

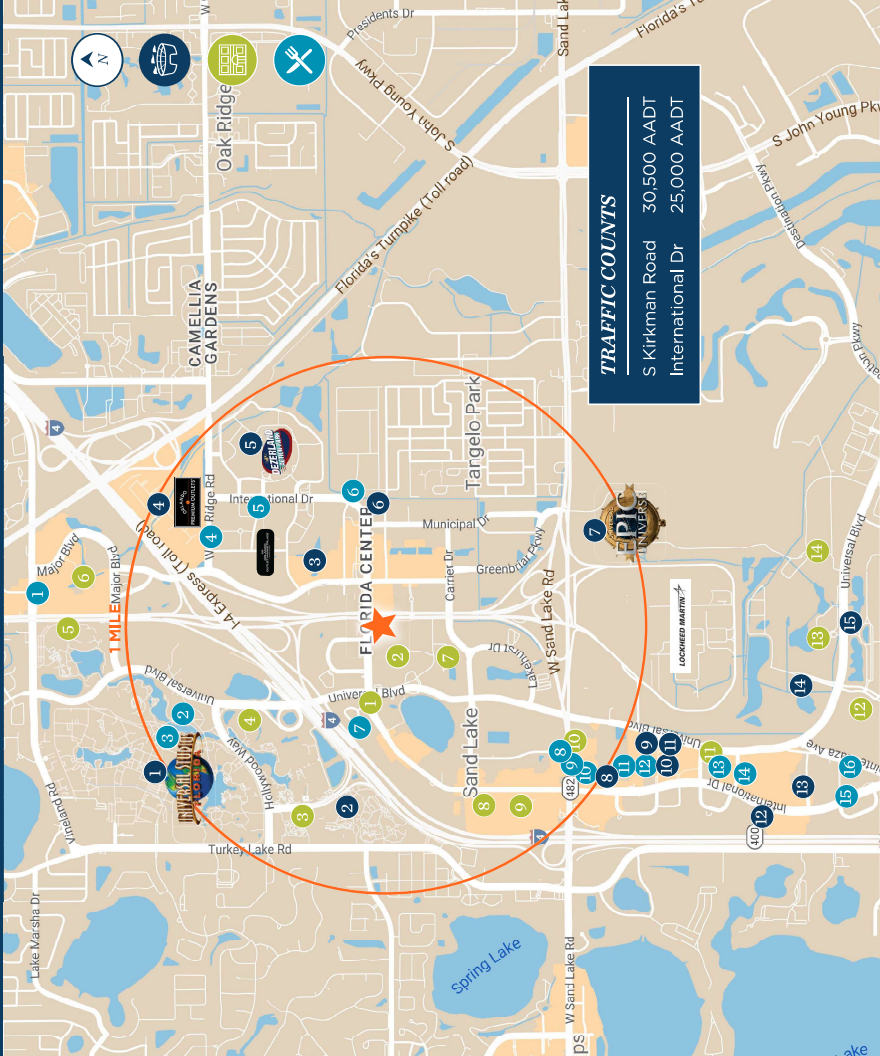
GROUND LEASE FOR SALE

1.60 ACRES IN HEART OF TOURIST CORRIDOR

6932 S Kirkman Rd, Orlando FL

*Favorable Lease Terms
Lease Extension Opportunity
Ideal for Redevelopment*





PROPERTY HIGHLIGHTS

- 1.60 acres
- 30 years remaining on the current term
- Opportunity to negotiate a longer lease term
- Perfect opportunity for redevelopment
- Signalized corner
- Traffic Counts - S Kirkman Rd 30,500 AADT & International Dr 25,000 AADT
- Located steps away from Universal Studios
- Situated between Universal Studios and Universal's Epic Universe, opened 2025
- **Acquire the business, their lease and redevelop the property for your Tenant**

CUSHMAN & WAKEFIELD

AREA AMENITIES

ENTERTAINMENT

- 1 Universal Studios Orlando
- 2 Universal's Volcano Bay
- 3 Fun Spot America
- 4 Orlando Premium Outlets
- 5 Dezerland Park Orlando
- 6 K1 Speed - Karts & Games
- 7 Universal's Epic Universe
- 8 Ripley's Believe It or Not!
- 9 Madame Tussauds Orlando
- 10 ICON Park
- 11 SEA LIFE Aquarium
- 12 Dave & Buster's
- 13 WonderWorks
- 14 Andretti Indoor Carting & Games
- 15 Orange County Convention Center

HOSPITALITY

- 1 Universal's Endless Summer
- 2 Universal's Docksider Inn
- 3 Universal's Cabana Bay
- 4 Loews Royal Pacific
- 5 Loews Portofino Bay
- 6 Double Tree by Hilton
- 7 The Point Hotel & Suites
- 8 Coco Key Hotel & Water Resort
- 9 Rosen Inn International
- 10 Wyndham Orlando Resort
- 11 Castle Hotel, Autograph Collection
- 12 Hyatt Regency
- 13 Hilton Gran Vacations Club
- 14 Universal Stella Nova Resort

RESTAURANTS

- 1 Miller's Ale House
- 2 Universal's City Walk
- 3 Hard Rock Café
- 4 Bahama Breeze
- 5 Texas de Brazil
- 6 Hash House A Go Go
- 7 Black Angus Steakhouse
- 8 Cooper's Hawk Winery
- 9 BJ's Restaurant & Brewhouse
- 10 Chuy's
- 11 Charley's Steakhouse
- 12 Yard House
- 13 Café Tu Tu Tango
- 14 Señor Frongs
- 15 Del Frisco's
- 16 The Capital Grill

DEMOGRAPHICS



POPULATION

1 Mile	3,244
3 Miles	78,519
5 Miles	231,954



EMPLOYEES

15,626
108,664
207,478



DAYTIME POPULATION

17,383
142,608
312,504



In the heart of
the the Tourist
Corridor



Lynx Bus
Stops Nearby



Easy Access to Major
Roadways I-4, Turnpike
& Hwy 528



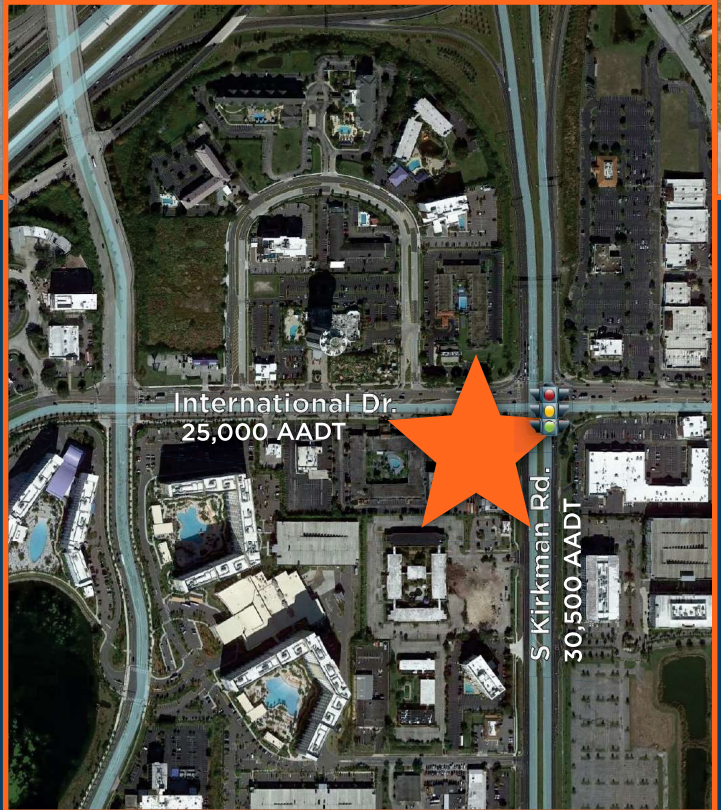
FOR MORE INFORMATION

GLEN JAFFEE

Senior Director
Sales & Acquisitions | Central FL
Direct: +1 407 541 4408
Cell: +1 407 353-3426
glen.jaffee@cushwake.com

SAM KING

Senior Associate
Sales & Acquisitions | Central FL
Direct: +1 407 949 0898
Cell: +1 407 341 7728
sam.j.king@cushwake.com



20 N Orange Ave, Suite 300
Orlando, FL 32801
+1 407 841 8000

©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.