

# COMMERCIAL NEAR VALENCIA COLLEGE

16.4± acres on East Irlo Bronson Memorial Highway  
Osceola County, FL

**UNDER  
CONTRACT**

LAND FOR SALE



## LOCATION

1420 E. Vine Street. Property borders the Osceola/ Kissimmee Chamber of Commerce, Valencia College - Osceola Campus and across from the BRIDG Technology Park.

## SIZE

16.4± acres

## PRICE

\$2,285,000

## ZONING

Highway Commercial/MU-V

## ROAD FRONTAGE

450' ± on East Vine Street - US 192/441

## UTILITIES

Electric/water/sewer at front of property; Kissimmee Utility Authority, Toho Water Authority

## DESCRIPTION

Tremendous opportunities with wide frontage on Hwy 192 next to Valencia College. Directly across from the BRIDG Technology Park. Located within the City of Kissimmee's East Vine Street Redevelopment Area and 1 mile from the Florida Turnpike. Opportunities for multi-family, student housing, highway commercial development.

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

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

Maury L. Carter & Associates, Inc.  
407-422-3144 | [www.maurycarter.com](http://www.maurycarter.com)



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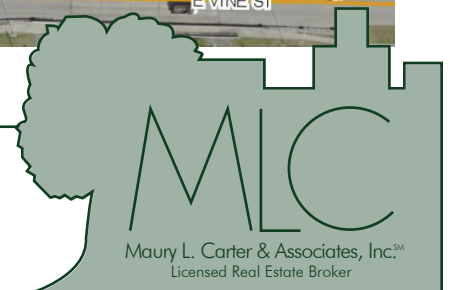
**UNDER  
CONTRACT**



PROPERTY MAP

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REGIONAL MAP

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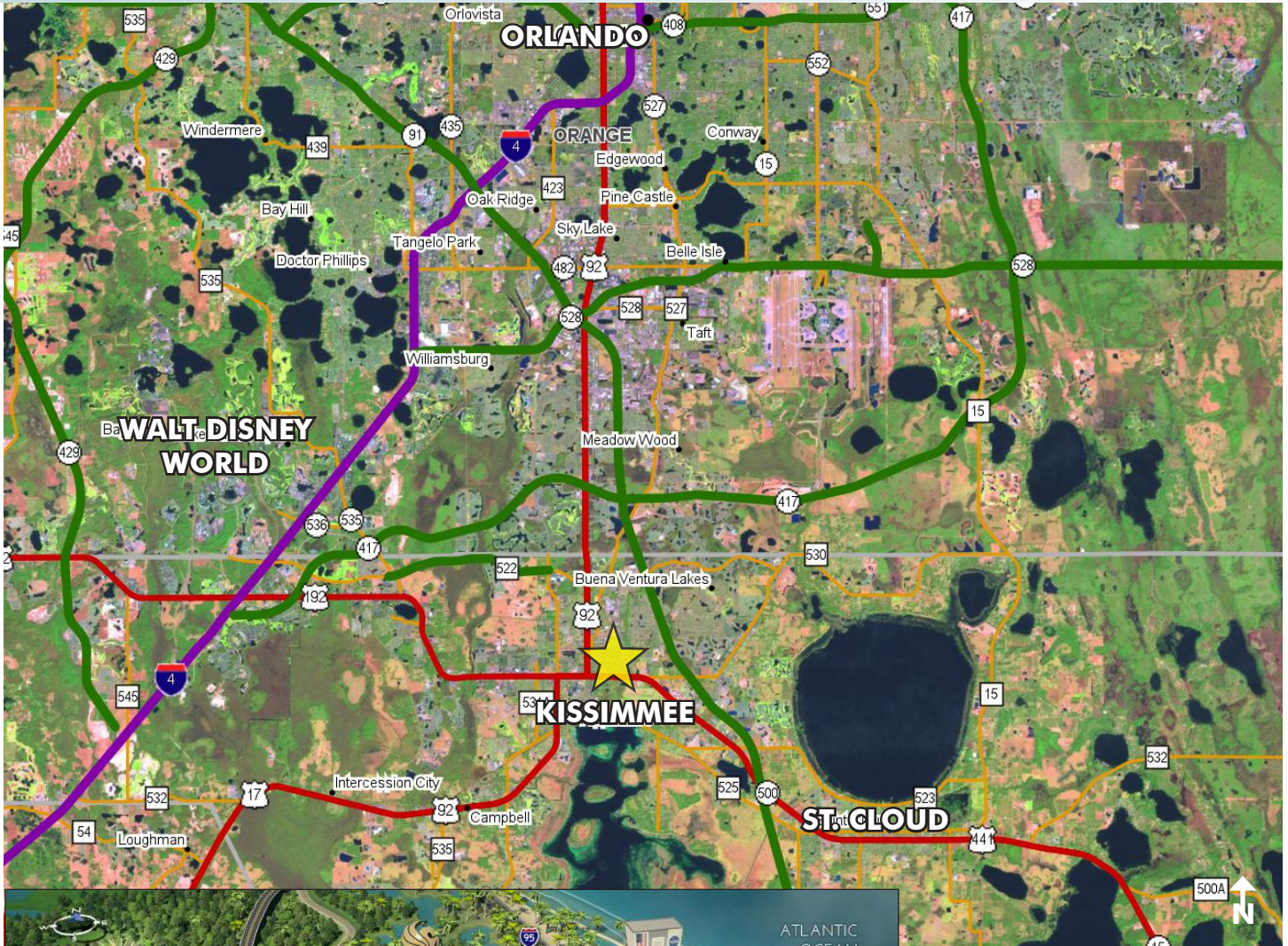
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LOCATION MAP



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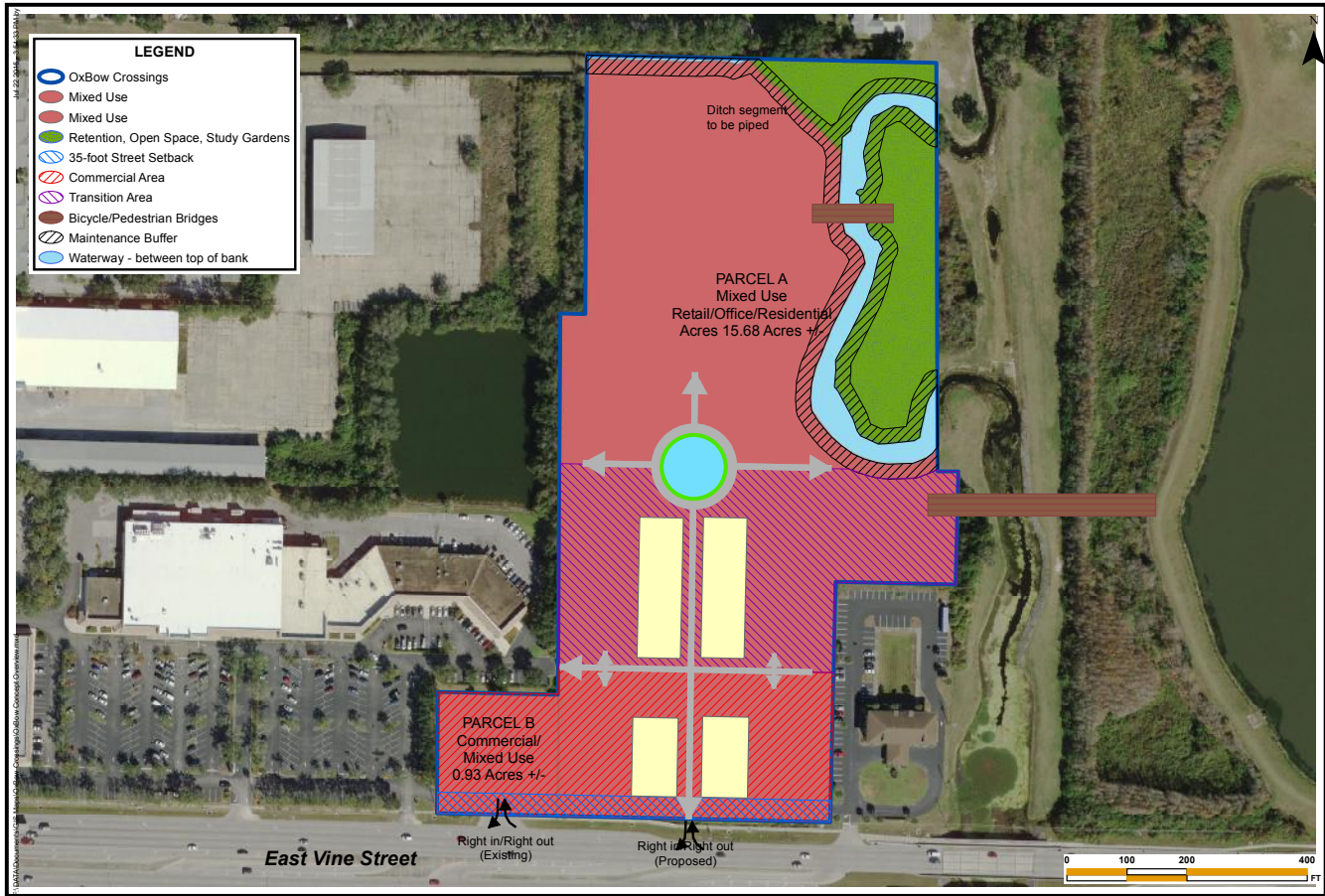
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<b>HCi</b> <small>100 E Sybilia Avenue, Suite 375 Kissimmee, FL 32751 407-422-3144 www.hciplanings.com</small>	
<small>ENHANCE:</small> <b>CONCEPT PLAN</b>	<small>DATE:</small> 7/22/2015
<small>LOCATION:</small> NE Corner of Michigan & East Vine Kissimmee, FL	<small>DATE:</small> 7/22/2015
<small>TITLE:</small> <b>OXBOW CROSSINGS</b>	<small>SOURCE:</small>

CONCEPTUAL LAND USE PLAN



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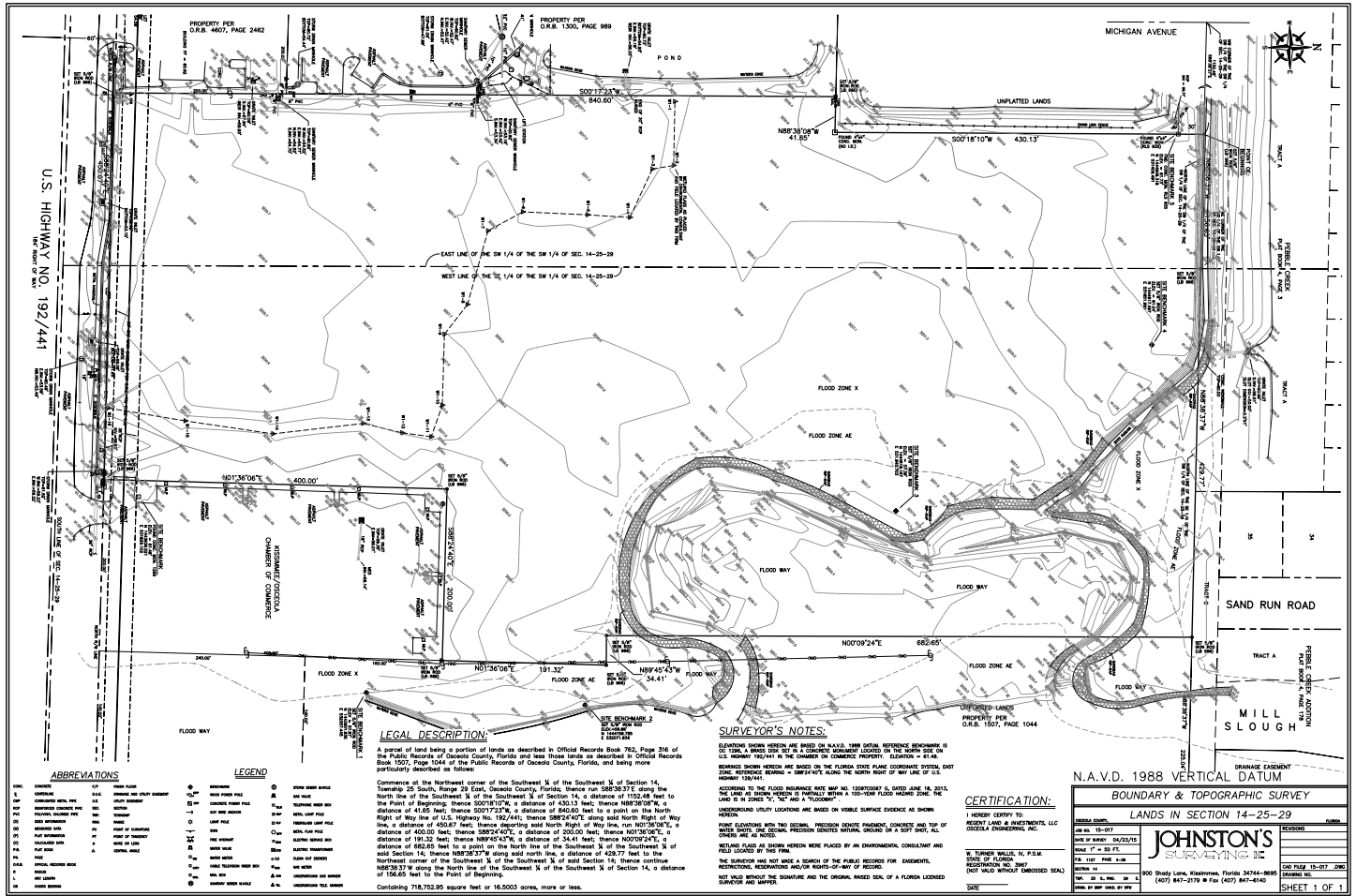
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SITE BOUNDARY/SURVEY

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