

FROSTPROOF RESIDENTIAL DEVELOPMENT

0 F ST W

FROSTPROOF, FL 33843

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Property Overview



Sale Price

\$320,000

PROPERTY OVERVIEW

The City of Frostproof is conveniently located in Central Florida within an hour's drive to LEGOLAND, Walt Disney World, the Sebring Raceway, and many other Florida attractions. The subject property is in a nice, quiet neighborhood area that is perfect to build a new housing project. The south Polk market is booming with the addition of the Nucor Corporation located a few miles from the subject property. Contact David Hitchcock and Clay Taylor today!

OFFERING SUMMARY

Acreage:

7.11 Acres

Price / Acre:

\$45,007

City:

Frostproof

County:

Polk

Property Type:

Residential Development,
Homesite

Specifications & Features



SPECIFICATIONS & FEATURES

Land Types:	Residential Development
Uplands / Wetlands:	100 % Uplands
Soil Types:	Candler Sand
Taxes & Tax Year:	\$1,593.07
Zoning / FLU:	AG
Lake Frontage / Water Features:	None
Water Source & Utilities:	Public water and sewer supplied by the Town of Frostproof, FL.
Road Frontage:	380'± on F Street W
Nearest Point of Interest:	Nucor Steel, Bok Tower, Lake Reedy, Clinch Lake
Fencing:	None
Current Use:	Citrus Grove
Grass Types:	None
Potential Recreational / Alt Uses:	Residential Development / Home Site
Structures & Year Built:	None
Survey or Site Testing Reports:	None

Location



LOCATION & DRIVING DIRECTIONS

Parcel: 283129 000000 021090

GPS: 27.7522708, -81.5319864

Driving Directions: From US 27 take CR 630A 1.5 mi to CR 630; Proceed on CR 630 1.8 mi to North Palm Ave; Take a right and go 0.2 mi to W F Street; Take a left and go 0.2 miles; The property on left

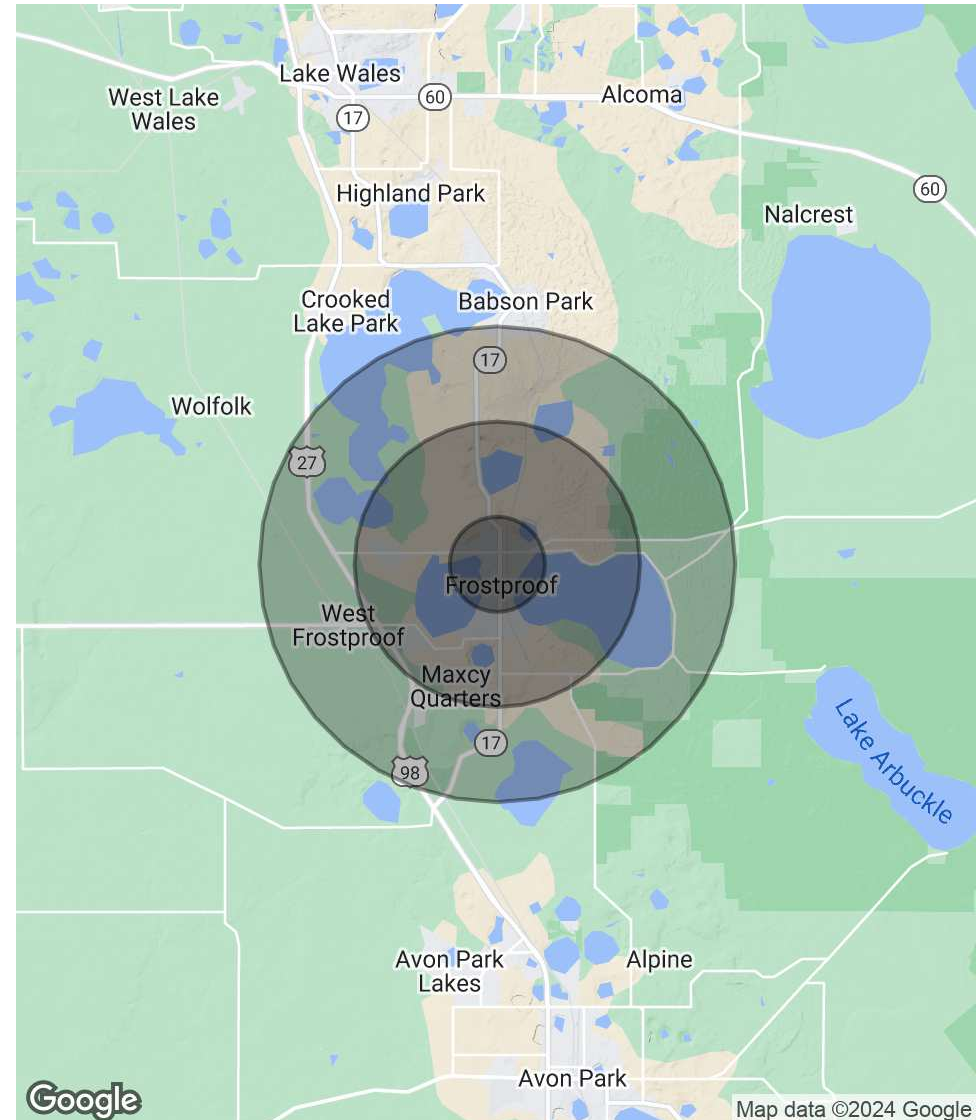
Showing Instructions: Call Listing Agents

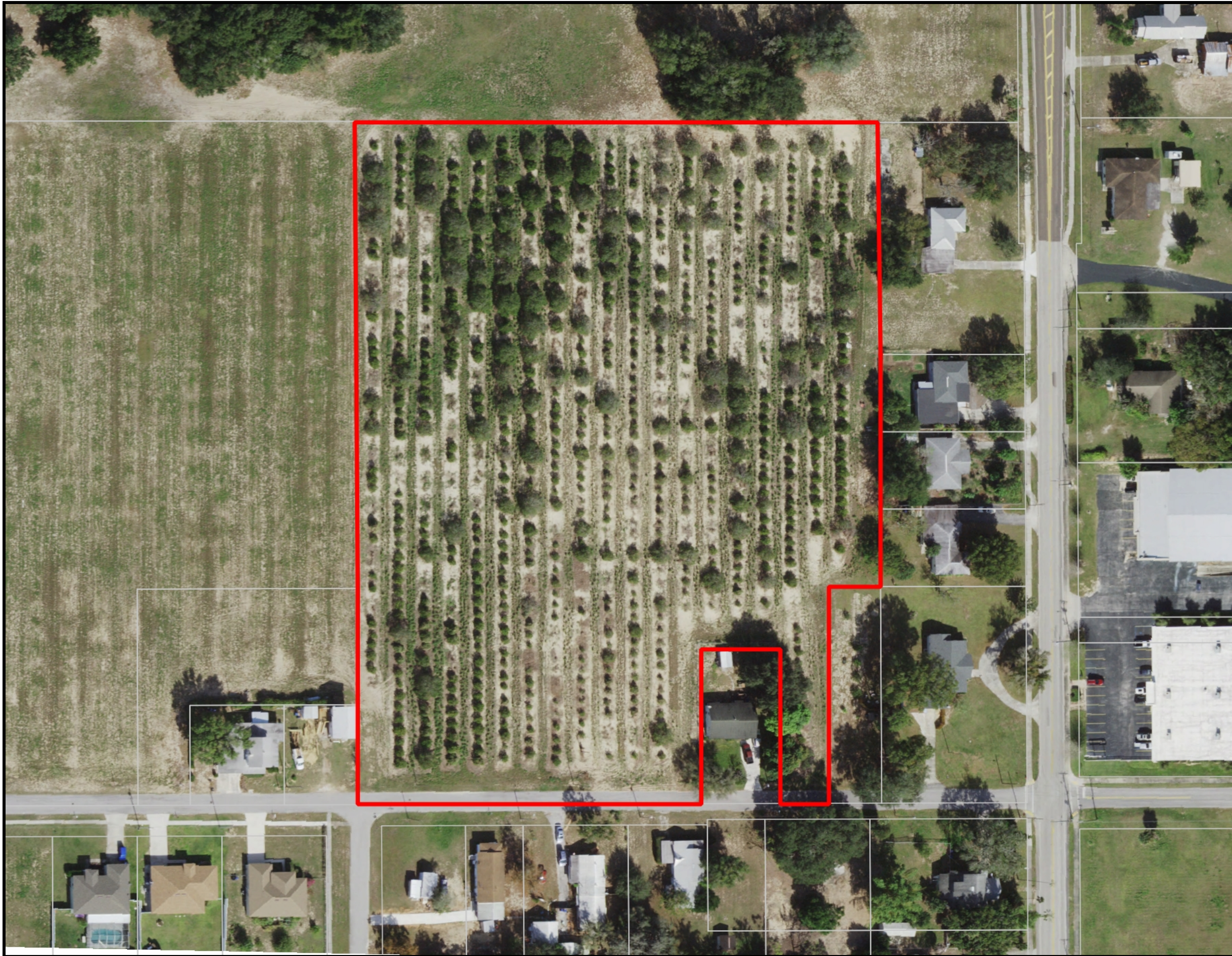








Demographics Map & Report

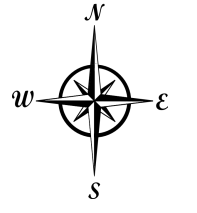
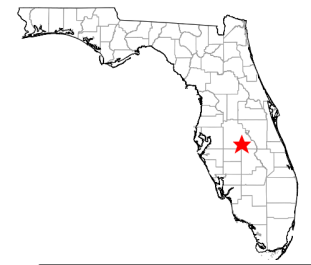
POPULATION	1 MILE	3 MILES	5 MILES
Total Population	1,551	5,968	10,562
Average Age	52.6	52.7	50.7
Average Age (Male)	53.9	52.6	51.0
Average Age (Female)	49.8	51.8	49.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	768	3,163	5,352
# of Persons per HH	2.0	1.9	2.0
Average HH Income	\$41,219	\$39,743	\$41,488
Average House Value	\$121,388	\$113,962	\$117,769

* Demographic data derived from 2020 ACS - US Census

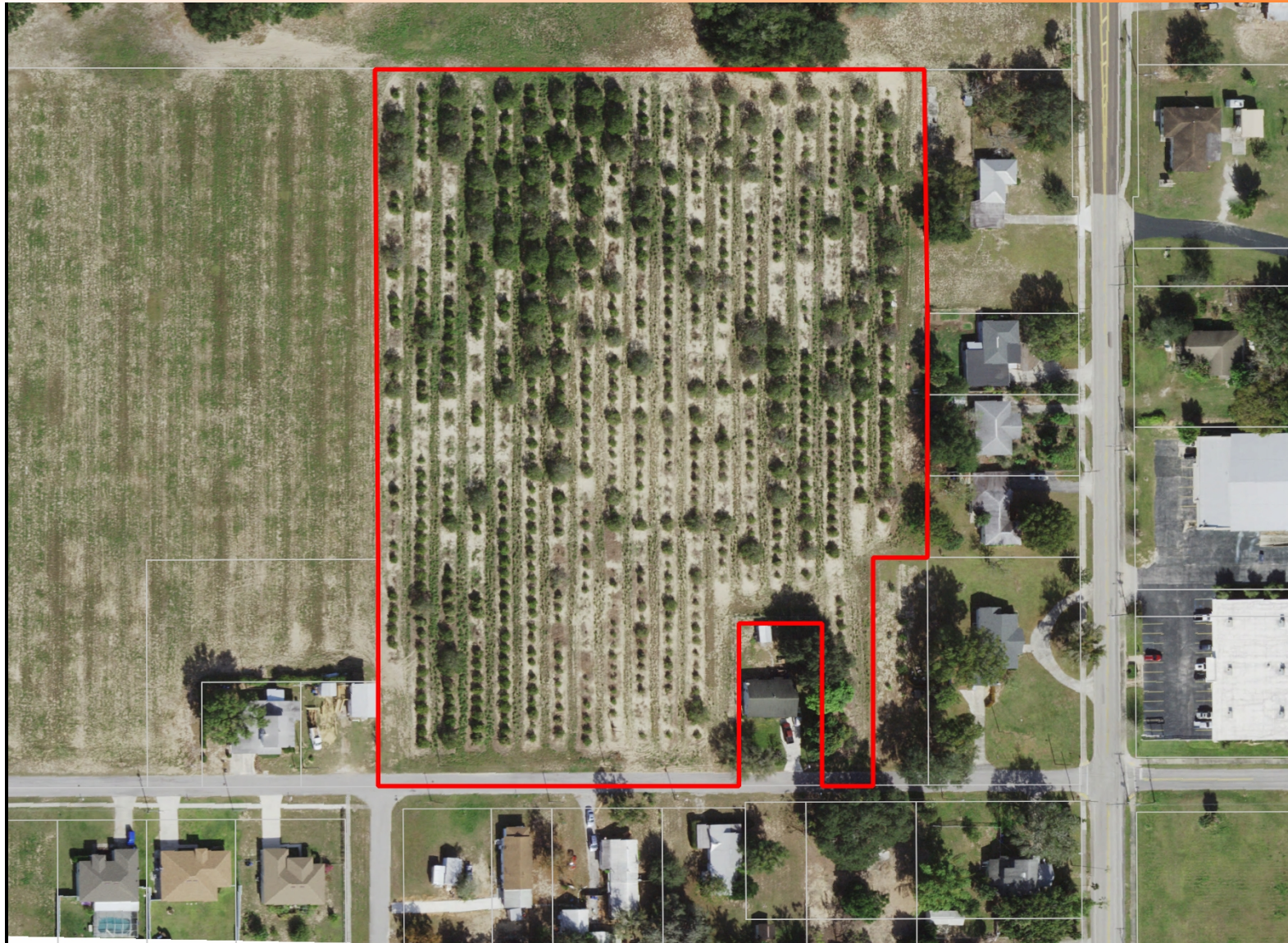




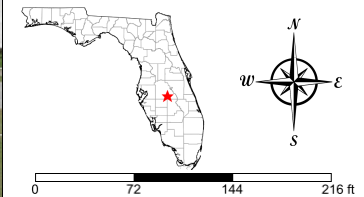
-  County Boundaries
-  Polygons Drawing
-  Lines Drawing
-  Labels Drawing
-  Points Drawing
-  Parcel Outlines



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