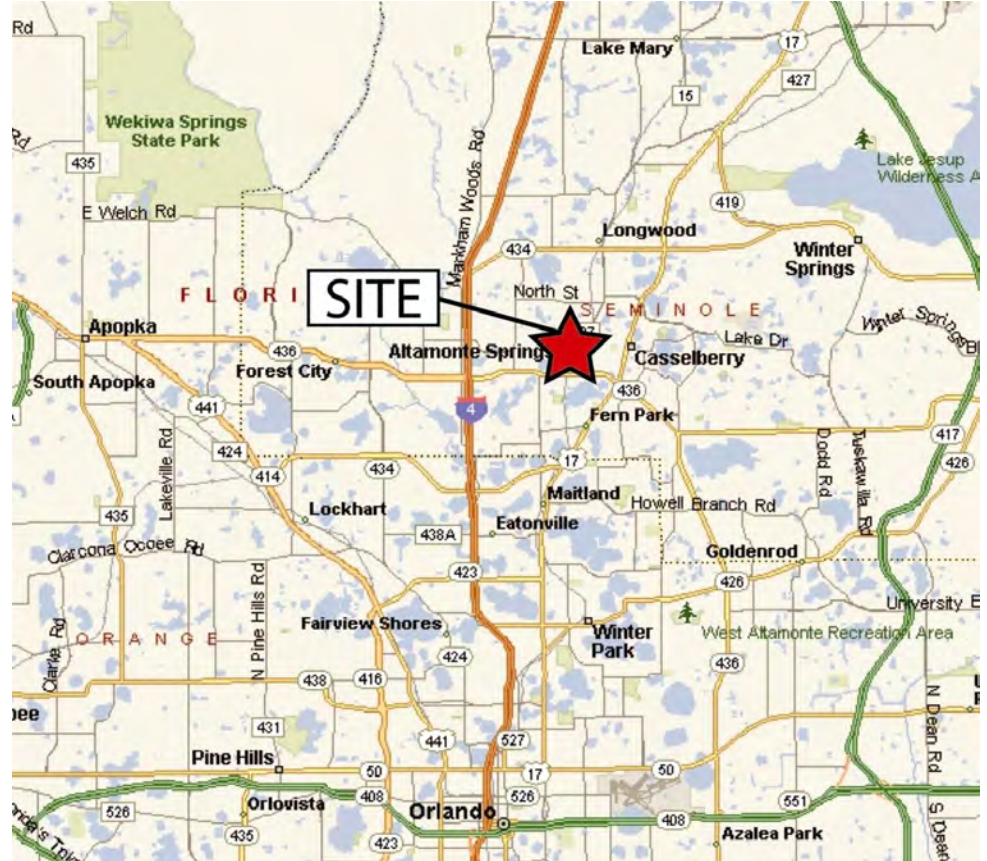


942 – 972 1st Street

Altamonte Springs, FL 32701



Redevelopment Site For Sale

As exclusive agents, we are pleased to offer the following redevelopment site for sale:

Land Size: 12.68 Acres

Current Zoning: MOI 2

ASKING PRICE: UNPRICED

- ◆ Redevelopment site in the City of Altamonte Springs
- ◆ Potential TOD site
- ◆ Directly across from the SunRail Altamonte Springs Station
- ◆ Frontage on four streets including Ronald Reagan Blvd.
- ◆ 10 miles from Downtown Orlando
- ◆ Short Distance to Major Thoroughfares
- ◆ 2 miles from the Altamonte Mall
- ◆ Traffic counts: 20,457 (ADT 2008)

Michael T. Davis Managing Director 407.701.4706 mdavis@ngkf.com

**Newmark Grubb
Knight Frank**

Procuring broker shall only be entitled to a commission calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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SUNRAIL ALTAMONTE SPRINGS STATION

