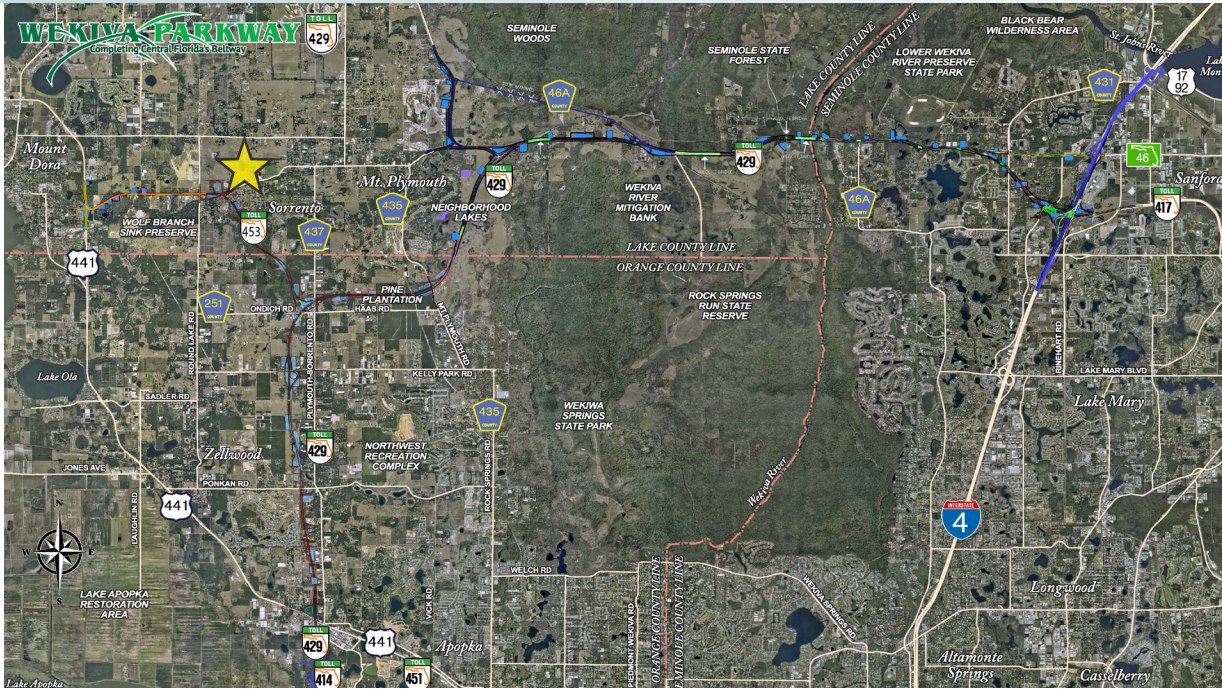


WEKIVA PARKWAY DEVELOPMENT LAND

215± acres

Lake County, FL



LOCATION/DESCRIPTION

Residential/Office/Retail potential! Located on north side of SR 46, in east Lake County. The Wekiva Parkway Expansion (2020), the final leg in Orlando's beltway connecting to Interstate 4, will create direct and immediate access to the site by widening SR 46 and creating an interchange adjacent to the subject property.

The site is part of the Mount Dora Employment Center, a hub of economic and employment growth consisting of approx. 900 acres along the Parkway expansion. The employment center is expected to create approx. 13,000 new jobs.

SIZE

215± acres

PRICE

\$9,890,000

ZONING

Agriculture and Rural Residential. Future Land Use is Rural Transition and Regional Office.

Offering subject to errors, omission, prior sale or withdrawal without notice.

ROAD FRONTAGE

445 ft ± on Round Lake Rd

630 ft ± on Wolf Branch Road

506 ft ± on SR 46

UTILITIES

City of Mount Dora.

RESIDENCE

Property includes a 1,858 sf, 3 bed/2 bath house. Currently tenant occupied.

— Commercial Real Estate Investments | Management | Brokerage | Development | Land

Maury L. Carter & Associates, Inc.
407-422-3144 | www.maurycarter.com

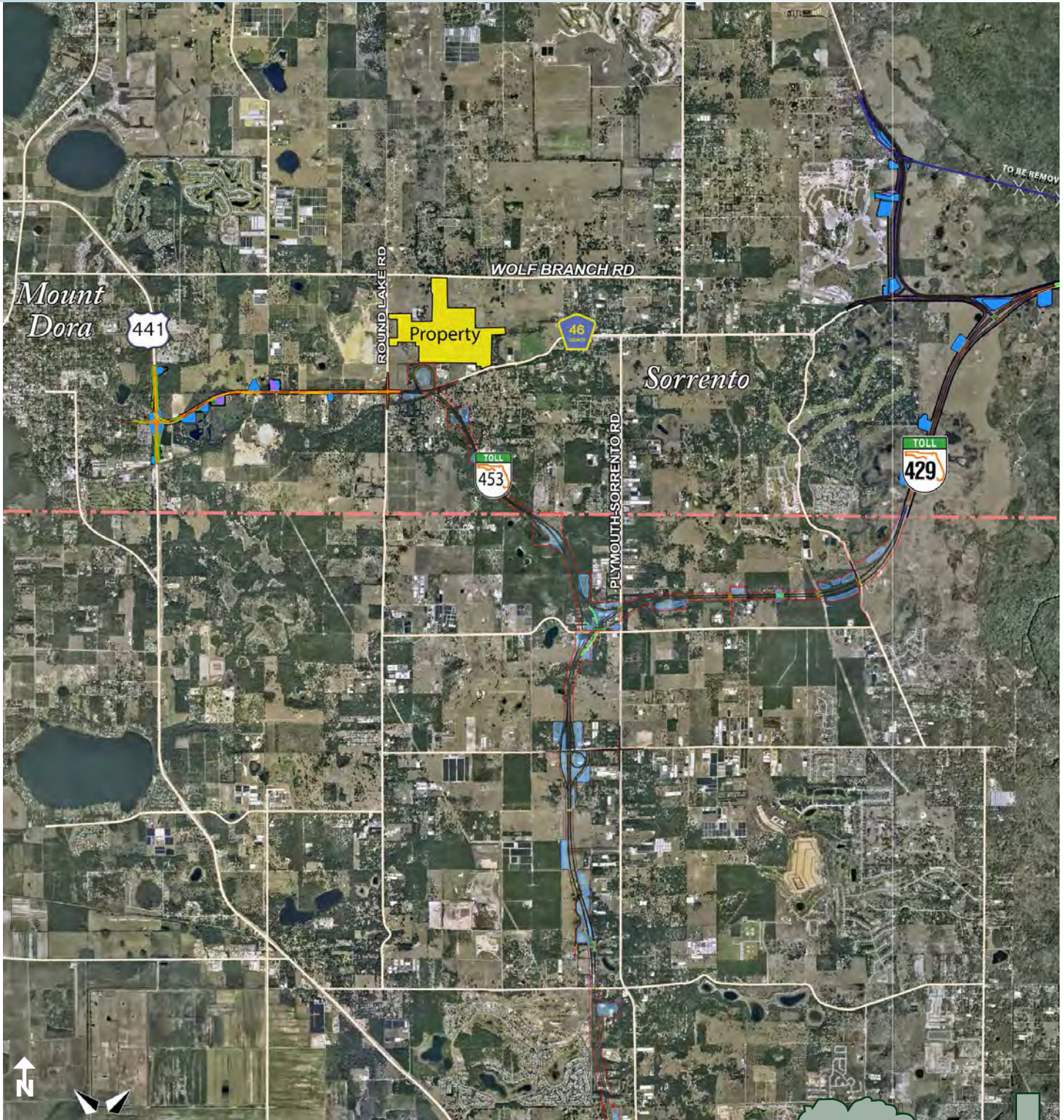


DEVELOPMENT LAND FOR SALE

WEKIVA PARKWAY DEVELOPMENT LAND

215± acres

Lake County, FL



LOCATION MAP

— Commercial Real Estate Investments | Management | Brokerage | Development | Land

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WEKIVA PARKWAY DEVELOPMENT LAND

215± acres

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PROPERTY MAP

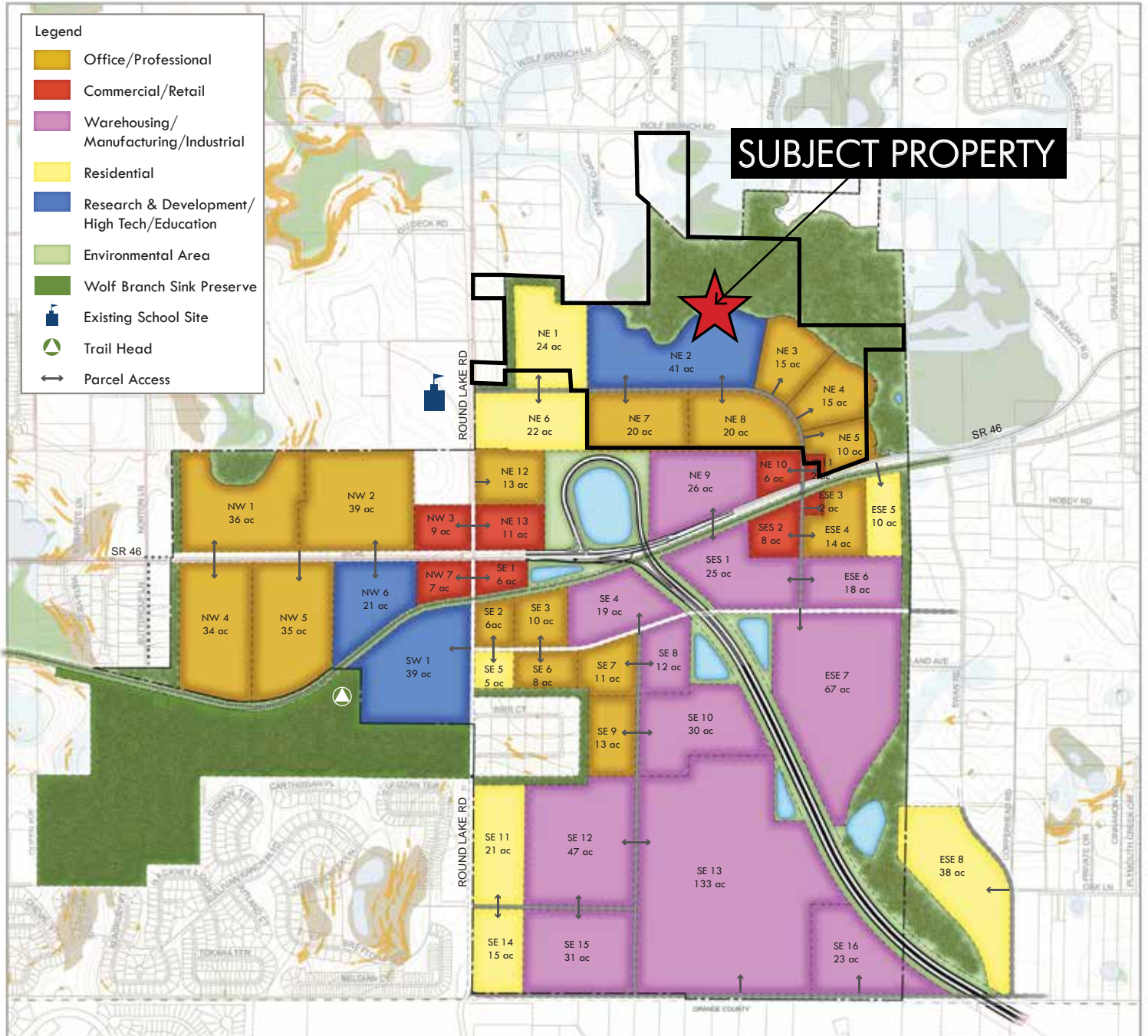
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Conceptual Master Plan



Mount Dora Employment Center
 Conceptual Master Plan
 February 6, 2014