

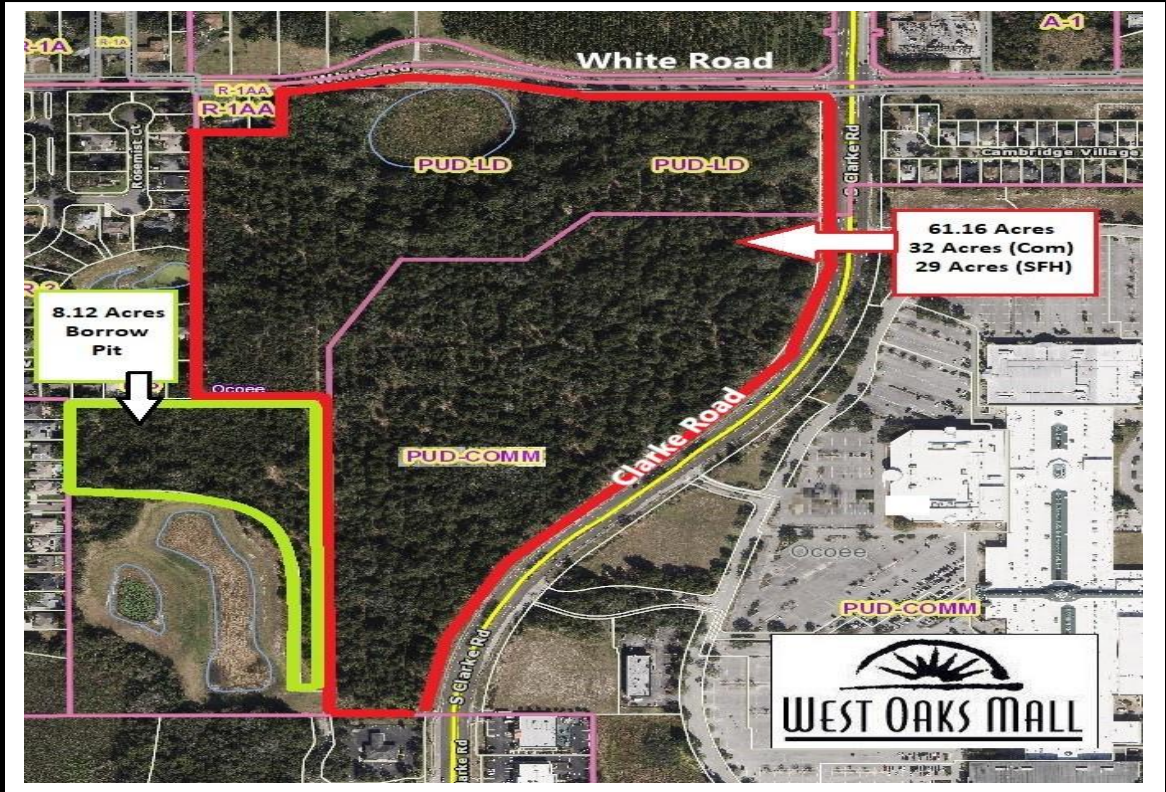
FOR SALE

69.28+/- COMMERCIAL ACRES

CORNER OF CLARKE ROAD AND WHITE RD

(2) PARCELS @ 9714 WHITE ROAD

OCCOE, FL 34761



PROPERTY DETAILS

- **2 Commercial Lots Totaling 69.28+/- Acres (Lake Lotta Center DRI)**
 - (Lot 1) 9714 White Road Ocoee, FL (City of Ocoee)**
 - 61.16+/- Acres Zoned PUD-LD and PUD-Commercial
 - Frontage: White Road (1,752'+/-) and Clarke Road (2,900'+/-)
 - Southern Portion is 32+/- Acres (Parcel B-1) is commercial with 275,000 SF of Commercial Entitlements (PUD-COM)
 - Northern Portion is 28.93+/- Acres (Parcel B-1) is a SF Homes site with zoning PUD-LD with up to 151 SFH Sites
 - (Lot 2) Parcel ID: 21-22-28-0000-00-021 (Borrow Pit is 8.12+/- Acres)**
 - Multi-Family zoning and is all usable land
- Beside the West Oaks Mall surrounded with retailers
- Close to Good Homes Road, Old Winter Garden Road, S. Bulford Ave, Silver Star Road and easy Access to 408, 429, with access off of Clarke Road from Matthew Paris Blvd and W. Colonial Drive
- **5 Mile Radius: Population: 236,171, Ave Income: \$50-75K**
- Both Lots must be purchased together

Sales Price: \$11,500,000 (\$3.81 PSF)

CONTACT

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This information is from sources we deem reliable and is subject to prior sale, lease, withdrawal without notice, or change in prices, rates, or conditions. No representation is made as to the accuracy of any information furnished.

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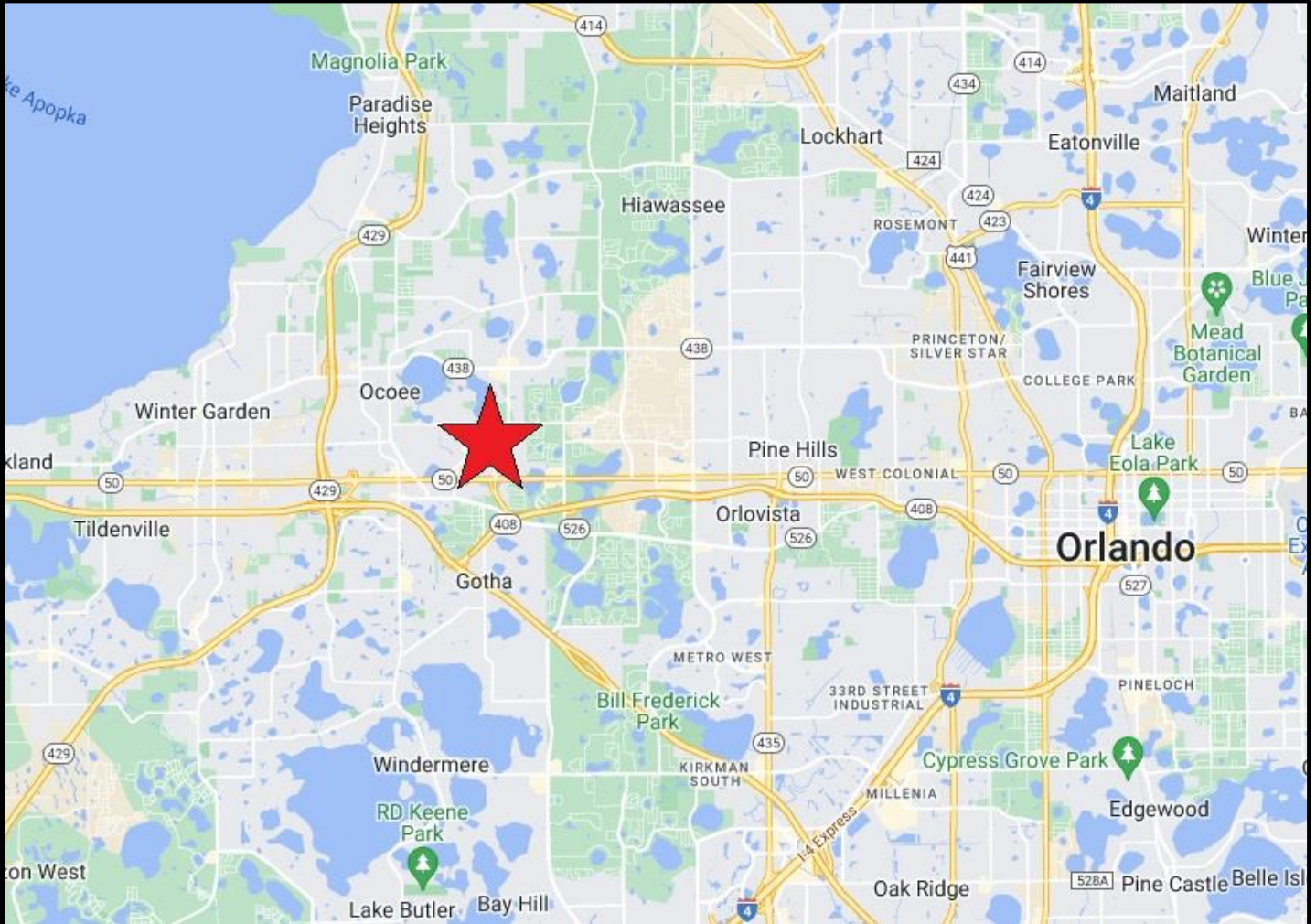
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RESULTS
REAL ESTATE PARTNERS, LLC



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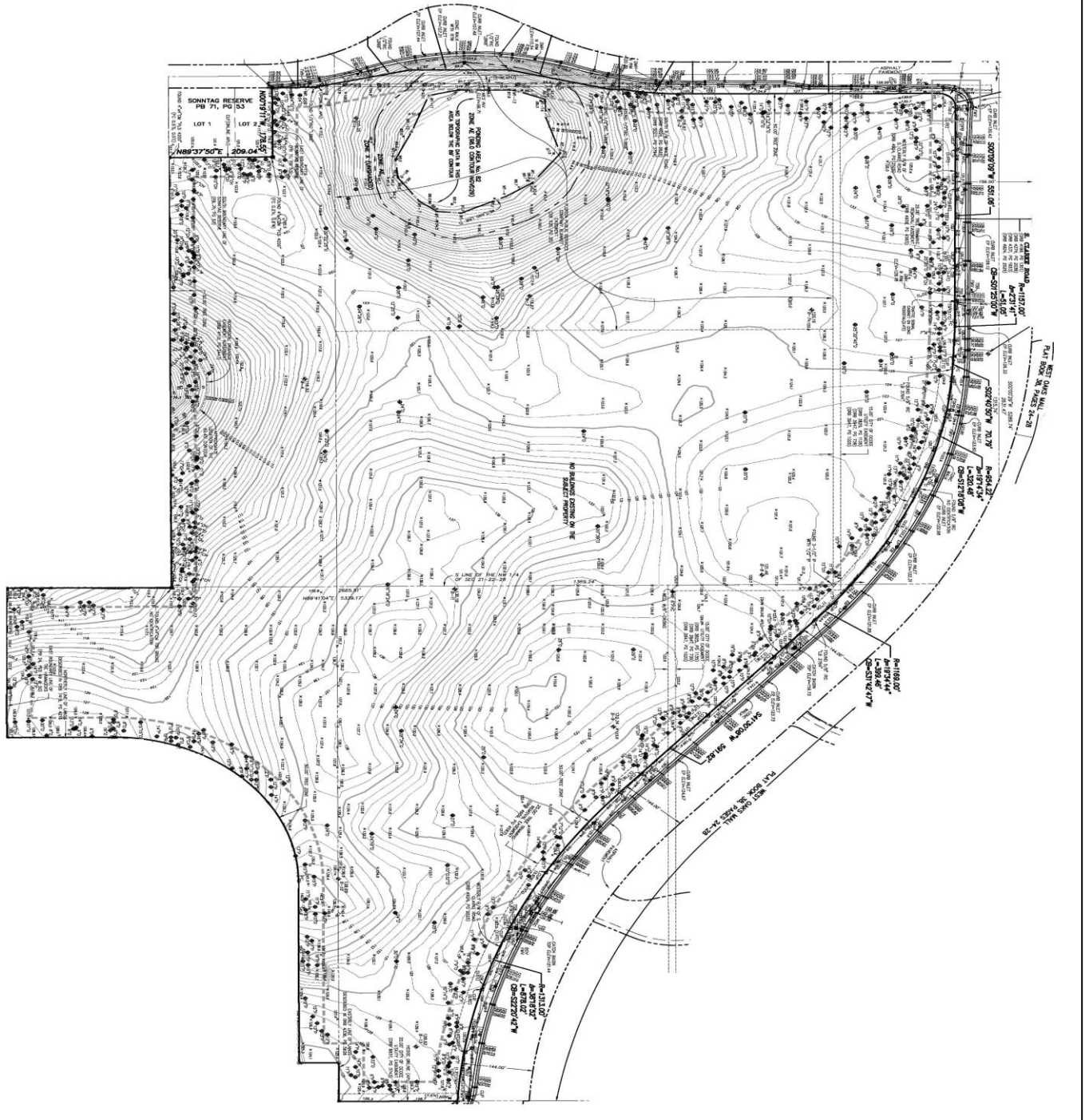
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