

# Alta Trilogy Luxury Apartments Out Parcel

1000 S Ronald Reagan Blvd. Longwood, FL 32750

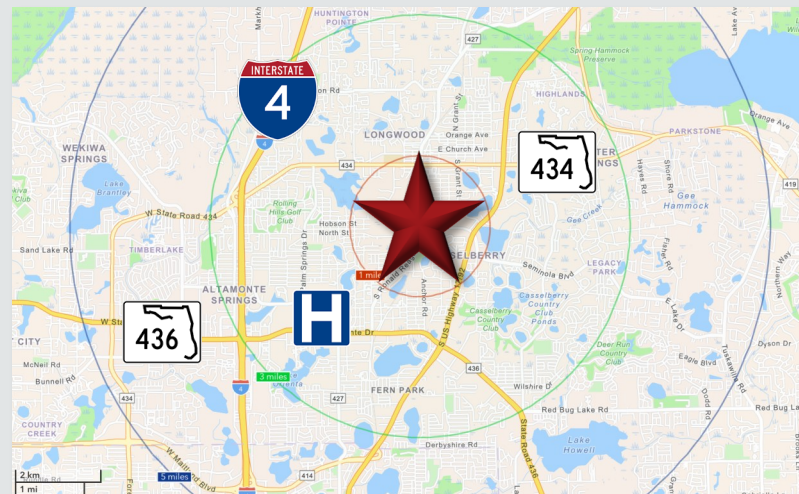
**Palkiper**  
Commercial Real Estate Services  
Licensed Real Estate Broker



## LOCATION DETAILS

Conveniently located on South Ronald Reagan Boulevard (CR 427), just west of US 17-92, with an average traffic count of 26,000 cars per day.

**Adjacent to Alta Trilogy, a 244-unit luxury apartment complex.** Across the street from Lyman High School and Alta Cypress Apartments (342 units) on Dog Track Road. Surrounded by a mix of industrial and commercial sites, with 1,100 new apartments less than 1 mile away. Less than 3 miles from I-4, and less than a 5-minute drive to/from SR 434 and SR 436.



## PROPERTY DETAILS

- **±2.21 Acres** total at the corner of Ronald Reagan Blvd and Pineda St.
- Frontage: **+260' on Ronald Reagan Blvd;** **+360' on Pineda St.**
- Commercial zoning and FLU with the City of Longwood allows for many uses
- **Leveled and mostly cleared**

2025 DEMOGRAPHICS	1-MILE	3-MILE	5-MILE
Population	6,090	87,131	217,649
Average HH Income	\$92,142	\$93,249	\$108,928
Median HH Income	\$76,538	\$72,309	\$79,850

## CONTACT FOR MORE INFORMATION

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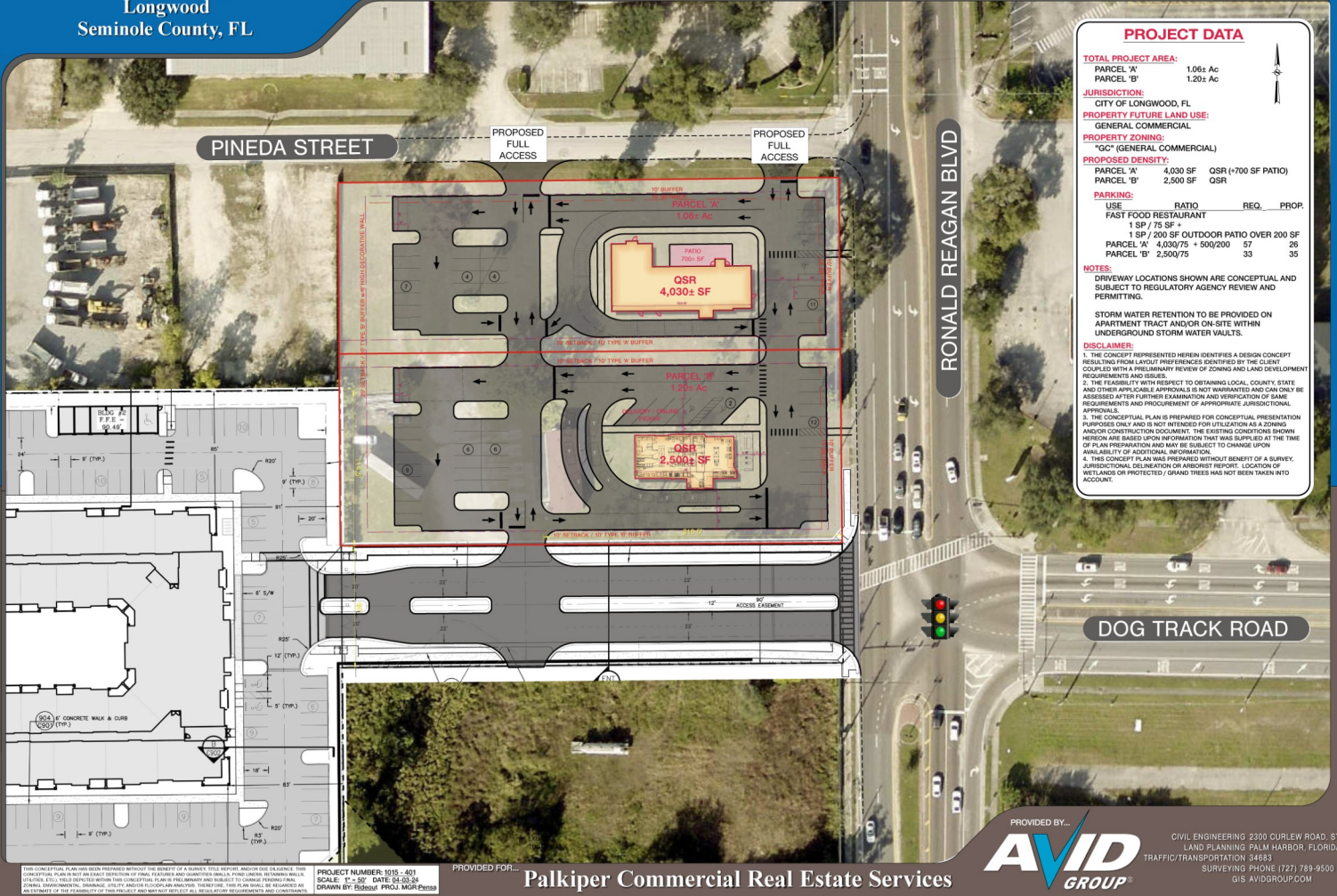
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Ronald Reagan Blvd & Dog Track Road  
Longwood  
Seminole County, FL

DRAFT CONCEPT PLAN "A2"



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