



8.0± Acre Industrial Site
S. Poinciana Blvd. and Mercantile Lane,
Kissimmee, FL 34758

Contact:

David Wilson, SIOR
 Senior Vice President
 407.362.6125
 d.wilson@colliers.com

Richard T. Davis, Jr.
 Executive Vice President
 407.362.6122
 rich.davis@colliers.com

Colliers
 255 South Orange Avenue
 Suite 1300
 Orlando, FL 32801

Parcel ID:	2526286184000N0012, 252628315800010010
County/State	Osceola, Florida
Land Size:	8.0± Acres / 348,480 SF
Zoning / FLU:	Zoning: PD (Plan Development) FLU: Employment Center Employment Center: Intended to provide intense workplace developments for Osceola County residents.
Current Property Use	Property is cleared, stabilized and fenced for truck parking and storage.
Retention	Two (2) retention ponds on site
Utilities	Electric: Duke Energy services the area Water/Sewer: Toho Water Authority services the area

Please Call for Pricing.

Accelerating success.

Copyright © 2024 Colliers. Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.

FOR SALE: 8.0± Acre Industrial Site

**S. Poinciana Blvd. and Mercantile Lane
Kissimmee, FL 34758**

This industrial 8.0± acre property is located on the northeast corner of S. Poinciana Blvd. and Mercantile Lane, 0.9 miles south of U.S. 17 (S. Orange Blossom Trail) in unincorporated Poinciana, FL (Kissimmee address). There is 19,500 AADT (2023 Annual Average Daily Traffic) on S. Poinciana Blvd by the site. SunRail is less than a mile away at Poinciana Station. Orlando International Airport is a 30± minute drive via SR 417.

The site is located in an industrial zone with 4.1 million square feet of space within a three mile radius of the property*. Poinciana Industrial Park, Poinciana CommerCenter West and Osceola Logistics Center are closeby.



S. Poinciana Blvd.
looking south



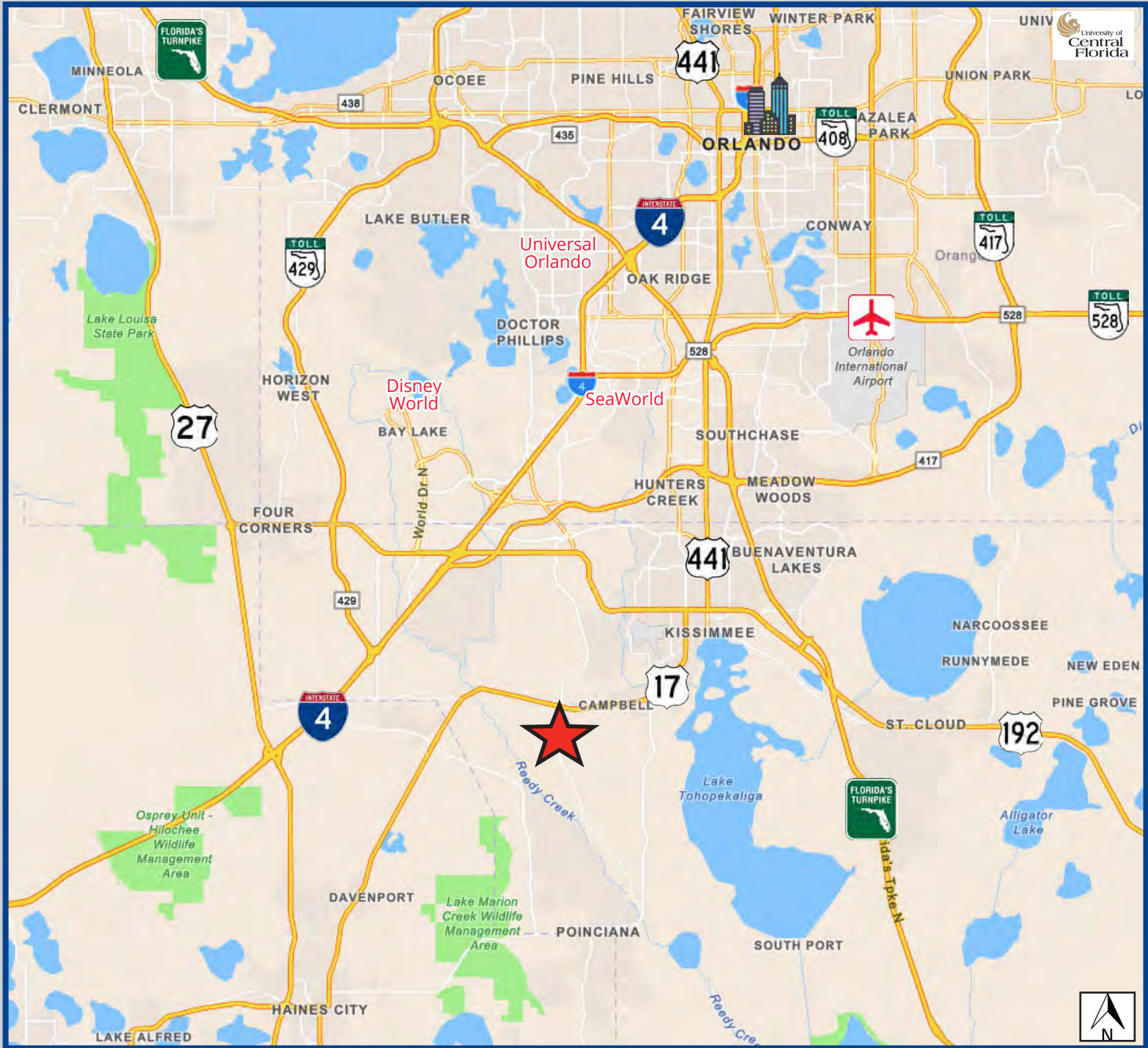
Mercantile Lane
looking west



Mercantile Lane
looking east

*Source: CoStar

Location Map



Contact:

David Wilson, SIOR
Senior Vice President
407.362.6125
d.wilson@colliers.com

Richard T. Davis, Jr.
Executive Vice President
407.362.6122
rich.davis@colliers.com



255 S. Orange Avenue | Suite 1300
Orlando, FL 32801