

SEAWORLD AREA Development Opportunity

SEC International Drive &
Central Florida Parkway
Orlando, FL 32821



VIEW OPPORTUNITY

JLL SEE A BRIGHTER WAY



PROPERTY SUMMARY

PRICE	\$10,000,000
ACREAGE	Parcel 1: 7.41 AC Parcel 2: 12.36 AC (Wet)
ZONING	PD – Planned Development
FUTURE LAND USE	ACMU (Activity Center Mixed Use)
PROPOSED USES	Commercial, Hotel, Multifamily





INVESTMENT SALES ADVISORY

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Investment Highlights

-  The Subject Property is one of the last developable parcels in the immediate area
-  The Property is located at the crucial intersection of International Drive and Central Florida Parkway, garnering nearly 60,000 VPD
-  Three major theme parks less than a mile away – SeaWorld Orlando (Top 2% Theme Park), Discovery Cove (Nearly 400K visits over last 12 months), and Aquatica – SeaWorld’s Waterpark (Top 10% Theme Park)
-  Orlando welcomed 74 Million visitors in 2022 (nearly 98% of pre-pandemic levels) and was named the largest U.S. travel and tourism city destination for 2022 (World Travel & Tourism Council)