

Gunter Village poised to take shape near Lake Mary



Gunter Village, a 12-acre mixed-use project in the **Lake Mary** area, is poised to start taking shape with a Cincinnati group's purchase of half the site.

The South Florida-based Aztec Group represented the land owner in its \$6 million sale of the property at 3300 International Parkway. The land is approved for apartments, shops, restaurants and a limited-service hotel.

Capital Investment Group, a mixed-use developer, purchased the back half of the village site and is seeking approvals to increase the number of apartment units from less than 150 to about 300.

"This is one of the most strategically located sites in the Lake Mary area," said Howard Taft, senior managing director of the Aztec Group. "It's suited for residential, and what makes it unique is its location with the Seminole Trail on the west side of the property and large frontage on International Parkway."

Plans for Gunter Village first emerged in 2006, just as the real estate market was beginning a years-long decline. With the expansion of nearby Colonial Town Park and newly created jobs in the Lake Mary corridor, the property is better positioned now than it was back then, said Charles Penan, director for the Aztec Group.

Aztec continues to market the front half of the site