

Scenic Hwy Mobile Home Development

Lake Wales, FL • Polk County

7.6 +/- Acres

51 Permitted Mobile Home Lots



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Platt



1.8 +/- Miles to Eagle Ridge Mall
2 +/- Miles to downtown Lake Wales, shopping & restaurants

51 Permitted Lots! Cleared and Ready
Located in Emerging Development Area on SR 17
Close to US 27, Restaurants, Eagle Ridge Mall,
Shopping & Healthcare

100% usable land for a mobile home park.
Cleared and ready!

Sale Price: \$250,000

Price per Acre: \$32,894.74

County: Polk

Site Address: US 17 (Scenic Hwy N.), Lake Wales, FL 33898

Nearest Intersection: US 17 (Scenic Hwy N.) and Hickory Hammock Road are at the NW corner of the property

Acreage: 7.6 +/- acres

Permitted Lots: 51 mobile home lots

Price per Lot: \$4,902.96

Average Lot Size: 5,060 feet wide by 100,120 feet deep

Road Frontage: 600 +/- feet on US 17 (Scenic Hwy N.)

Utilities: Water & sewer are about 1 mile away

Zoning/FLU: A/RR

Uplands/Wetlands: 100% uplands

Platt: Platting was done prior to 1977. The owner has been told by the County attorney in writing that he can retain the density.

Taxes: \$156.40

Parcel ID: 272923868000000010

GPS: 27.949707, -81.594597

Directions:

- From Lake Wales, go north on US 27, turn right (east) on Chalet Suzanne Road and go 1.7 miles
- Turn right (south) on Scenic Hwy (US 17) and go 0.7 mile to the property on the left



SREland.com/MobileHomeDev



LAKELAND OFFICE
114 N. Tennessee Ave., 3rd Fl
Lakeland, FL 33801
863.648.1528 - Main Office

HIGH SPRINGS OFFICE
P.O. Box 809 (32655)
18622 NW US 441
High Springs, FL 32643

Clay Taylor, ALC
863.774.3532 • Clay@SREland.com
David Hitchcock, ALC, CCIM
863.272.7155 • DavidH@SREland.com

SREland.com

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