

# \$1,500,000 - 747 McIntyre Avenue, WINTER PARK

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MLS® #O6274682

**\$1,500,000**

Bedroom, Bathroom,  
Land on 0.41 Acres

WINTER PARK (A/67 & B/86 & MISC 3/220),  
WINTER PARK, FL

Rare opportunity to own a premium 0.41-acre lot in the highly sought-after Winter Park historic district! With 100 feet of frontage on McIntyre Avenue, this expansive property offers the potential to divide into two parcels or create a single estate-sized lot for your dream home. Zoned R-2-WP, the lot provides incredible flexibility—if divided, you can build up to two duplexes on each parcel. The location is unbeatable—just a short walk to Rollins College, iconic Park Avenue, and all the dining, shopping, and cultural experiences Winter Park is known for. The property includes an existing 1,427 sf 3 bedroom, 2 bathroom home with a detached 2-car garage, perfect for renovation or rental income while you plan your new build. Whether you’re envisioning two custom homes, multiple duplexes, or one grand estate, opportunities like this are few and far between in Winter Park. Don’t miss out on this prime piece of land!



## Essential Information

|            |                 |
|------------|-----------------|
| MLS® #     | O6274682        |
| Price      | \$1,500,000     |
| Sold Price | \$1,525,000     |
| Sold Date  | June 18th, 2025 |
| Acres      | 0.41            |
| Type       | Land            |

|          |      |
|----------|------|
| Sub-Type | Land |
| Status   | Sold |

### Community Information

|             |                                        |
|-------------|----------------------------------------|
| Address     | 747 McIntyre Avenue                    |
| Area        | Winter Park                            |
| Subdivision | WINTER PARK (A/67 & B/86 & MISC 3/220) |
| City        | WINTER PARK                            |
| County      | Orange                                 |
| State       | FL                                     |
| Zip Code    | 32789                                  |

### Exterior

|                 |                                                                                           |
|-----------------|-------------------------------------------------------------------------------------------|
| Lot Description | Buildable, Historic District, City Lot, Near Public Transit, Oversized Lot, Room For Pool |
|-----------------|-------------------------------------------------------------------------------------------|

### School Information

|            |                  |
|------------|------------------|
| Elementary | Audubon Park K8  |
| Middle     | Audubon Park K-8 |
| High       | Winter Park High |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 27th, 2025 |
| Days on Market | 116                |
| Zoning         | WP-R-2             |

### Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | FANNIE HILLMAN & ASSOCIATES |
|----------------|-----------------------------|

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