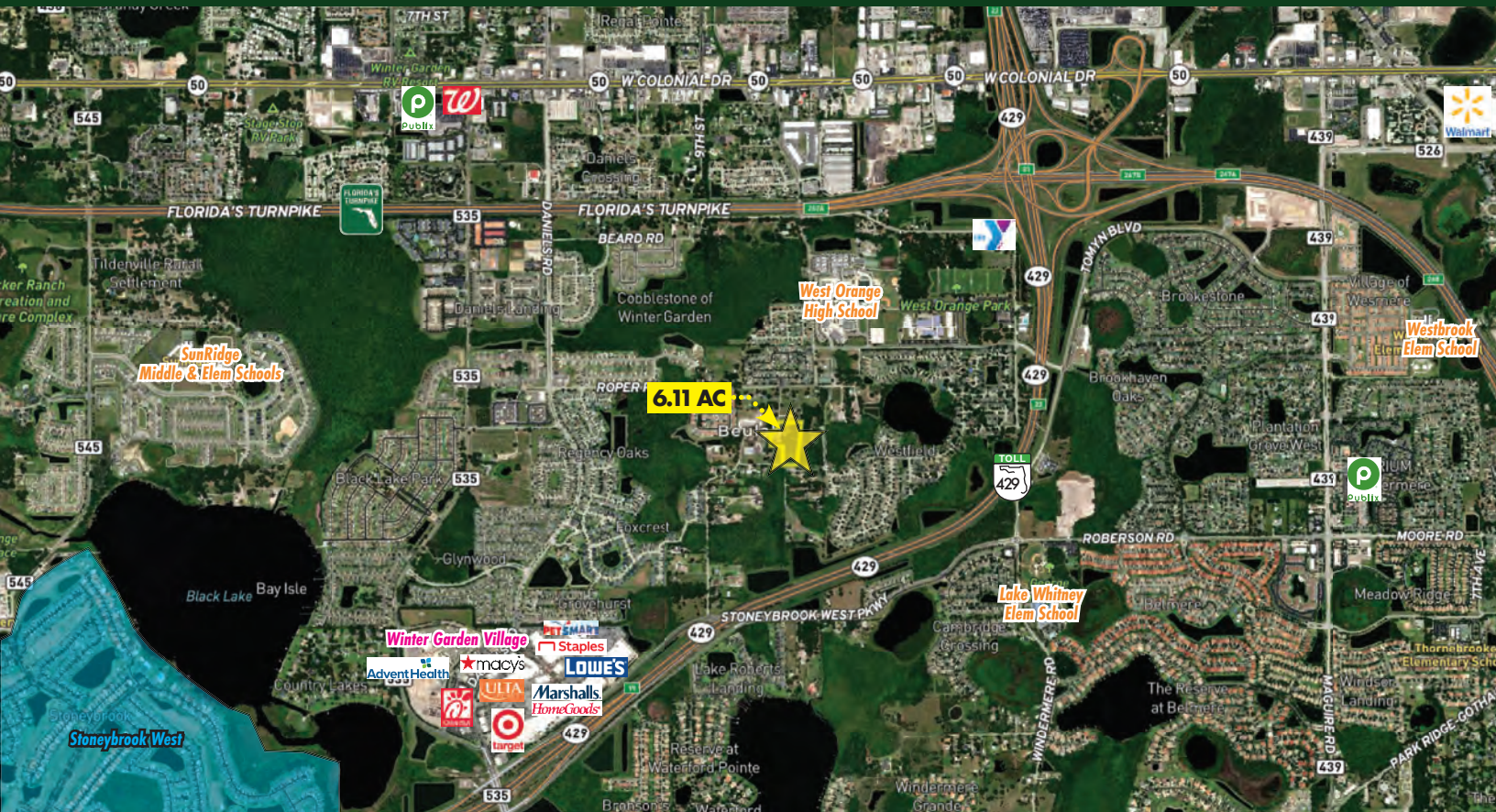


**FOR  
SALE**

# 6-ACRE RESIDENTIAL OPPORTUNITY NEAR WEST ORANGE HIGH SCHOOL

621 Beulah Rd, Winter Garden, FL 34787



## ABOUT THE PROPERTY

**SIZE** 6.11± acres

**PRICE** \$1,150,000

**ZONING** A-1

**FLU** R (Rural)

**UTILITIES** Electric - available; Well - available;  
Septic System - required

**ROAD FRONTAGE** 244' on Beulah Rd

**PARCEL ID** 36-22-27-0000-00-004

## DESCRIPTION

### Minutes away from everything you need!

Located in Winter Garden, this property offers convenient access to a variety of local amenities, including shopping centers, restaurants, medical care, and parks. It is also less than 1/3 mile from West Orange High School. The central location provides easy access to major highways, making commuting a breeze. With over 6 acres and no HOA, you can build your dream home, customizing the property to your liking.

**Don't miss this opportunity - call to schedule a showing TODAY!**

**MAURY L. CARTER & ASSOCIATES, INC.**

Licensed Real Estate Brokers | [www.maurycarter.com](http://www.maurycarter.com) | 407-422-3144

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## DEMOGRAPHICS

US Census (2023)

**Winter  
Garden**

**Total Population**

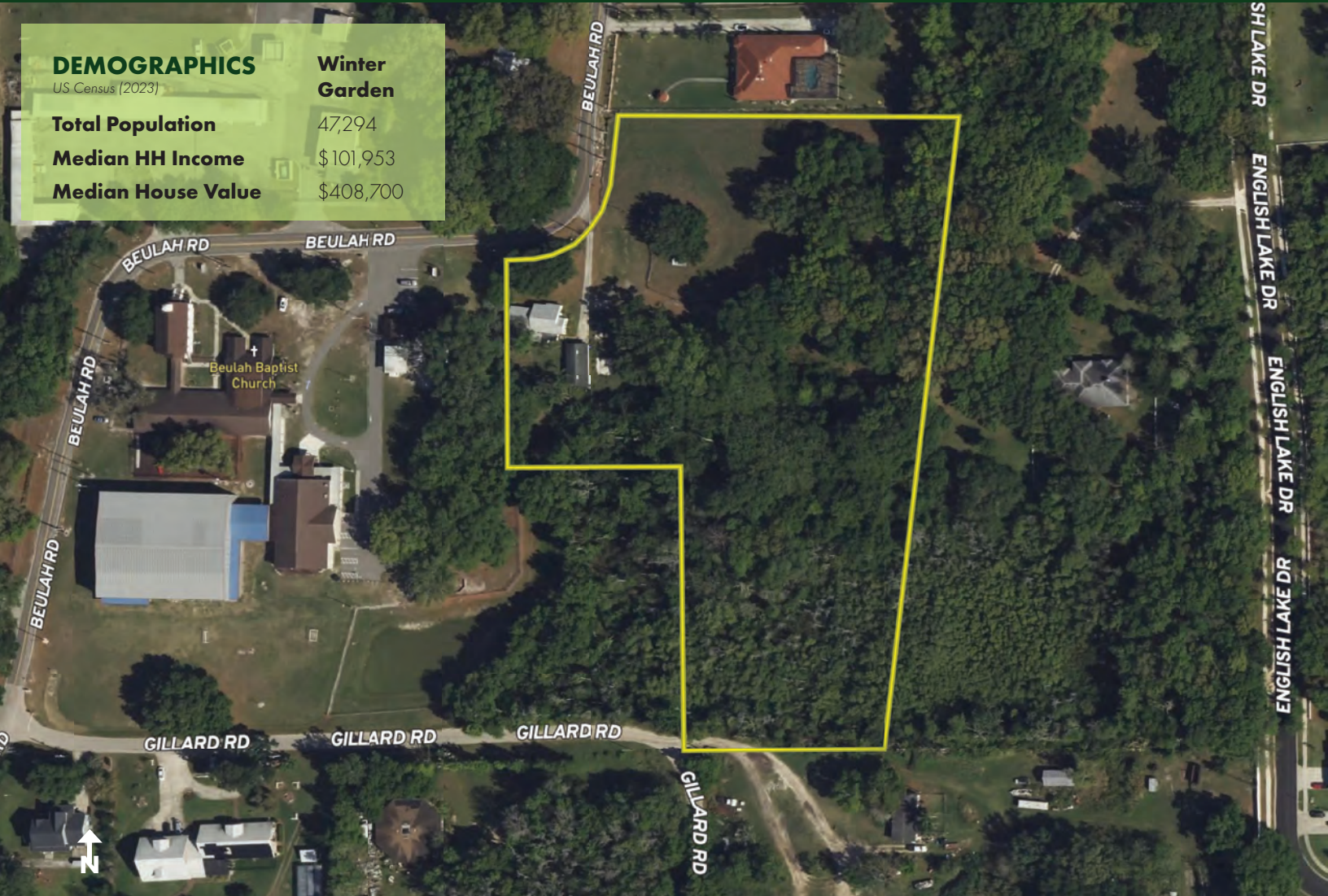
47,294

**Median HH Income**

\$101,953

**Median House Value**

\$408,700



**PARCEL MAP**

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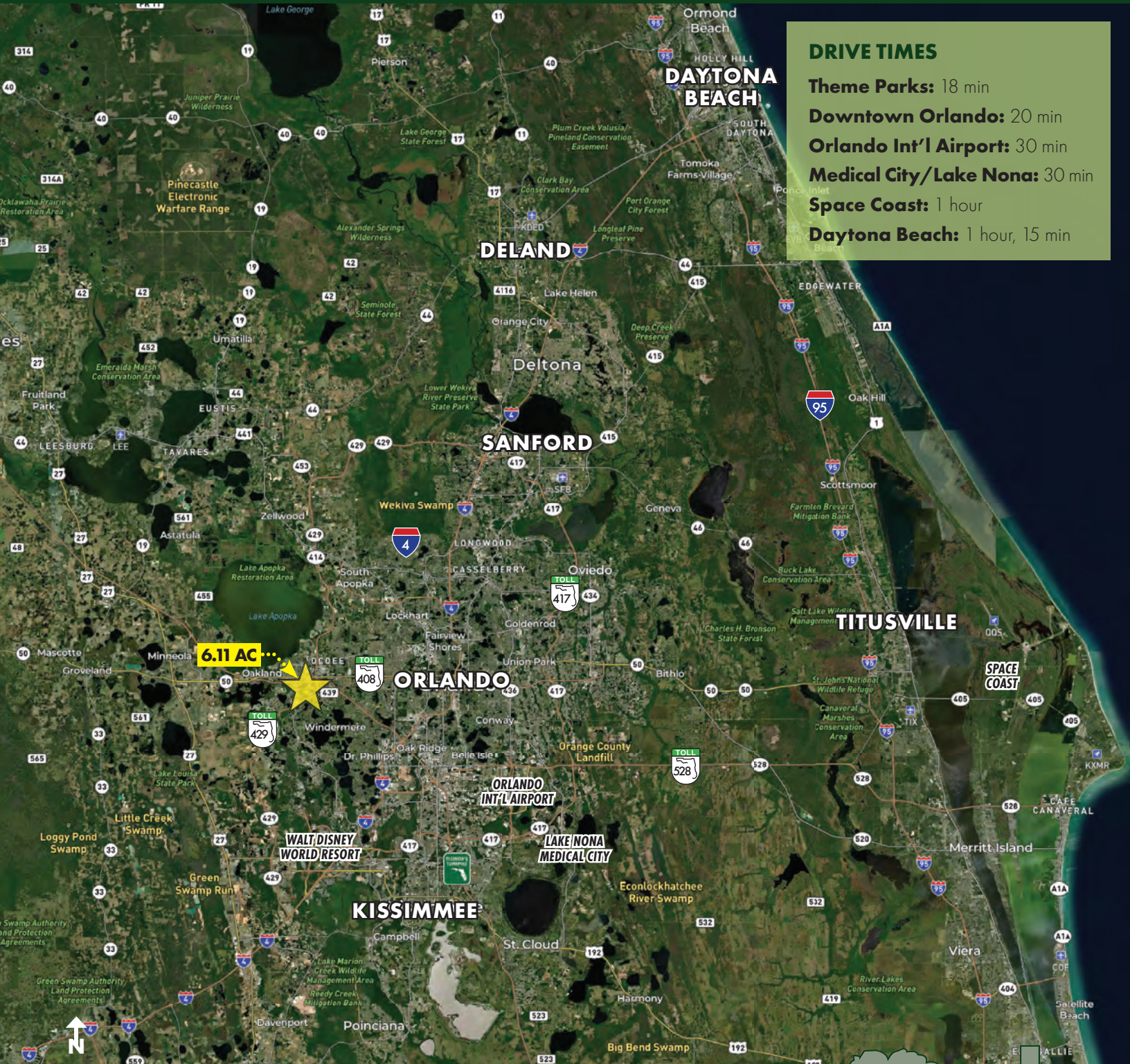


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## DRIVE TIMES

- Theme Parks:** 18 min
- Downtown Orlando:** 20 min
- Orlando Int'l Airport:** 30 min
- Medical City/Lake Nona:** 30 min
- Space Coast:** 1 hour
- Daytona Beach:** 1 hour, 15 min

**LOCATION MAP**

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