



Fischbach
LAND COMPANY

830 Acres of Nature Conservancy Land

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Fischbach Land Company
510 Vonderburg Dr., Suite 208
Brandon, FL 33511
813-540-1000

Private Preserve 65.78 +/- Acre Grove, Ft Meade, FL
50 Acres Planted Citrus, 1,391 Sf Log Cabin Home, Pole & Horse Barn

FischbachLandCompany.com/PrivatePreserve65

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Create your own private oasis on this 65.78 +/- acres tucked away adjoining over 830 acres of Nature Conservancy-owned land on two sides. This tranquil property is abundant with wildlife and features 50 acres of planted citrus, a 1,391 SF log cabin home, 2 pole barns, an open 3 stall horse barn, a 10" well with a diesel pump and two deep residential wells. Enjoy the peace and quiet of this conveniently located property, just a mile from US 27, minutes from Avon Park, roughly 25 minutes to Lake Wales and an hour to downtown Lakeland.

Property Type: Agricultural Land, Recreational Property

County: Polk

Acreage: 65.78 +/- Acres

Sale Price: \$800,000

Price per Acre: \$12,161.75

Property Address: 3931 Bell Road, Fort Meade, FL 33841

Nearest Intersection: Bell Road & W County Line Road

Road Frontage: 30 +/- feet on Bell Road

Water On-site with Frontage: 0.55 +/- acre pond

Water By: 10" well, two deep residential wells

Pump Sizes: Diesel pump on 10" well

Water Use Permit Number: 6609.003

Avg GPD: 74,500 // **Max GPD:** 1,804,300

Irrigation: Drip irrigation

Sewer By: Septic on site

Electric By: Duke Energy

Soil Types: Predominately Archbold & Tavares

Grass Types: Bahia mix

Fencing: Barbed wire

Zoning: A/RRX

Future Land Use: A/RRX

STR: A/RRX

Parcel ID: 28-32-31-000000-033000

Property Taxes: \$1,981.41 (2021 taxes)

Property Uses: Citrus, Row crop, Recreation, Homesite(s)

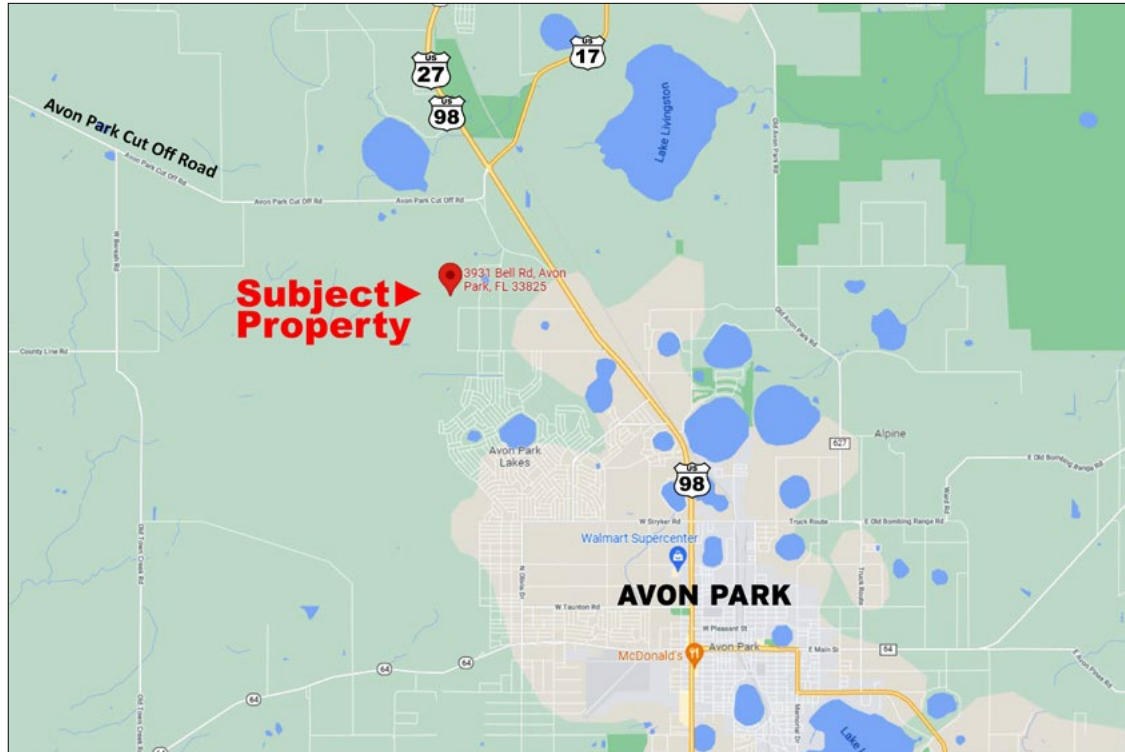
Site Improvements: 1,391 SF log cabin (1983), 3-stall horse barn, 30'x 40' pole barn, 26'x 42' pole barn







**Conveniently Located Just a Mile from US 27,
Minutes From Avon Park, Roughly 25 Minutes
to Lake Wales, and an Hour to Downtown Lakeland**



Directions to Property From US 27 N:

- Turn west onto W County Line Rd (1.8 miles)
- Turn right onto Bell Rd, look for sign (0.5 miles)