



S Orange Blossom Trail

New Orlando
Police Department
Headquarters

W. Anderson St.



RETAIL REDEVELOPMENT FOR SALE

1246 W Anderson Street, Orlando, FL 32805

Contact: Dan Van Nada, CCIM
Sales & Leasing Associate

E: Dan@FCPG.com
P: 407.872.0209 ext. 117

For Sale: \$550,000

Size: ± 0.65 acres

Frontage: 177 ft SR 441

Zoning: Mixed Use (MU-1)

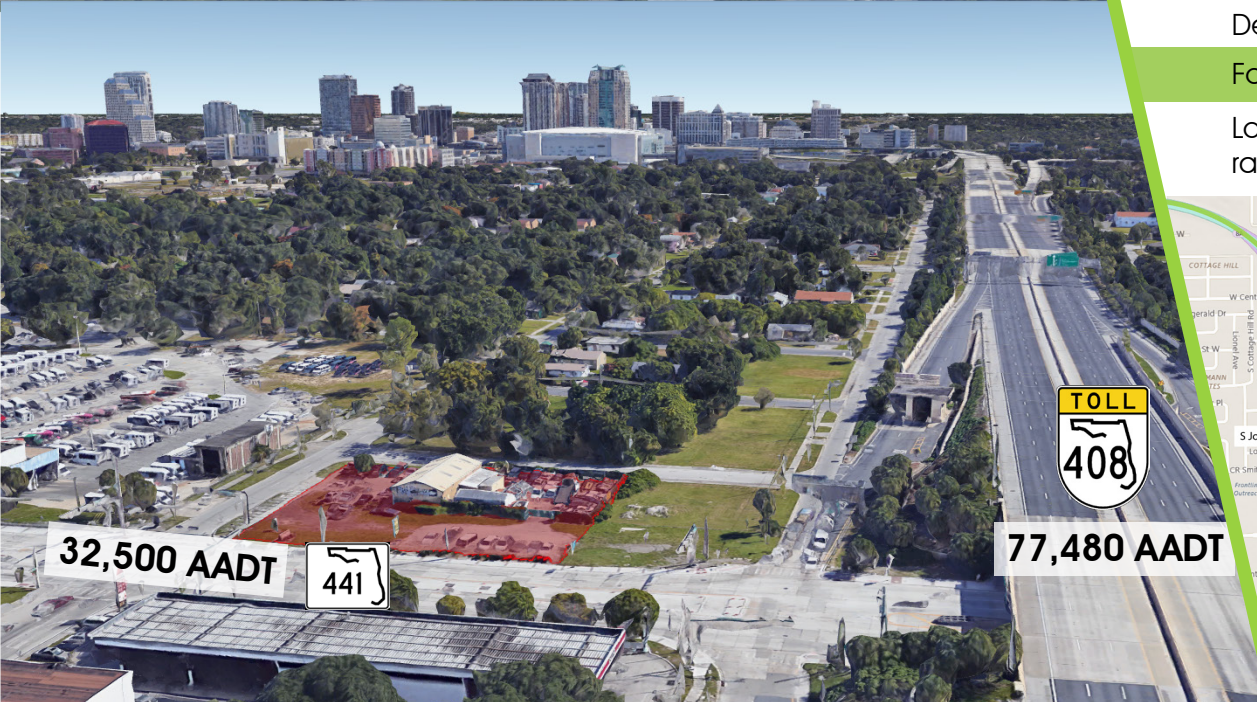
Frontage: 160 ft W. Anderson St.

Location Ideal for Retail, Fast Food or Automotive.

Situated directly across from the City of Orlando's Police Department.

Four blocks from the Citrus Bowl, viewable from the parcel.

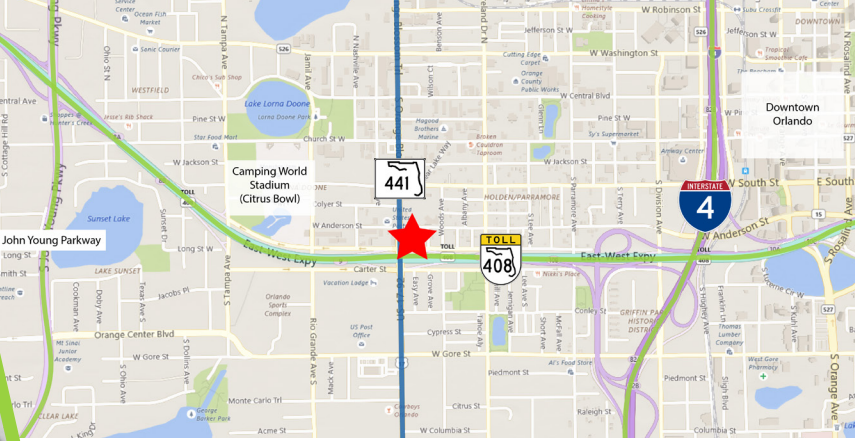
Located on South Orange Blossom Trail, just north of exit ramp for the 408-East West Expressway.



32,500 AADT



77,480 AADT



DEMOGRAPHICS

	2018	5 Mins	10 Mins	15 Mins
Total Population	17,523	145,252	491,443	
Average HH Income	\$51,928	\$63,757	\$63,608	
Total Households	7,257	60,323	193,398	

1516 E. Hillcrest Street, Suite 210, Orlando, FL 32803 Phone: 407.872.0209 Fax: 407.426.8542

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