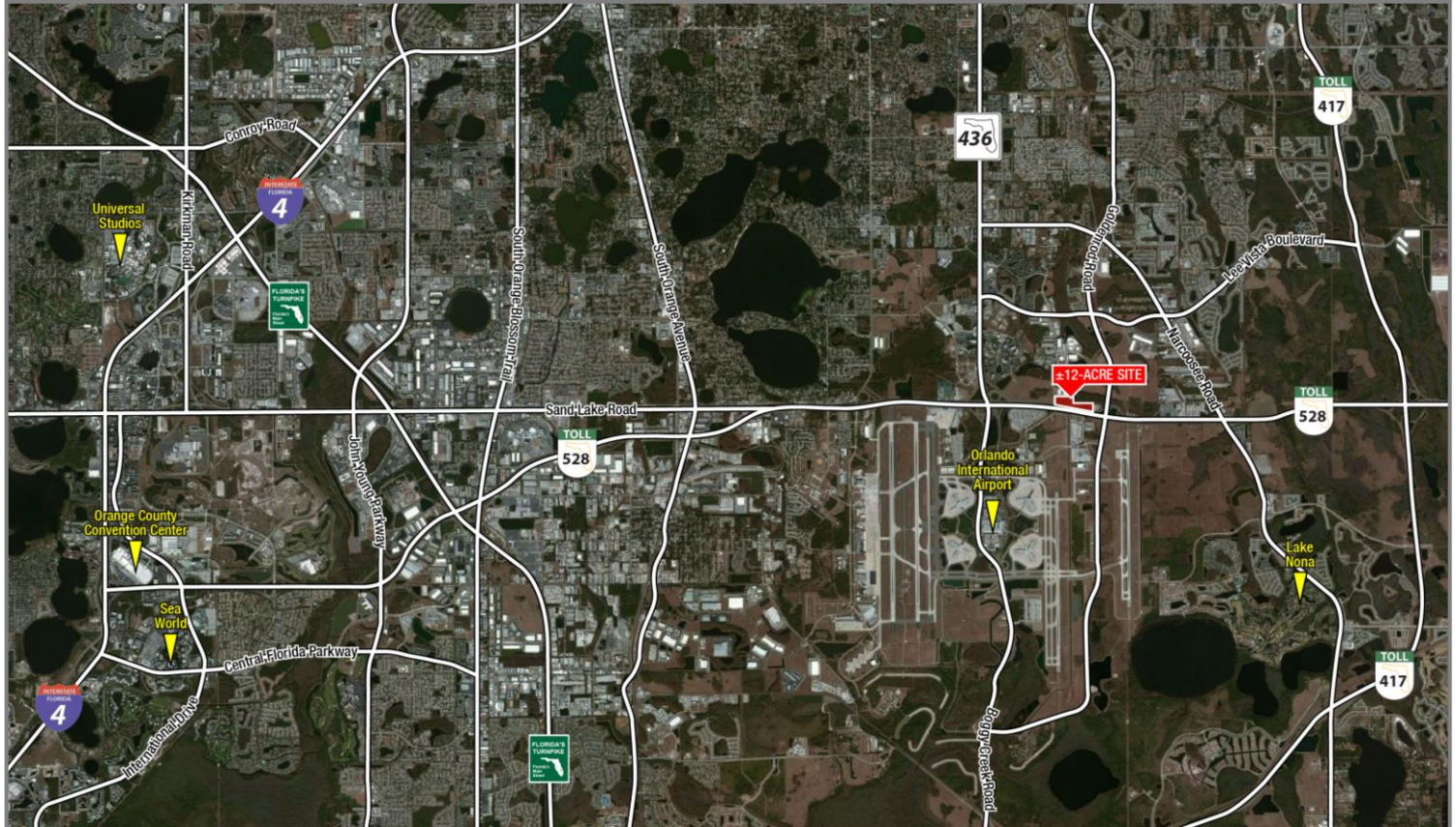


**FOR SALE**

## ±12 Acre Mixed Use Site

Beachline Expressway  
Orlando, Florida



### Outstanding Exposure to 84,500 VPD on SR 528

**Location:** 6413 and 7001 McCoy Road, Orlando, FL. Fronting (2,000+ feet) the Beachline Expressway (SR 528). Across from Orlando International Airport.

**Access:** From South Goldenrod Road to east (interchange with Beachline) and from TPC Drive (McCoy Road) to west, off Lee Vista Boulevard (connects to SR 436). Easy access to Metro Orlando, Space Coast, all major roadways.

**Size:** 12± net acres; 18 acres gross.

**Zoning:** AC-3, Activity Center, City of Orlando.

**Traffic Count:** 84,500 VPD

**Price:** \$1,800,000

#### FOR MORE INFORMATION, PLEASE CONTACT:

**Margery Johnson** CCIM, CIPS  
Senior Director, Land Brokerage Service  
(407) 541-4395  
[Margery.Johnson@cushwake.com](mailto:Margery.Johnson@cushwake.com)

#### CUSHMAN & WAKEFIELD OF FLORIDA, INC.

800 North Magnolia Avenue, Suite 450  
Orlando, Florida 32803  
(407) 841-8000  
[cushmanwakefield.com](http://cushmanwakefield.com)  
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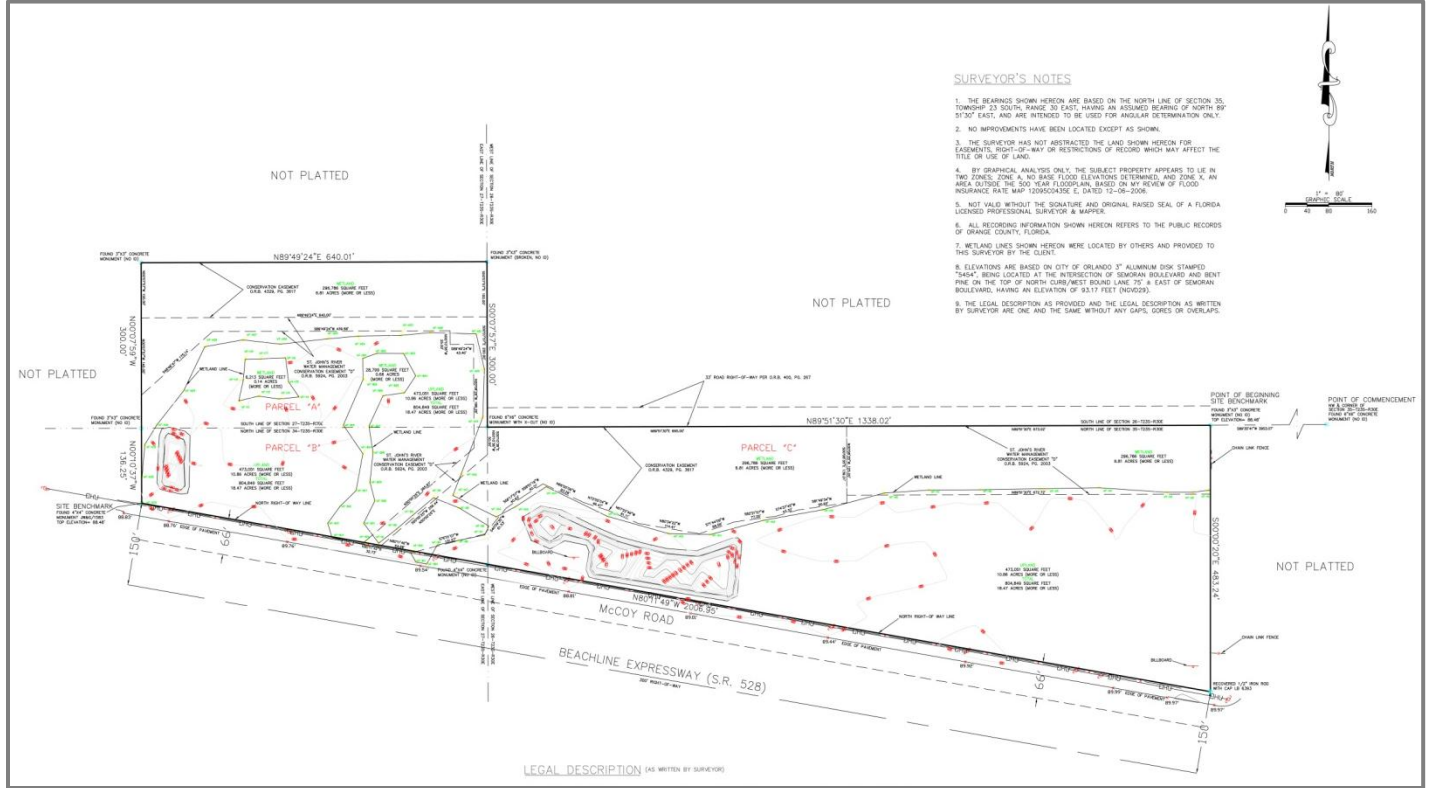
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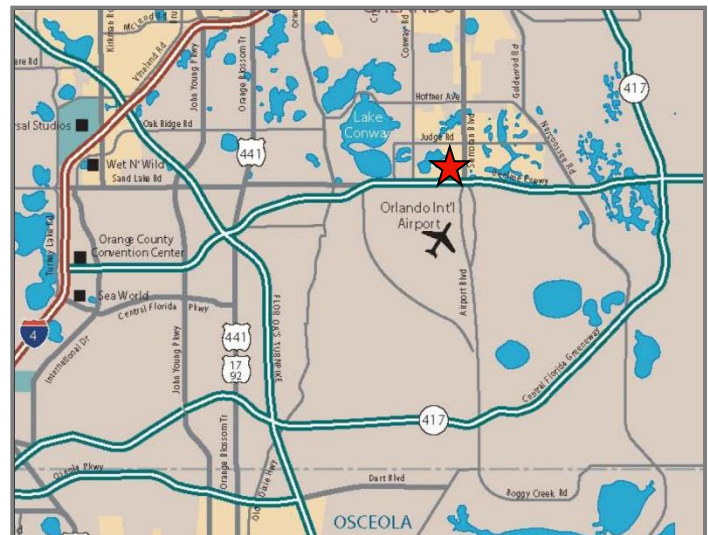
# ±12 Acre Mixed Use Site

Beachline Expressway  
Orlando, Florida



## LAND FEATURES

- Excellent visibility from the Beachline Expressway (SR 528)
- Zoned AC-3 (Activity Center)
- Approved uses include showroom, hotel, warehouse/distribution, office, rental car, retail, medical, etc.
- Near Orlando International Airport
- Excellent location! Convenient to some of the most heavily traveled corridors in Florida
- Development ready site, subject to Master Plan approval
- Will subdivide



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