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For sale

S Orange Blossom Trail and Poinciana Blvd
Kissimmee, FL 34758

Area Developments and Neighbors



0.55 Acre Pad Available For Sale

Property highlights

- \$450,000 Asking price
- Located on 17-92 (S Orange Blossom Trl) and Poinciana Blvd in Kissimmee
- Heavy traffic intersection
 - 17-92 - 34,000 AADT
 - Poinciana Blvd - 19,500 AADT
- Growing market with new residential developments to the north of site
- Great daytime population of over 21,710 within 3 miles and major employers such as Pepsi Co - Gatorade Plant and Vistar



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Demographics

(ESRI 2025)

POPULATION



1 MI.	801
3 MI.	27,182
5 MI.	95,213

HOUSEHOLDS



1 MI.	302
3 MI.	8,724
5 MI.	30,380

AVERAGE HH INCOME



1 MI.	\$88,805
3 MI.	\$95,897
5 MI.	\$96,405

MEDIAN AGE



1 MI.	41.4
3 MI.	39.9
5 MI.	37.9