

For Sale

Residential Lakefront Land

92.0± Acres | \$8,757/Unit



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37500 St. Louis Avenue

Umatilla, Florida 32784

Property Highlights

- Located in dynamic Lake County (unincorporated)
- 92.0± acres total - includes lakes; approximately 57 acres upland
- Zoned R-6; allows for up to six dwelling units per acre (342 units maximum - based on upland portion)
- "Upland" area drains well - former orange grove
- Surrounded by Lake Bracy and Lake Smith – allows for lakefront lots
- Extensive new growth and transportation development in the immediate area

DEMOGRAPHICS

Stats	Population	Avg. HH Income
5 Miles	37,203	\$62,367
10 Miles	119,096	\$62,308
15 Miles	199,855	\$61,714



MAJOR REDUCTION

Sale Price: \$2,995,000

For more information

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