



HIGHLANDS COUNTY AGRICULTURAL LAND

LAKE PLACID, FL | HIGHLANDS COUNTY

176.51 ± ACRES TOTAL



SPECIFICATIONS & FEATURES

Acreage: 176.51 ± acres

Sale Price: \$1,147,315

Price per Acre: \$6,500

Site Address: 10031 Hocus Pocus Trail,
Lake Placid, FL 33852

Soil Type: Orsino Sand 126 acres, Daytona sand 30
acres, Basinger St. Johns & Placid 9 acres, Satellite
sand 11 acres

Irrigation: 16" well, turbine pump, diesel engine and
underground mainlines for microjet irrigation

Water Use Permits: Through SWFWMD

Wetlands/Uplands: 8.7 acres wetlands

Zoning/FLU: Agriculture

Taxes & Tax Year: \$138.29 (2017)

This beautiful agricultural property offers scenic views and includes a 16" well turbine pump as well as underground mainlines for microjet irrigation. Power lines through the property may offer solar farm opportunity. These tools allow for an easy transition to farm property.



LOCATION & DRIVING DIRECTIONS

Parcel IDs: C063630-A0000700000,
C063630-A0001200000, C063630-A0001100000,
C063630-A0000400000

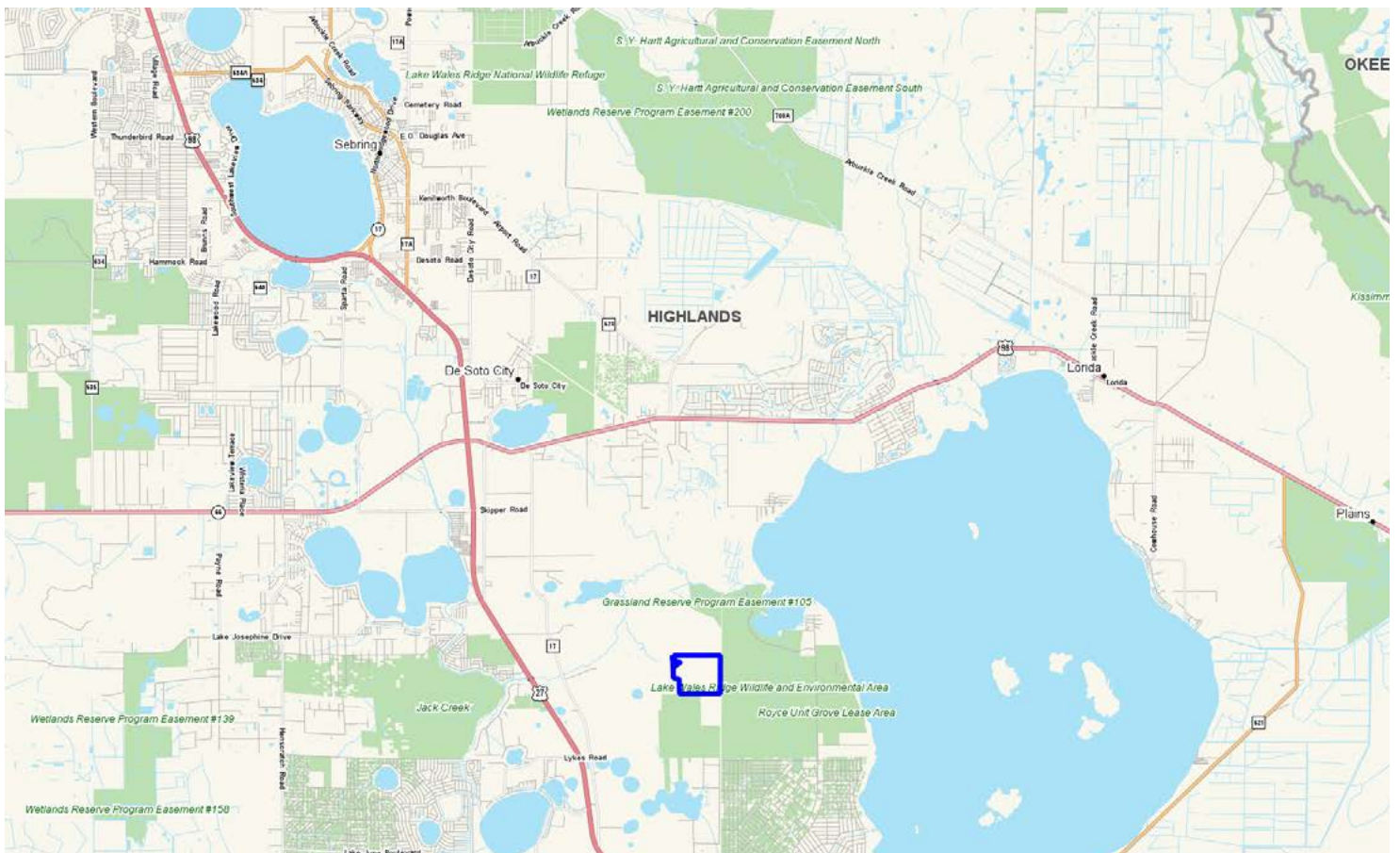
GPS Location: 27.371447, -81.357965

Driving Direction:

- From the intersection of US27 and US98 south of Sebring travel east one mile on US98 to CR17
- Turn right and head south on CR17 3.9 miles to Hocus Pocus Trail
- Turn left on Hocus Pocus Trail and travel 2 miles until the road to the property gate

Showing Instructions: call listing agent for showing instructions

Power lines through the property may offer solar farm opportunity!





Saunders

REAL ESTATE

863.648.1528
114 N. Tennessee Ave.
3rd Floor
Lakeland, FL 33801

176.51 ± Acres • Farm, Ranch, or Recreation Potential
Power lines through the property may offer solar farm opportunity!

SREland.com/HighlandsCounty

Jeff Cusson, CCIM 772.332.9070 | Jeff@SREland.com



Adjacent 100 acre young grove may be available.

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

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

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