

FOR **SALE**



DEVELOPMENT **OPPORTUNITY**  
1597 MAITLAND AVE, MAITLAND, FL 32751  
**\$375,000**

### SITE SPECIFICATIONS



R-1AA  
**ZONING**



.38 ACRES  
**LOT SIZE**



\$375,000  
**SALE PRICE**

DEMOGRAPHICS (2024)	1 MI	5 MI
Average HH Income	76.6k	70.2k
Population	25.6k	139.4k
Daytime Population	98.3k	257.4k



### PROPERTY HIGHLIGHTS

- Located within highly desirable Maitland community
- Future Land Use: Office
- Ideal for general office, dentist, medical practitioner, etc.
- Utilities stubbed to site
- Ideal for investors or business owners seeking to develop in one of Central Florida's sought after communities



#### DAVID MANDER

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