

READY-TO-GO COMMERCIAL

HIGHWAY 27 IN FOUR CORNERS AREA

2.35± acres • Lake County, FL

**UNDER
CONTRACT**

LAND FOR SALE



LOCATION

Located on the west side of US Highway 27 at the entrance to the Greater Groves subdivision within unincorporated Lake County.

SIZE

2.35± total acres = 1.94± acres pad for development,
.40ac utilities & right-of-way

ASKING PRICE

\$615,000

LAND USE

The site is zoned PD and approved for commercial uses consistent with the C-1 and C-2 zoning designations by Lake County. The land is approved as a portion of the Greater Groves Planned Development which permits a wide variety of commercial uses.

ROAD FRONTAGE/TRAFFIC

265'± on W side of US Highway 27. Lake County Engineering 2014 AADT of 35,361 (station 141)

UTILITIES

Available from Lake County

DESCRIPTION

Located in the highly desirable Four Corners area of Lake County. A new Wawa is located just north of the property. The site is high and dry with retention area in place and excellent physical, legal and economic characteristics.

PARCEL ID /ALT KEY

23-24-26-070000000300; Alt Key # 3809779

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

— Commercial Real Estate Investments | Management | Brokerage | Development | Land —

Maury L. Carter & Associates, Inc.
407-422-3144 | www.maurycarter.com



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PROPERTY MAP

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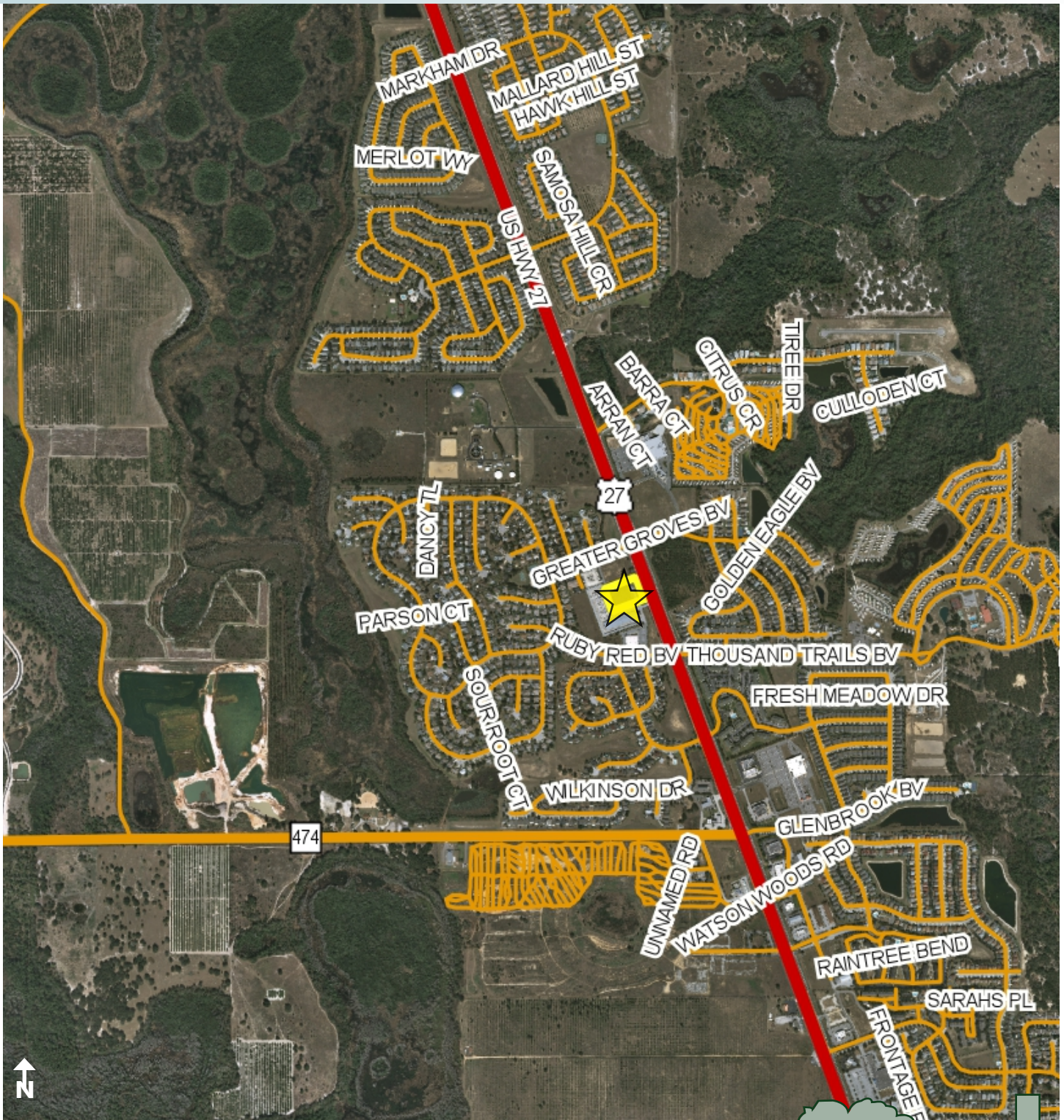


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REGIONAL MAP

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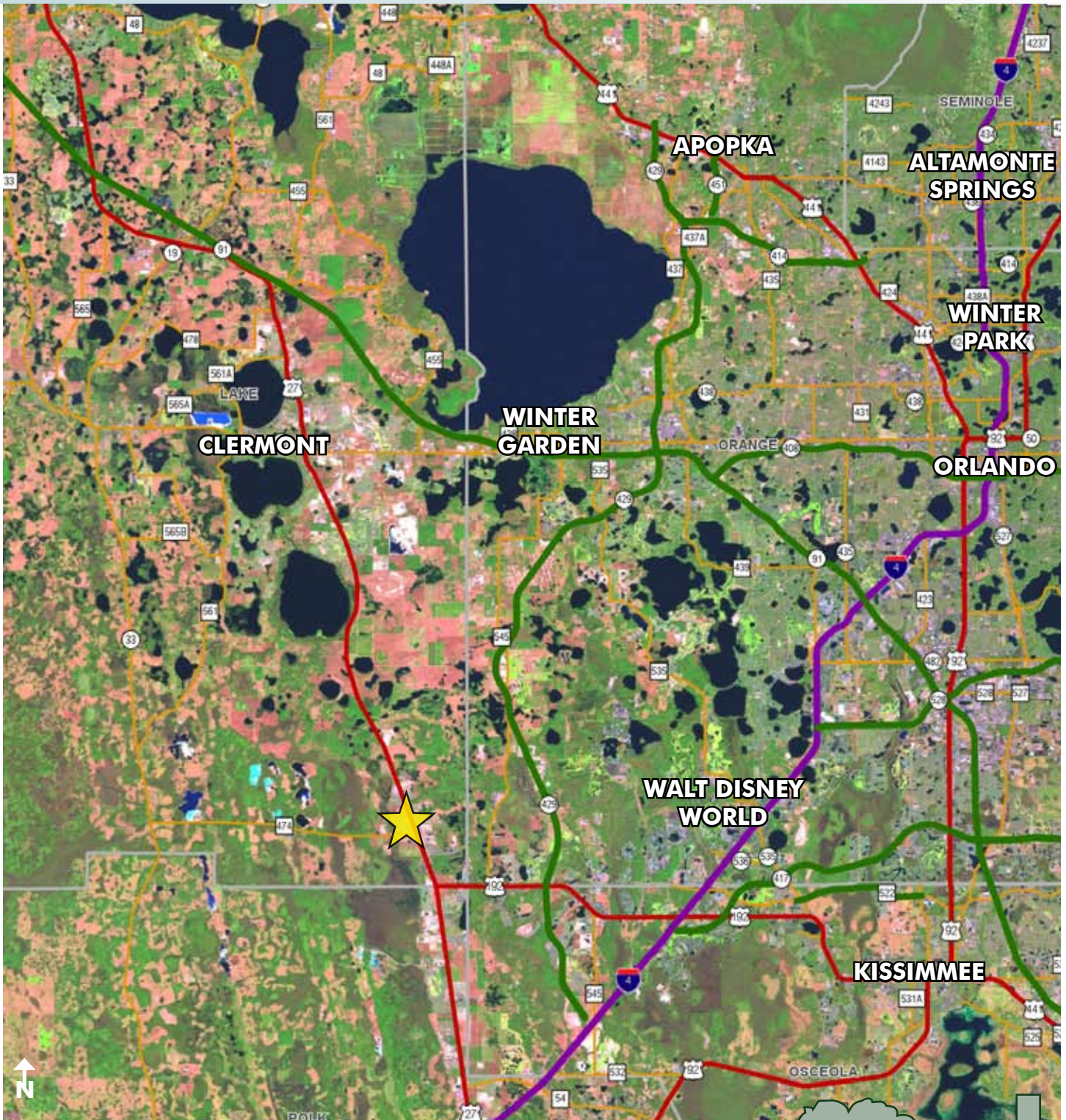


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