

# ORLANDO INT'L AIRPORT/MEDICAL CITY AREA

2 PARCELS - GOLDENROD/HOFFNER, GOLDENROD/LEE VISTA BLVD

6.6± acres **AVAILABLE** & 4.5± acres **SOLD!** • Orlando, FL

LAND FOR SALE



## LOCATION/DESCRIPTION

South Orlando, north of Lake Nona/Medical City and just one mile north of the Orlando International Airport which welcomed approx. 31.7 million air passengers in 2013.

Parcel A is located at NE corner of Goldenrod Rd and Lee Vista Blvd, and Parcel B is located at SW corner of Hoffner Ave and Goldenrod Rd.

Traffic Counts (2013): Hoffner Ave = 21,145 ADT.

## SIZE

Parcel A: 6.6± acres

Parcel B: 4.5± acres - **SOLD**

## PRICE

Parcel A: \$2,874,960 (\$10.00/sf)

Parcel B: \$1,960,000 (\$10.00/sf) - **SOLD**

## FUTURE LAND USE

C-A-C (Community Activity Center). Uses permitted are the same as those permitted in AC-1 district.

## ZONING

Commercial; PD in City of Orlando. Max FAR = .5

## ROAD FRONTAGE

Parcel A: 400' on Lee Vista Blvd, 530' on Goldenrod Rd

Parcel B: 490' on Hoffner Ave, 795' on Goldenrod Rd

## UTILITIES

City of Orlando

Offering subject to errors, omission, prior sale or withdrawal without notice.



— Commercial Real Estate Investments | Management | Brokerage | Development | Land

Maury L. Carter & Associates, Inc.

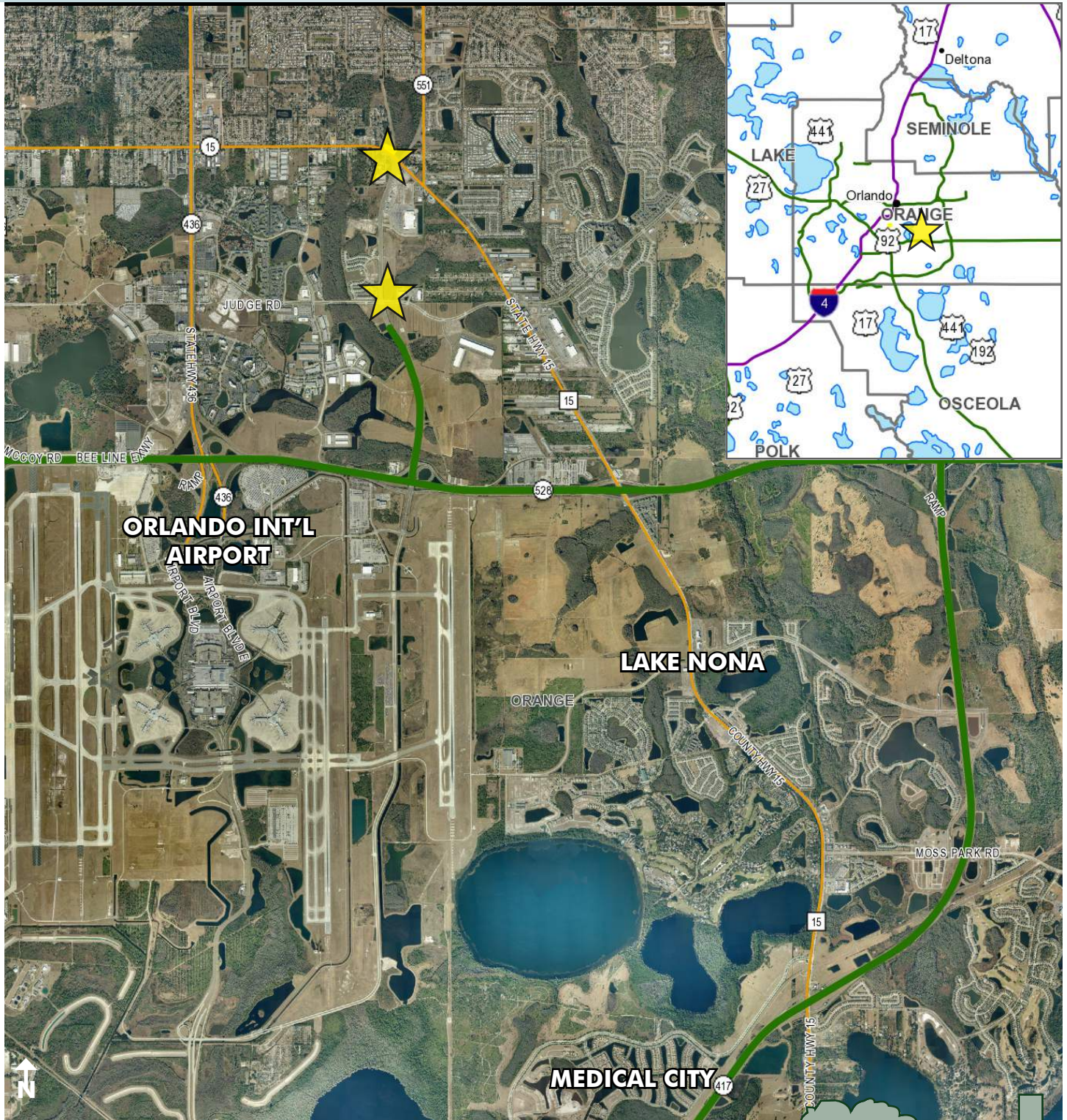
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LEE VISTA/GOLDENROD

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LOCATION MAP

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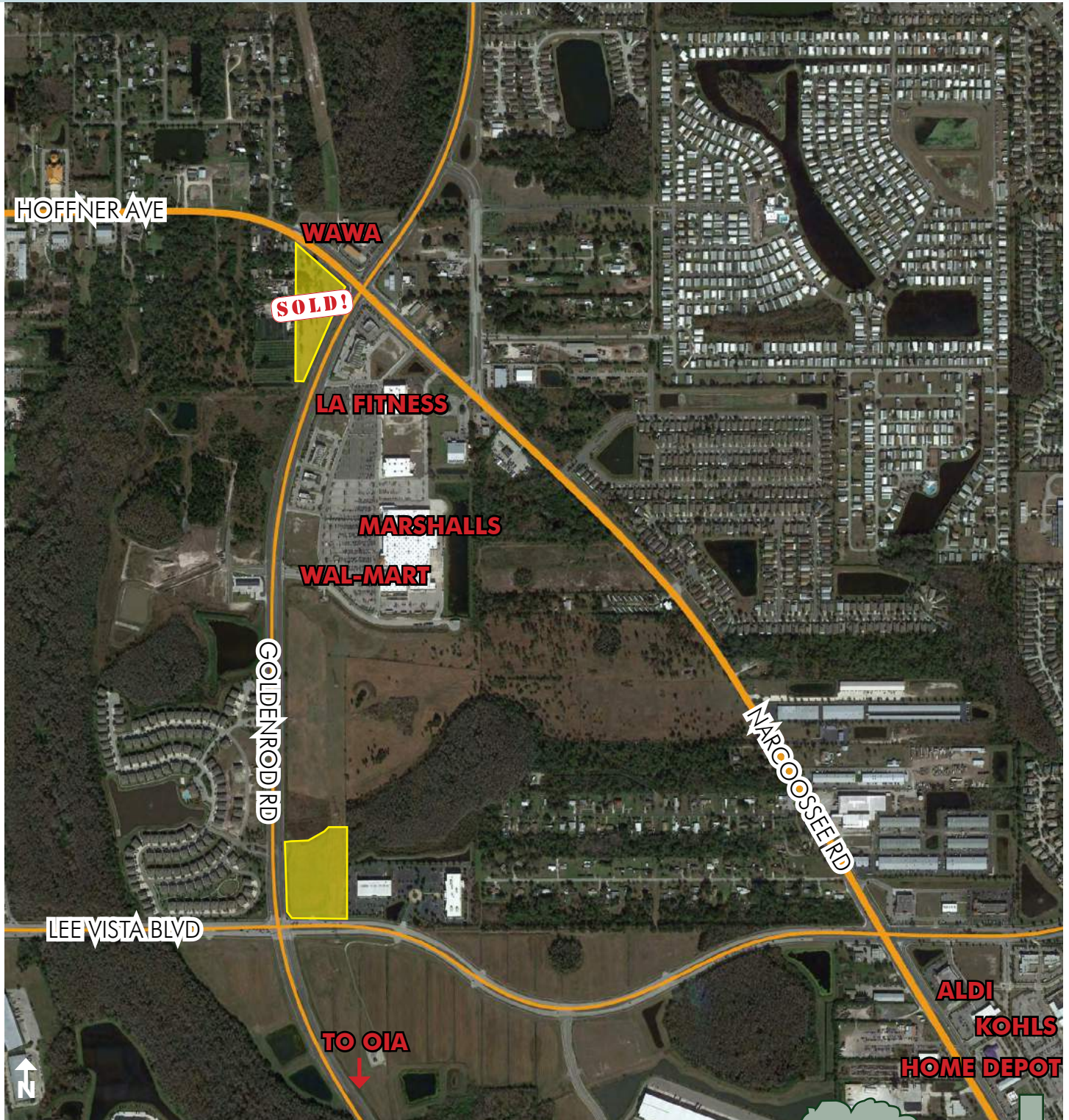
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VICINITY MAP

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