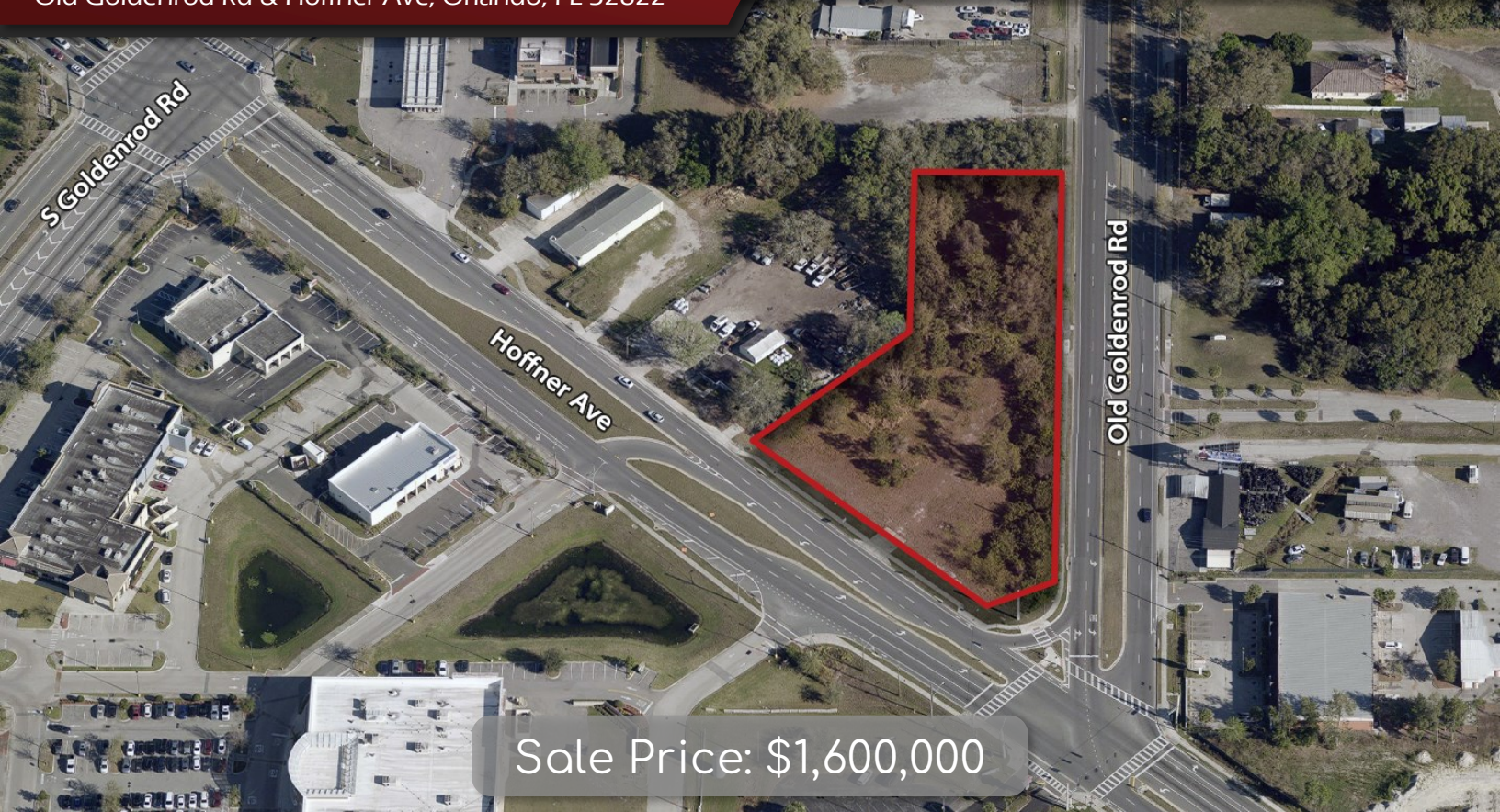


Narcoossee Area Development

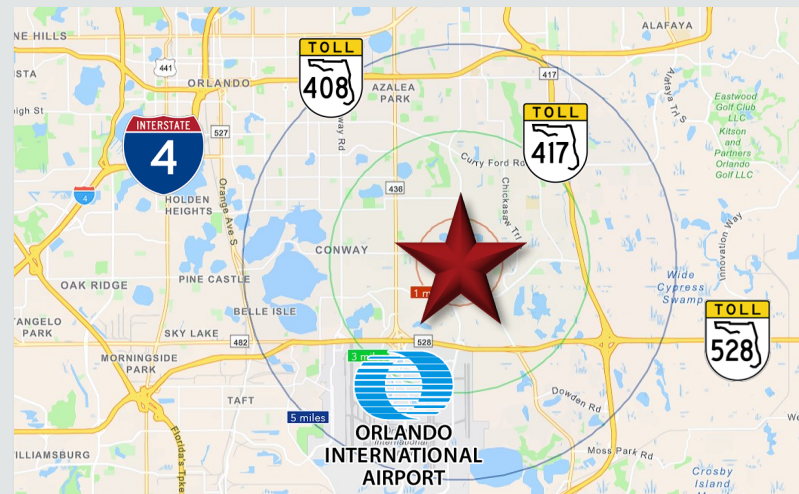
Old Goldenrod Rd & Hoffner Ave, Orlando, FL 32822



Sale Price: \$1,600,000

LOCATION DETAILS

Located at the lighted intersection of Old Goldenrod Rd and Hoffner Ave with an average traffic count of +37,300 vehicles per day. Less than 5 miles from the Orlando International Airport, and less than 8 miles from Lake Nona Medical City. North of Goldenrod Marketplace with strong retailers such as Walmart Supercenter and Marshalls, and the new Century Vista Palms Apartments.



PROPERTY DETAILS

- **±1.87 Acres** total
- **280' Frontage** on Hoffner Ave and 490' on Old Goldenrod Rd
- **AC-1 Zoned** (Community Activity Center District)
- **Commercial FLU** (Orlando City)
- **Restricted Uses:** Convenience store; gas station; grocery store; auto supply store

2024 DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
Population	11,606	83,830	205,240
Average HH Income	\$81,006	\$86,439	\$99,333
Median HH Income	\$58,868	\$62,219	\$69,775

CONTACT FOR MORE INFORMATION

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