



DEVELOPMENT READY SITE FOR SALE

173 E Par Street, Orlando, FL 32804

Conveniently located
vacant land for sale
adjacent to I-4



ASKING PRICE:

\$800,000



PROPERTY SIZE:

±0.49 Acres



ZONING:

Orlando AC-N/W



BILLBOARD:

Billboard not included

PROPERTY HIGHLIGHTS

- Strong infill location within the City of Orlando municipal limits
- Existing paved asphalt area provides functional site improvements
- Strategic positioning with high visibility potential
- Located in an established corridor near Winter Park and major Orlando thoroughfares



HARBERT
REALTY SERVICES

DAMIEN MADSEN

dmadsen@harbertrealty.com | 407.256.2844

JOSH SMITH, SIOR

jsmith@harbertrealty.com | 407.739.8602

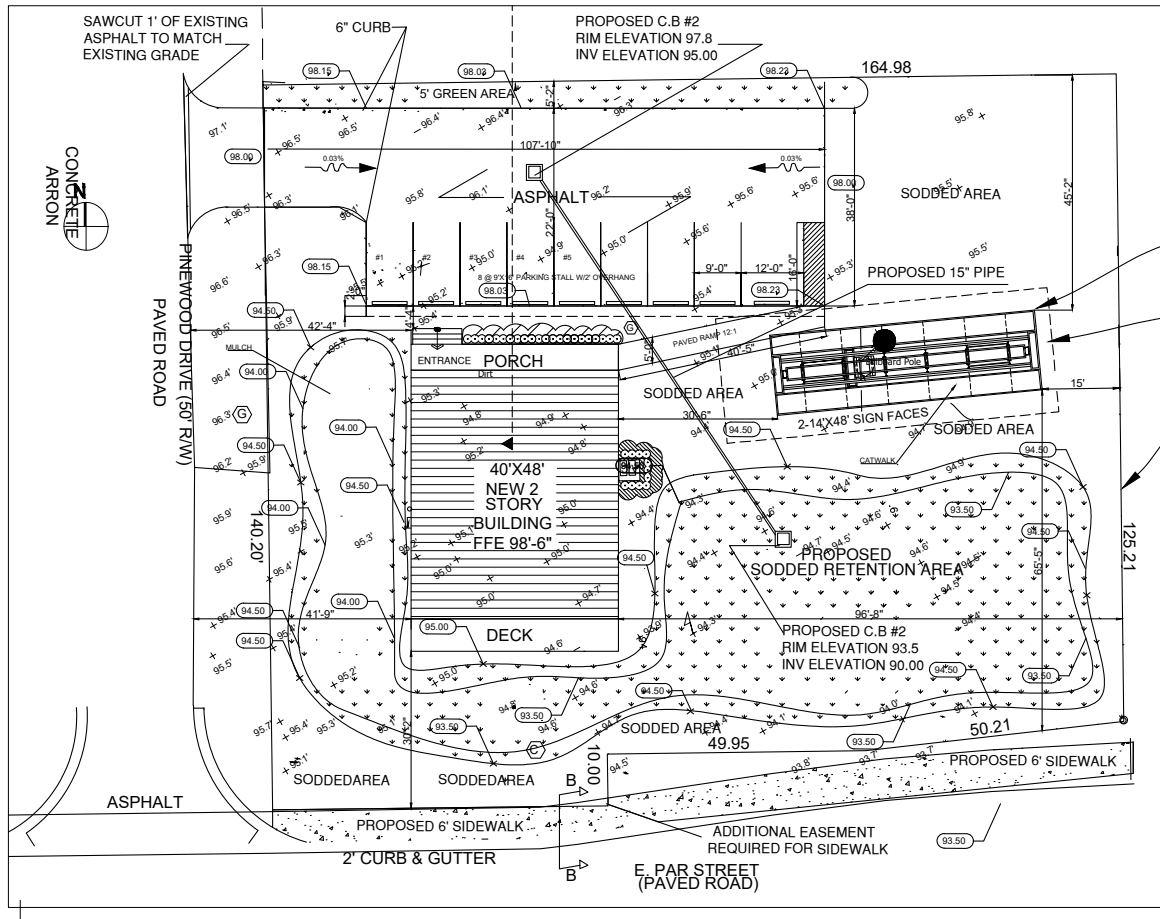
For More Information: HarbertRealty.com

400 S Park Ave, Suite 225, Winter Park, FL 32789

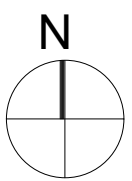
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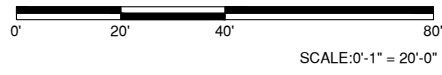
CONCEPTUAL SITE PLAN



TOP OF NEW SIGN FACE IS 65' ABOVE GROUND
 64.0' X 24' SIGN EASEMENT PER ORB 3104, PG. 1725
 6" CHAIN LINK FENCE ALONG LINE



PAVING GRADING AND DRAINAGE PLAN



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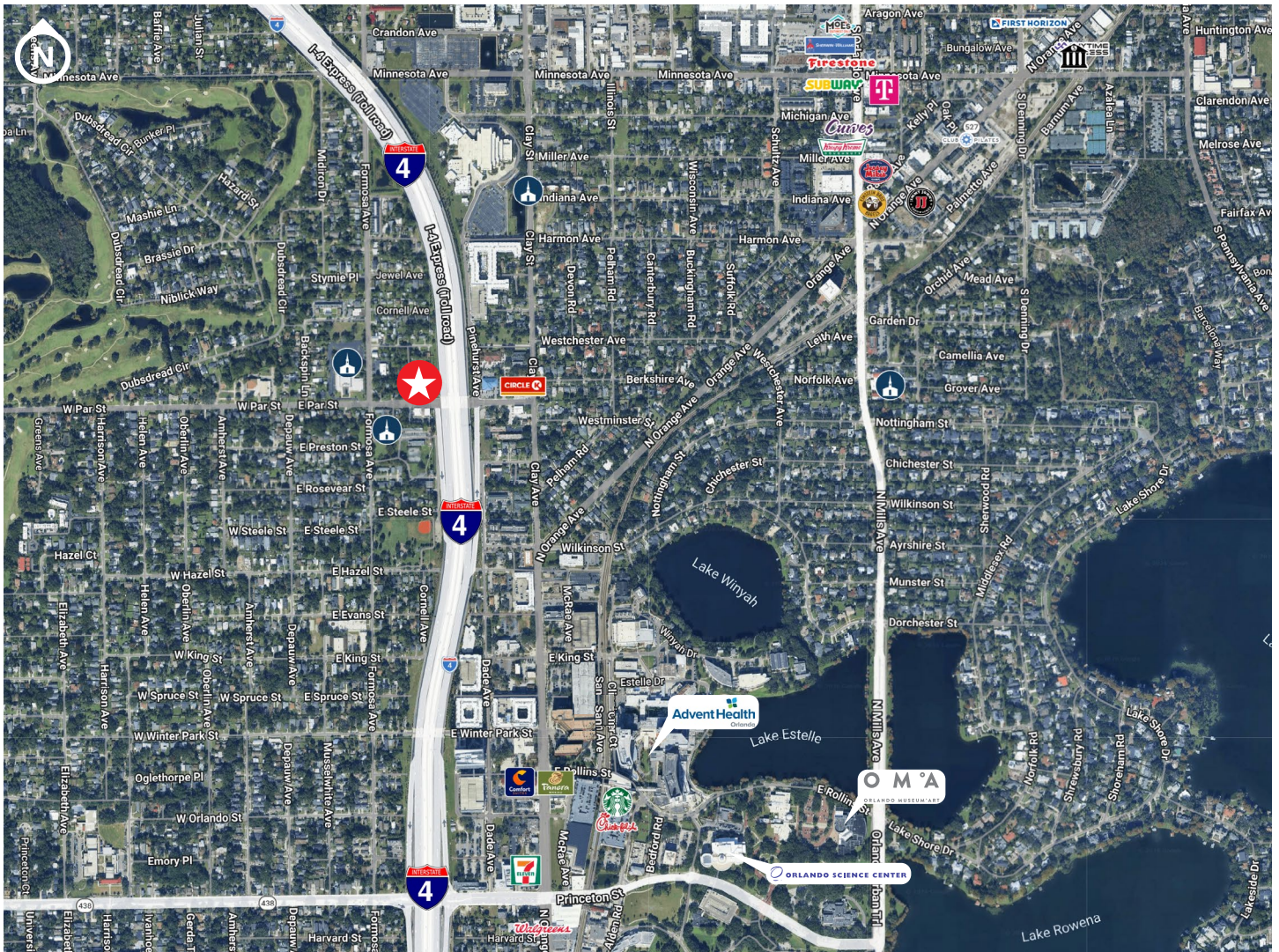
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AREA OVERVIEW



POPULATION			EMPLOYEES			AVG HH INCOME		
1 Mile	3 Miles	5 Miles	1 Mile	3 Miles	5 Miles	1 Mile	3 Miles	5 Miles
12,032	98,834	292,878	11,687	123,257	250,548	\$141,646	\$161,854	\$122,293



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