

#### North Orange Blossom Trail Orlando, Florida 32804

**DEVELOPMENT OPPORTUNITY NEAR PACKING DISTRICT** 



# FOR SALE

- + Sale Price: \$780,000.00
- Land Size: 1.29 Acres
- + Zoning: RSTD IND-1/IND-5
- + Parcel ID: 09-22-29-3460-00-090



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### Highlights

- Excellent development opportunity on North Orange Blossom Trail near the Packing District.
- Orange Blossom Trail Frontage fully cleared.
- 32,000 AADT on Orange Blossom Trail
- Close proximity to Downtown College Park.
- 121 feet of frontage
- 1.29 Acres of land
- Primary use: Industrial
- Secondary uses: Commercial



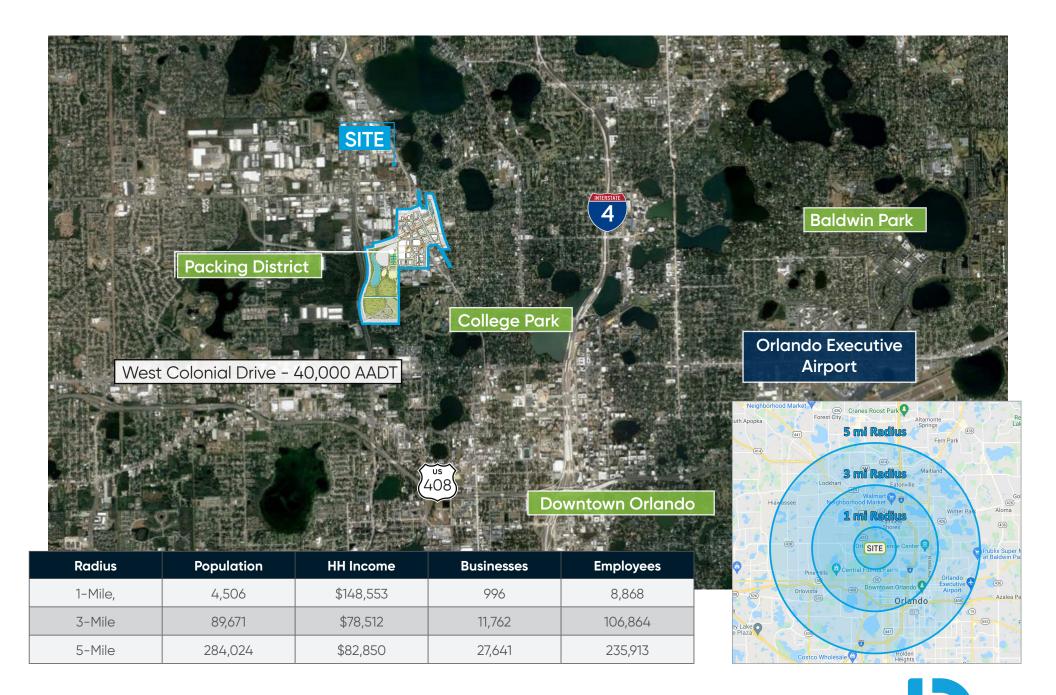
#### **BISHOP BEALE DUNCAN**

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This offer is subject to errors, omissions, prior sale or withdrawal without notice.

### **Location Aerial & Demographics**



## **Retail Map**





### **The Packing District Development**



#### **Development Overview**

- + 202 Acres of Land in the City of Orlando
- 97 Acres of Land Currently Industrial/ Commercial to be Converted to Mixed-Use and Residential
- 105 Acres of Dedicated Regional Park, Including a 40-Acre Urban Farm
- 3,500 Units of Projected Residential, ±1 Million Square Feet of Projected Retail and Office Space
- Annexed into the City of Orlando in 1996 with PD



