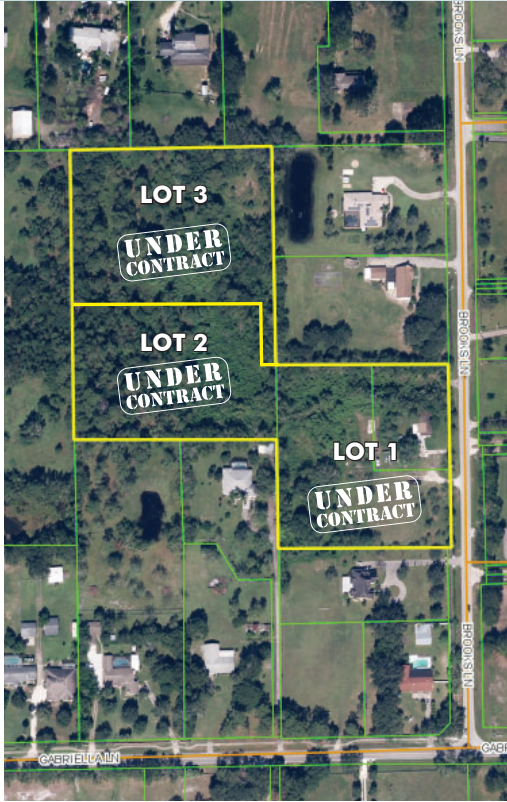


SINGLE FAMILY DEVELOPMENT INFILL LAND - WILL DIVIDE!

9.55± acres | Seminole County, FL

**UNDER
CONTRACT**

LAND FOR SALE



LOCATION

Property located along the west side of Brooks Lane just north of Gabriella Lane in unincorporated Seminole County, just ½ mile east of Tuskawilla Road and less than 1 mile north of the Aloma Avenue/SR 417 interchange. The in-fill parcel is strategically located near neighborhood retail shopping districts. Public schools include Rainbow Elementary (Grade A), Tuskawilla Middle (Grade B) & Lake Howell High (Grade B).

SIZE

9.55± acres - **WILL DIVIDE!**

Lot 1: 2.76 acres* **UNDER CONTRACT**

Lot 2: 3.14 acres* **UNDER CONTRACT**

Lot 3: 3.14 acres* **UNDER CONTRACT**

*Pending survey

PRICE

\$150,000/gross acre based on minor plat approval including 3 lots. See attached minor plat concept map.

ZONING

Agricultural/Suburban Estates (1DU/AC). Potential for higher density with cluster development

ROAD FRONTAGE

390'± along the west side of Brooks Lane

UTILITIES

All available and to site except municipal sewer service. Force main is located at the intersection of Tuskawilla Lane and Gabriella Lane ½ mile to the west.

DESCRIPTION

The parcel is irregularly shaped, mostly level, predominantly covered with native vegetation and at road grade. A small residential home is located at the frontage. The parcel is gently rolling with topography from 50'-55' and is located outside of the flood zone.

DRIVE TIMES

- 25 minute to Orlando
- 10 minutes to Oviedo
- 20 minutes to Winter Park
- 15 minutes to UCF

Offering subject to errors, omission, prior sale or withdrawal without notice.

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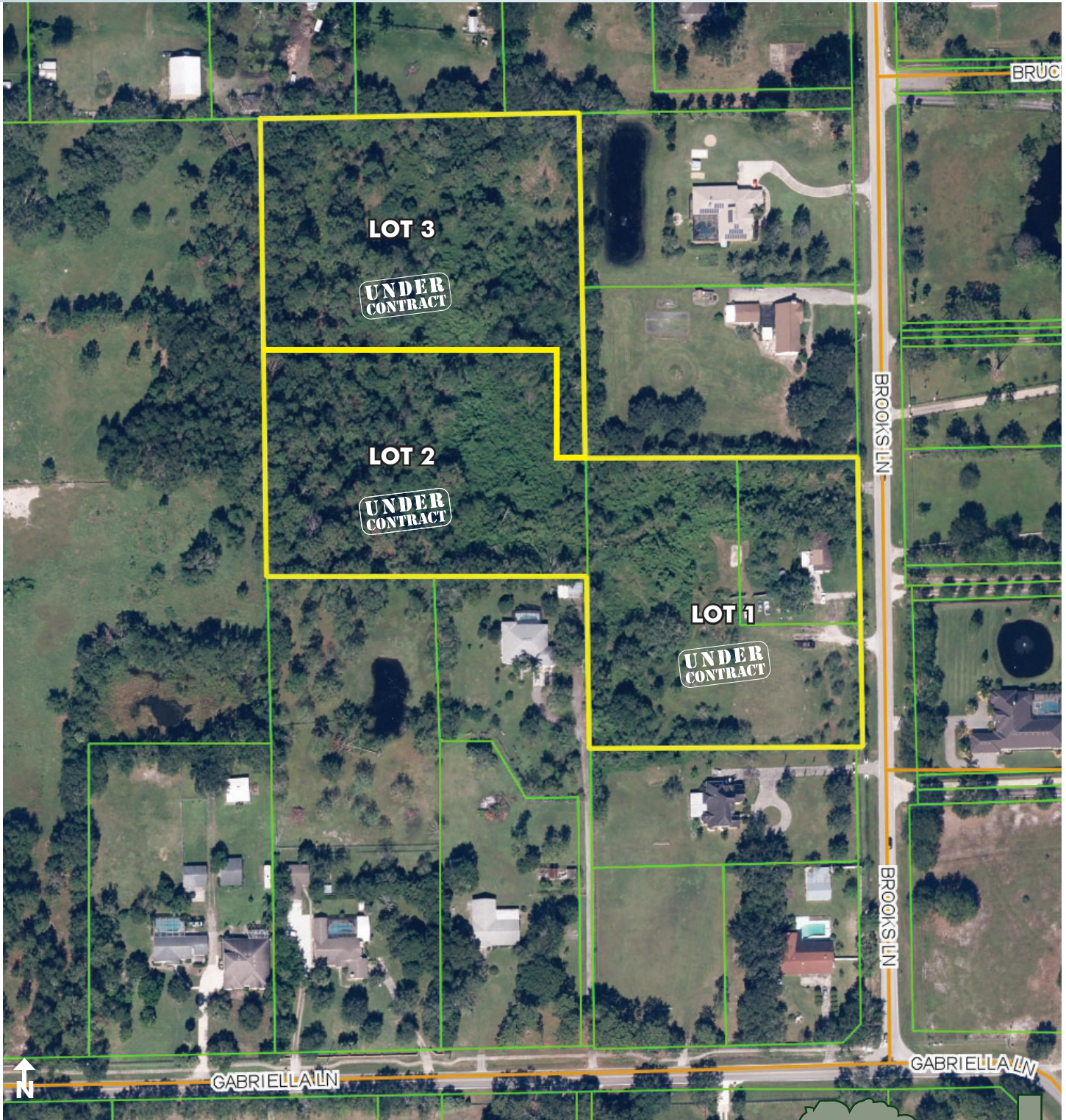
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Maury L. Carter & Associates, Inc.SM
Licensed Real Estate Broker

SINGLE FAMILY DEVELOPMENT INFILL LAND - WILL DIVIDE!

9.55± acres | Seminole County, FL



PROPERTY MAP

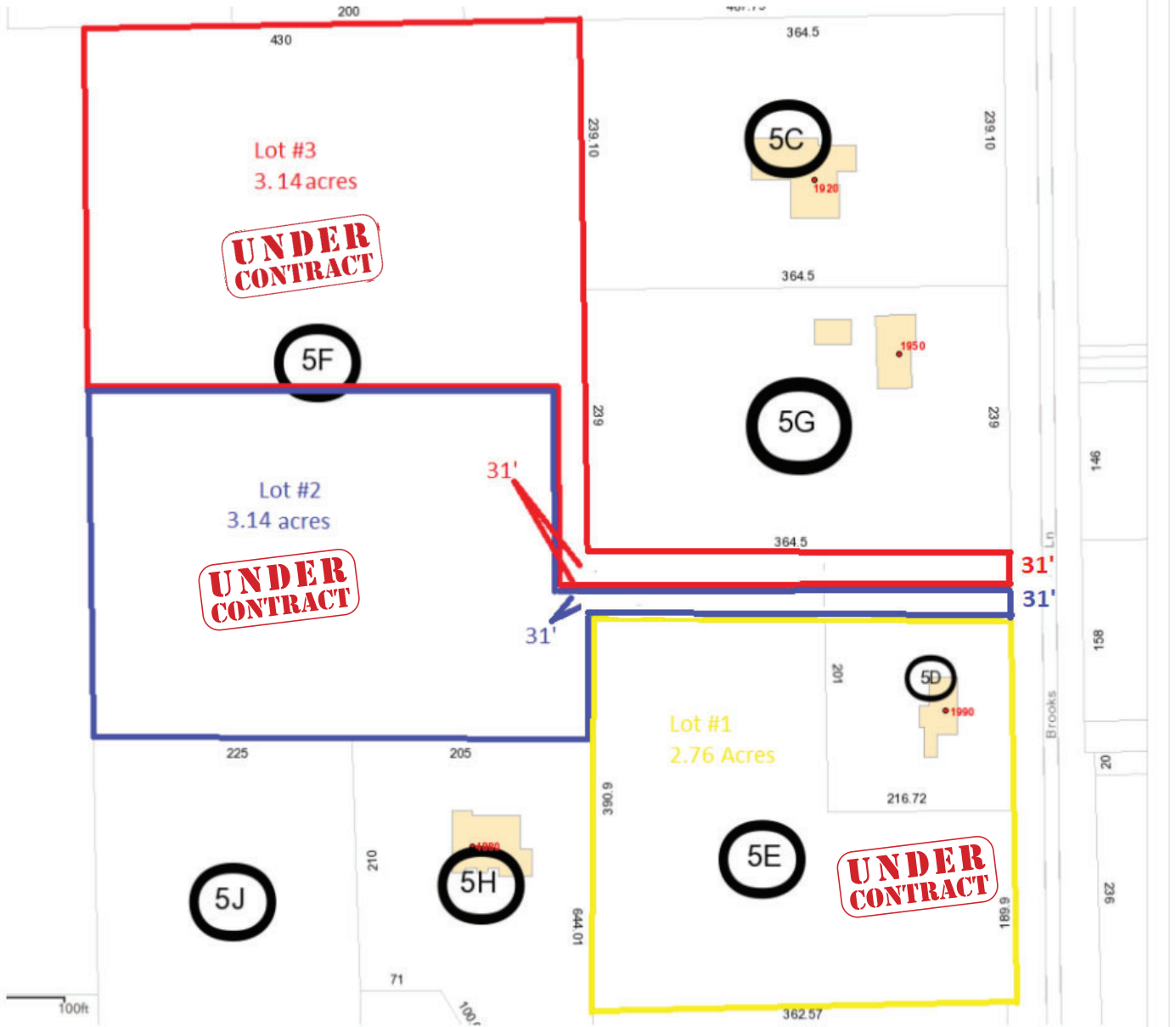
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MINOR PLAT CONCEPT MAP

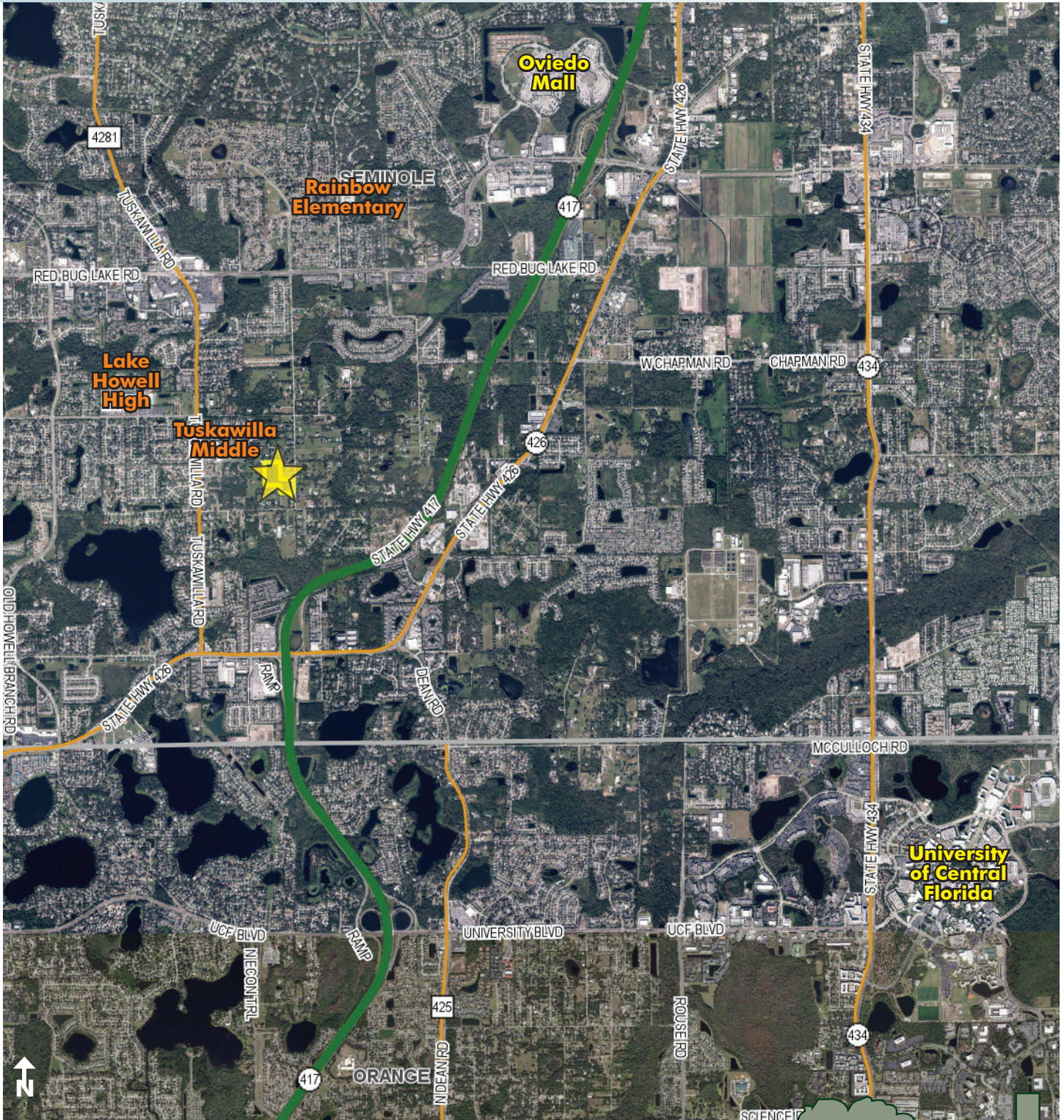
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REGIONAL MAP

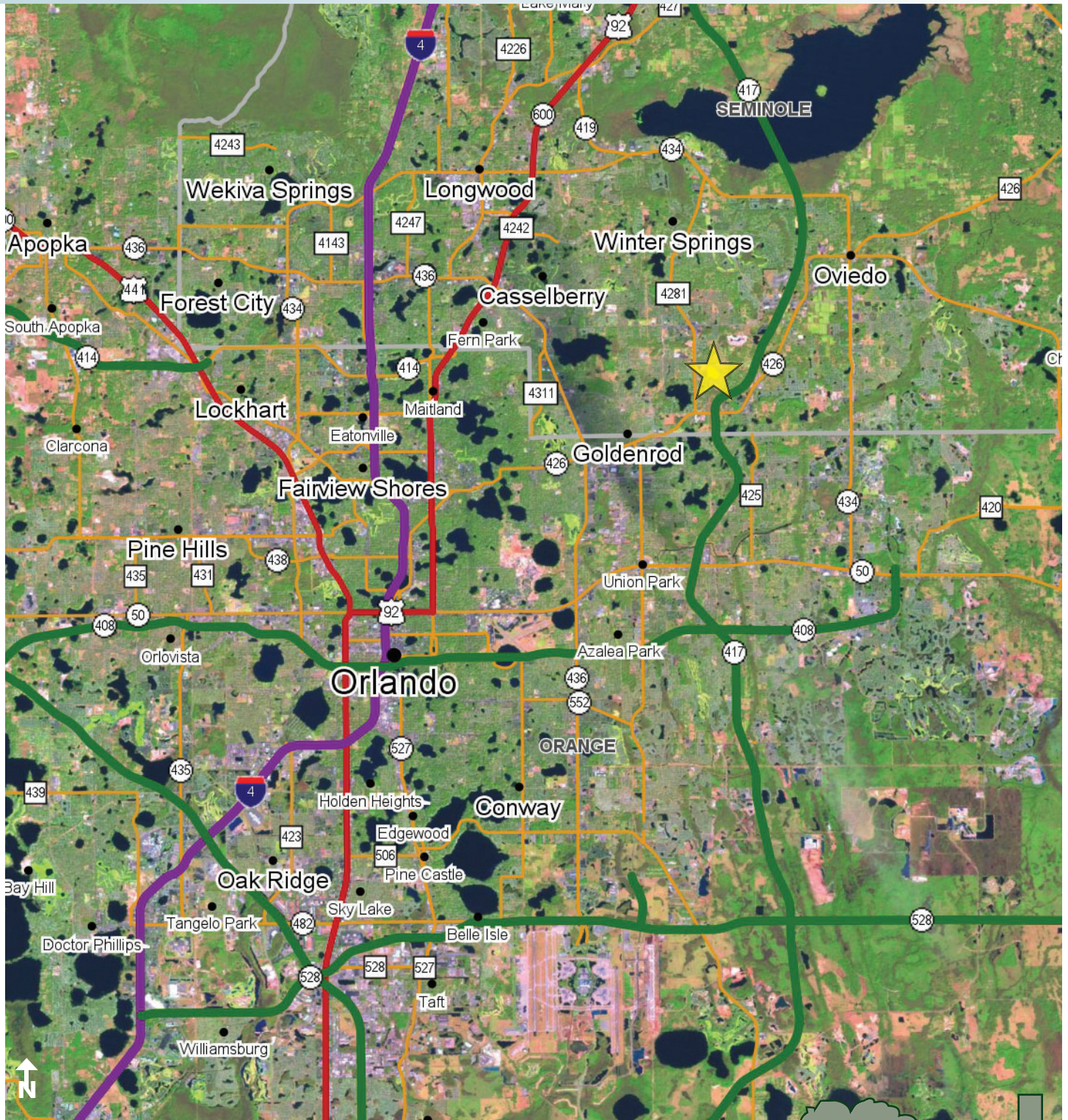
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LOCATION MAP

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