

COLONIAL DR

4TH ST

FOR  
SALE



CITE PARTNERS

16100 WEST COLONIAL DRIVE

ORLANDO, FL | 21.41 ACRES, GROSS | ZONED PUD



# PROPERTY SPECIFICATIONS

## THE PROPERTY

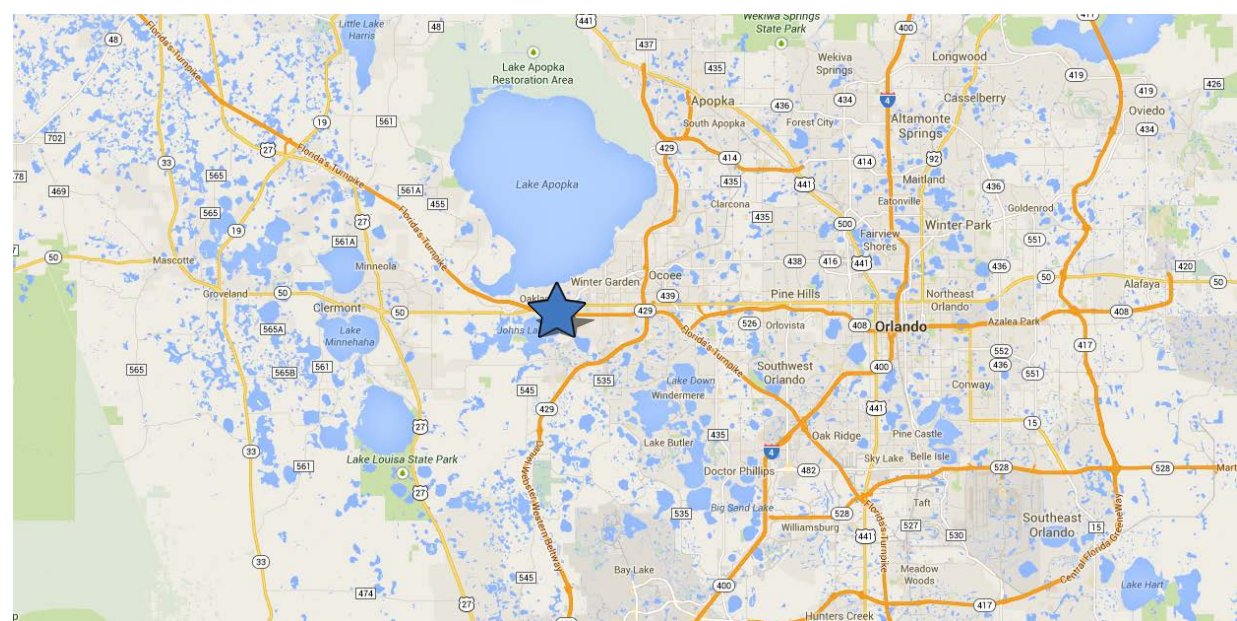
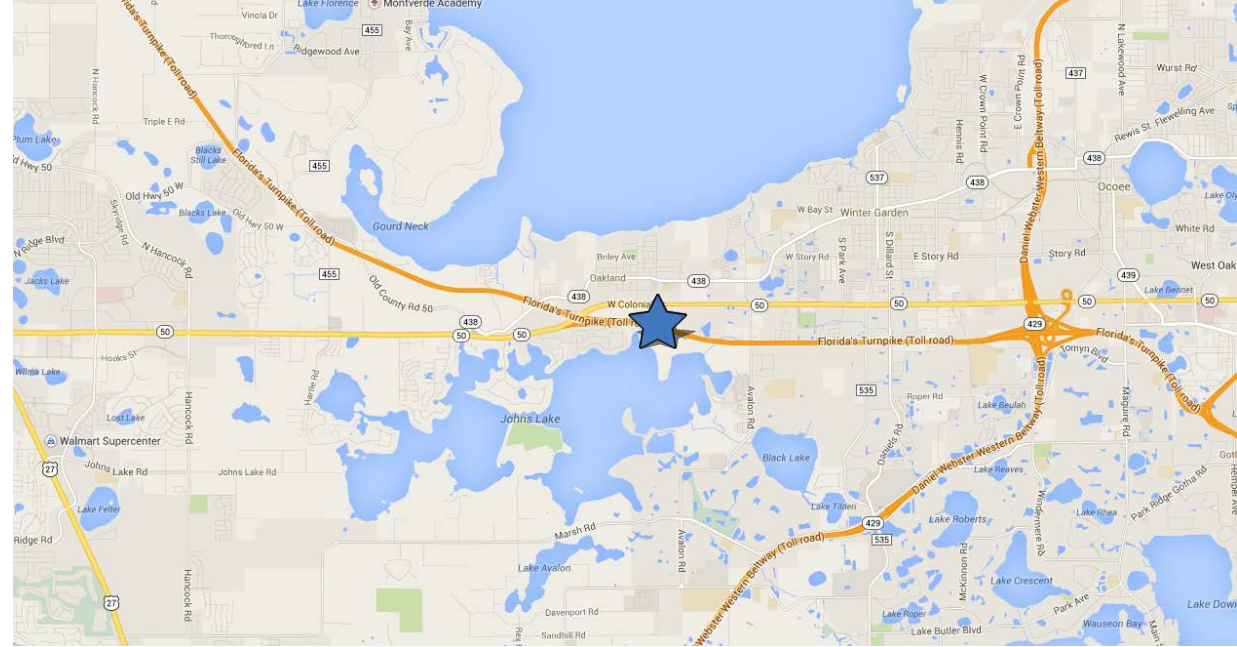
- 21.41 gross acres
- 18.34 usable acres
- 1,100' frontage on Colonial Dr
- 800' average depth
- Zoned PUD, City of Oakland
- Future Land Use: Mixed Use Commercial, which allows for up to 50% residential with the remainder as commercial/office
- Land Use: 1000-Vacant Commercial
- Water capacity is available to the site
- Sewer capacity is expanding and the site will have capacity soon
- Excellent location in West Orange County

## LOCATION

- Immediate access to the Florida Turnpike and Toll Road 429
- Minutes from downtown Winter Garden

## THE PRICE

\$4,800,000 (\$261,713 per usable acre)



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