

Commercial/Residential Land



\$475,000

30650 US Hwy 27, Lake Hamilton, FL 33851

Waterfront Acreage with almost 880 Feet on US Highway 27 and 840 Feet on Lake Hamilton. Some of the Acreage is outside of the 1% and .2% chance for flood & most is .02%. Annual chance for flood, but you must confirm as part of your DD period.

Much potential in a beautiful location. GREAT Visibility & great traffic counts. Building on lot may be repaired or removed. Possible build to suit.



- *Property Type - Land*
- *3 Parcels Totaling – 3.5 AC (1.77, .86, .84)*
- *Price/AC - \$135,714.29*
- *Zoned - Commercial & Residential*
- *High Visibility*
- *32,000+ Cars per day*
- *880 Ft. Road Frontage*
- *840 Ft. Lake Frontage*

The Property is being presented by
Gary Gagnon



Phone: (407)432-1740
Gary@GagnonRealEstate.com
www.GagnonRealEstate.com