

LAND FOR SALE

FELTRIM GARDENS RESIDENTIAL DEVELOPMENT LAND

S. 30TH STREET

Haines City, FL

PRESENTED BY:

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SALE PRICE	\$2,100,000
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OFFERING SUMMARY

ACREAGE:	9.58 Acres
PRICE / UNIT:	\$10,500
CITY:	Haines City
COUNTY:	Polk
PROPERTY TYPE:	Residential Development

PROPERTY OVERVIEW

The Feltrim Gardens Residential Development Land is a great opportunity to purchase an apartment development site that is fully approved and in a growing location. There are water and sewer connections adjacent to the site on Roe Road. The site has been fully approved by Haines City for 200 apartment units and 16,000 square feet of retail/office space. The site plan, construction plan, and other due diligence documents are available upon request.



SPECIFICATIONS & FEATURES

LAND TYPES:	Residential Development
UPLANDS / WETLANDS:	100% uplands
SOIL TYPES:	Candler Sand
ZONING / FLU:	BPM
ROAD FRONTAGE:	South 30th St. and Roe Road
NEAREST POINT OF INTEREST:	1/4 mile from Haines City High School
UTILITIES & WATER SOURCE:	Water and Sewer are on Roe Road adjacent to the site
PLANNING AND / OR PERMITS:	Fully approved by Haines City for 200 apartment units and 16000 square feet of retail/office space
PERMITTED LOTS:	200 apartment units
PRICE PER LOT:	\$10,500 per unit
PLATS OR ENGINEERING INFORMATION:	Site Plan , Construction Plans and other Due Diligence documents



LOCATION & DRIVING DIRECTIONS

PARCEL:

27-27-34-000000-043030

GPS:

28.0900175, -81.6062097

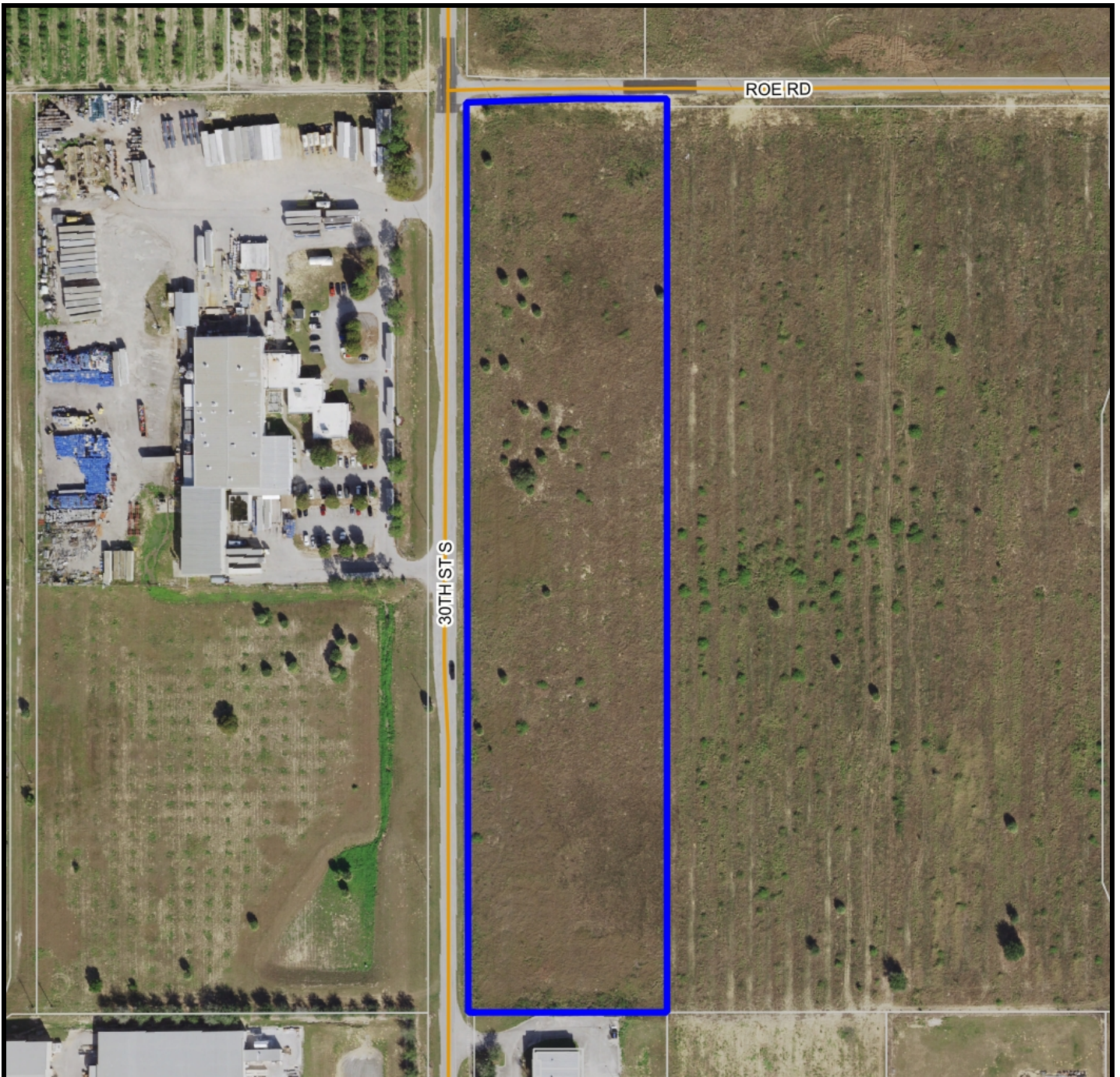
DRIVING DIRECTIONS:








- From Hwy 27 go East on Hwy 544 [Scenic Hwy] for about 2.7 miles then turn Left [North] on 30th St South
- Roe Rd is about 1/2 mile and is at the NW corner of the property

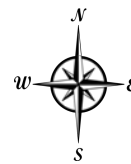
SHOWING INSTRUCTIONS:

Drive by and look, call Clay Taylor or David Hitchcock with questions

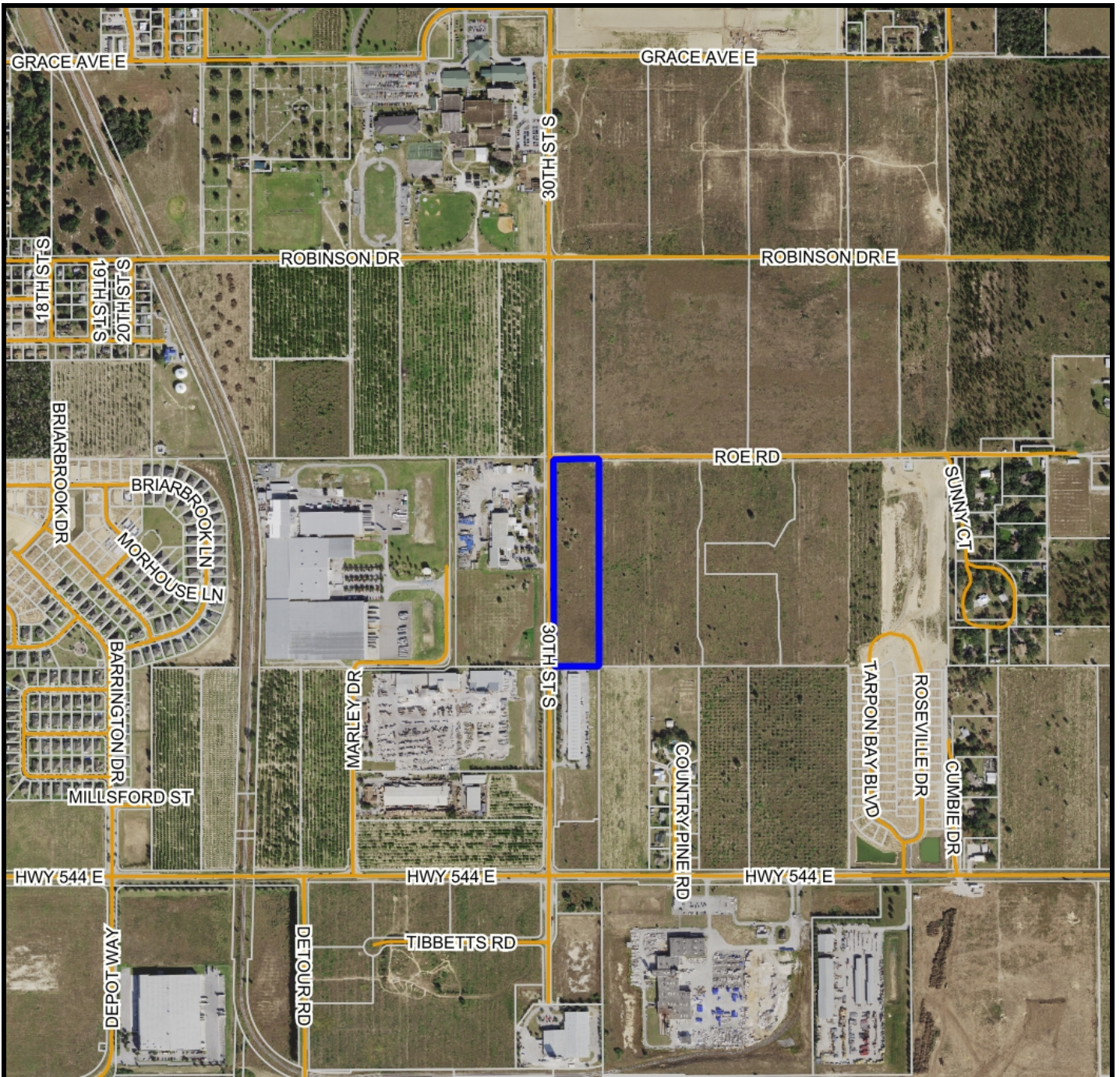











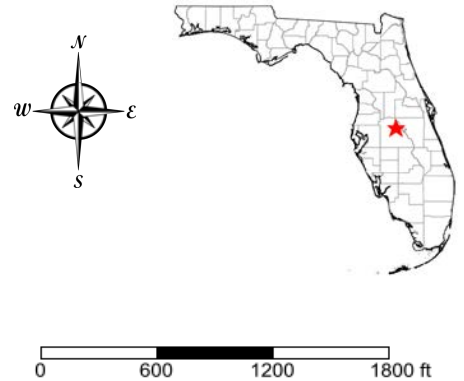
-  County Boundaries
-  Polygons Drawing
-  Lines Drawing
-  Labels Drawing
-  Points Drawing
-  Streets MapWise
-  Parcel Outlines



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