

CENTRAL FLORIDA RESEARCH PARK

Strategic position inside one of Central Florida's leading defense, technology and university-adjacent innovation corridors.

Located within Central Florida Research Park and adjacent to the University of Central Florida, this industrial land opportunity is positioned for defense contractors, advanced manufacturing users, R&D operations, simulation and training companies, mission-support users and institutional-quality corporate occupiers.



1,027
ACRE RESEARCH
PARK

140+
COMPANIES

9,500+
EMPLOYEES

UCF
ADJACENT

LOCATION & PARK ADVANTAGES

- Located within **Central Florida Research Park**, a 1,027-acre campus-style business environment adjacent to UCF.
- Established park setting with **68 buildings, 140+ companies and 9,500+ employees**.
- Supports build-to-suit, office/lab, light manufacturing, executive suite and UCF incubator-related uses.
- Strategic East Orlando position serving UCF, SR 408, SR 417, SR 528, Orlando International Airport and the broader Central Florida labor market.

DEFENSE, SIMULATION & MISSION-CRITICAL ECOSYSTEM

- Located in the heart of the **Team Orlando** modeling, simulation, training and human-performance ecosystem.
- Nearby government and military organizations include **PEO STRI, NAWCTSD, AFAMS, PM TRASYS, Army Contracting Command Orlando and Army STTC**.
- NAWCTSD identifies its Orlando location as advantaged by co-location with military acquisition/R&D organizations, UCF and the simulation industry.
- Strong fit for defense contractors, training systems, cyber, mission support, government contracting and dual-use technology users.

TALENT, RESEARCH & BUSINESS ENVIRONMENT

- **UCF enrollment: 70,674 students**; Florida's largest university by enrollment and a major regional talent engine.
- UCF is designated **Research 1** and reported **\$237.4 million** in funded research in FY2025.
- Aerospace/defense employer network includes **Boeing, L3Harris, Siemens, Lockheed Martin, NASA, Northrop Grumman and Raytheon**.
- Orange County provides scale: **1.53 million residents, 45,588 employer establishments and 842,028 total employment**.

Positioning Statement: This is more than a land offering. It is an opportunity to secure a position inside one of Central Florida's most important defense, technology and research corridors - with direct UCF adjacency, proximity to the Team Orlando ecosystem and access to a skilled, expanding workforce.

BEST-FIT OCCUPIER PROFILES

Defense contractors • Training systems • Advanced manufacturing • Cybersecurity • R&D • Simulation & modeling • Mission support • Office/lab • Light industrial • Corporate campus / build-to-suit

NEARBY / REGIONAL ECOSYSTEM

Boeing • L3Harris • Siemens • Lockheed Martin • NASA • Northrop Grumman • Raytheon • UCF • NAWCTSD • PEO STRI • Central Florida Tech Grove • National Center for Simulation