



C. Brenner, Inc.

1510 E Colonial Dr, Suite 307

Orlando, FL 32803

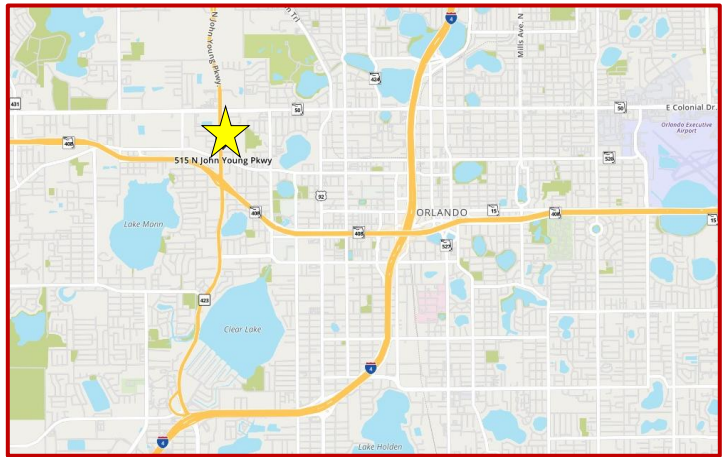
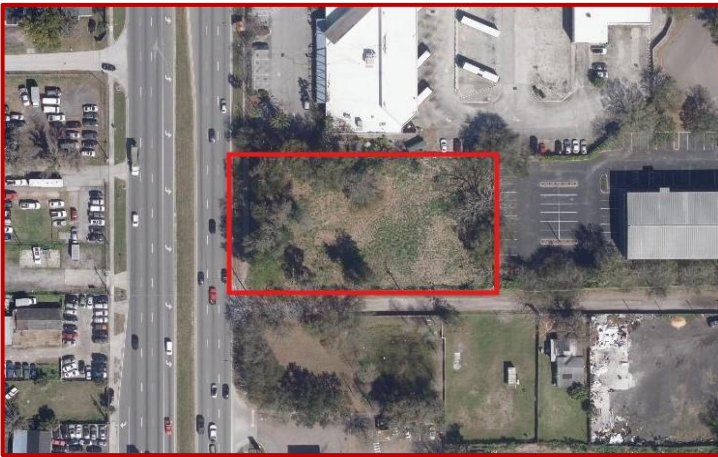
Phone: (407) 677-1700

COMMERCIAL REAL ESTATE

Downtown Infill Site QOZ

PRICE REDUCED to \$799,000

**515 N John Young Pkwy,
Orlando, FL 32805**



- UNDER APPLICATION FOR REZONING TO C-3
- 0.91 acre commercial site 2 miles northwest of Orlando CBD
- C-1 Orange County zoning allows a variety of commercial uses
- Level, rectangular site primed for development
- 150' of Highway Frontage (50,000 ADT)
- 350' north of Major Intersection (John Young Pkwy/Old Winter Garden Rd)
- 1000' north of HWY 408 on/off ramp
- Ideal for retail, automotive, parking, light warehousing, personal storage
- Qualified Opportunity Zone offers huge tax incentives for development
- \$799,000 - bring all offers!

Ben Brenner
Lic. RE Broker
C. Brenner Inc.

Cell: 407-970-6447
Office: 407-677-1700
Email: bbrenner@cbrenner.com



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