

Scenic Grove

Babson Park, FL • Polk County

11 +/- Acres



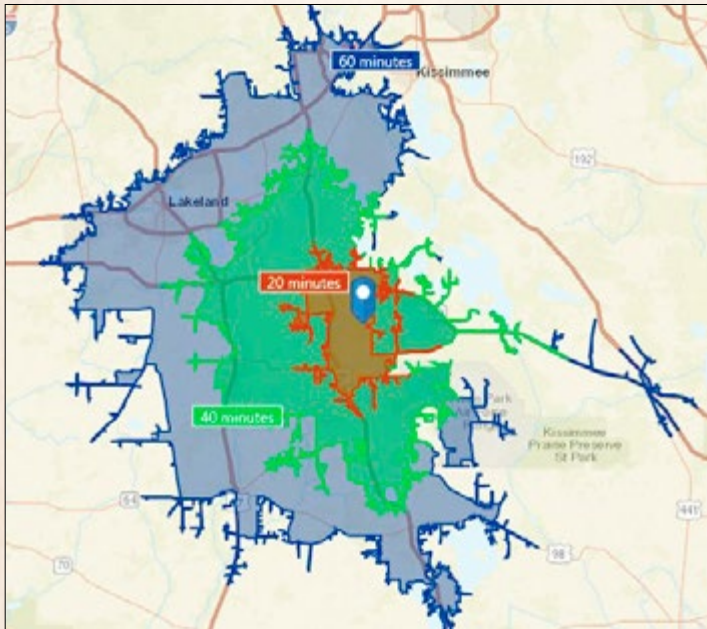
**Citrus and Peach Growers • Blueberry Farmers
Owner Financing Potential!**

Fertile Ag Area on the Lake Wales Ridge • Great Investment for the Future

Scenic Grove 11 Acres

Babson Park, FL • Polk County

This property has a great elevation change from west to east, which gives it great vistas to the east. The property is located on the famous "Lake Wales Ridge" and is near Crooked Lake and Webber University. The land would support blueberries or peaches.



20-40-60 Minute Drive Times

Acreage: 11 +/- acres

Sale Price: \$66,000 (owner financing considered)

Price per Acre: \$6,000

County: Polk

Site Address: Seminole Road, Babson Park, FL 33827

Nearest Intersection: Scenic Highway & Seminole Road

Road Frontage: Property is accessed via Seminole Road at the southwest tip of the property

Soil Types: Astatula Sand

Uplands/Wetlands: 100% uplands

Irrigation/Wells: (1) 8-inch well; microjet system

Class of Grove: The grove needs to be cleared and reset

Zoning/FLU: A/RR

Potential Uses: Farming peaches and blueberries, citrus grove, investment

Annual Taxes: \$297.51

Parcel ID: 283033 000000 024020

GPS: 27.821133, -81.522983

Driving Directions:

- From Babson Park, go south on Scenic Hwy 3/4 mile to Seminole Road
- Go east on Seminole Road and property will be on the left when the road curves to the south

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www.SREland.com/ScenicGrove



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