

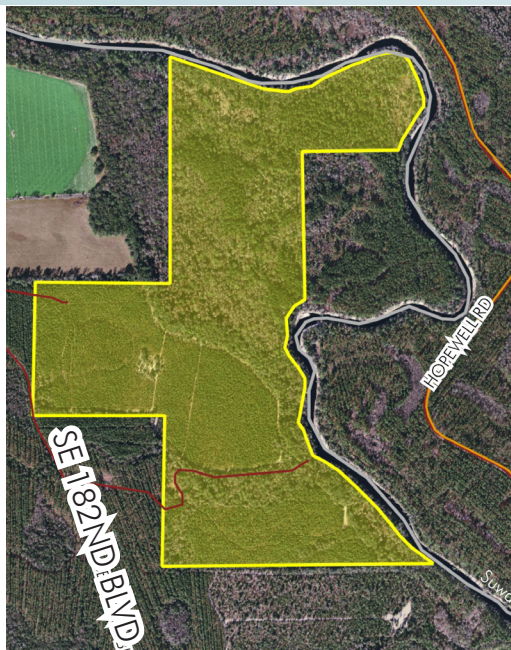
# SUWANNEE RIVER

241± acres

Hamilton County, FL

**MAJOR PRICE  
REDUCTION**

LAND FOR SALE



## LOCATION

Property is located on the west bank of the Suwannee River and on the east side of SW 182nd Boulevard, approximately one mile east of CR 135.

## SIZE

241± acres

## PRICE

**NOW \$795,000 or \$3,300 per acre**

**60% Reduction in price!**

~~WAS \$2,000,000 or \$8,299 per acre~~

## ZONING

Agricultural – 1 unit per 5 acres.

## ROAD FRONTAGE

Road: 145± feet frontage on SW 182nd Blvd,

River: 1.29± miles frontage on the Suwannee River

## UTILITIES

Septic and Well.

## DESCRIPTION

A gorgeous property with pine, oaks and other natural Florida habitat. Deer, turkey and other Florida wildlife species call this place home. Property has approximately 1.25 miles of frontage on the Suwannee River. The Suwannee River is a major river in southern Georgia and northern Florida and is 266± miles long.

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](http://www.maurycarter.com)



Maury L. Carter & Associates, Inc.<sup>SM</sup>  
Licensed Real Estate Broker

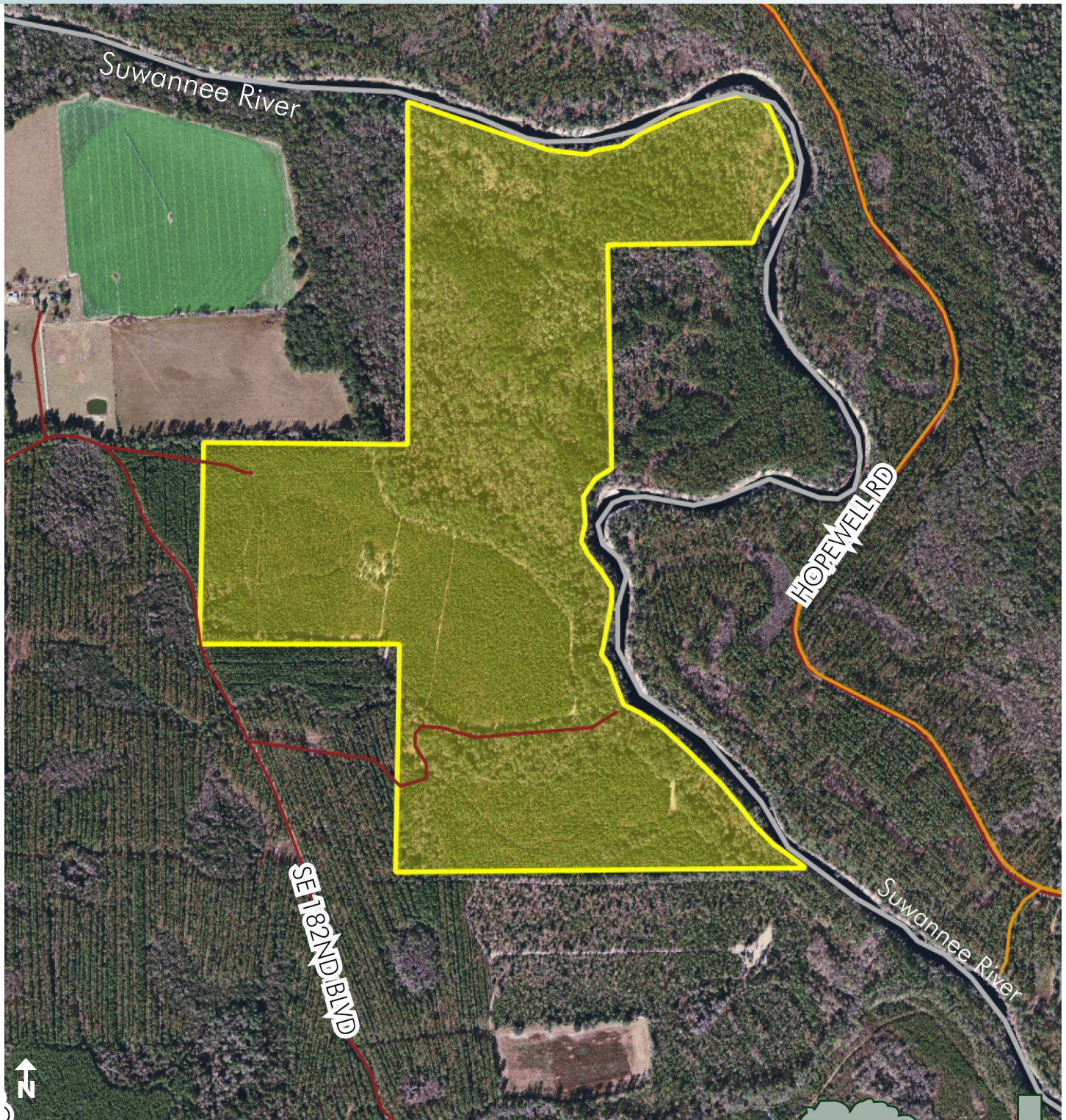


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PROPERTY MAP

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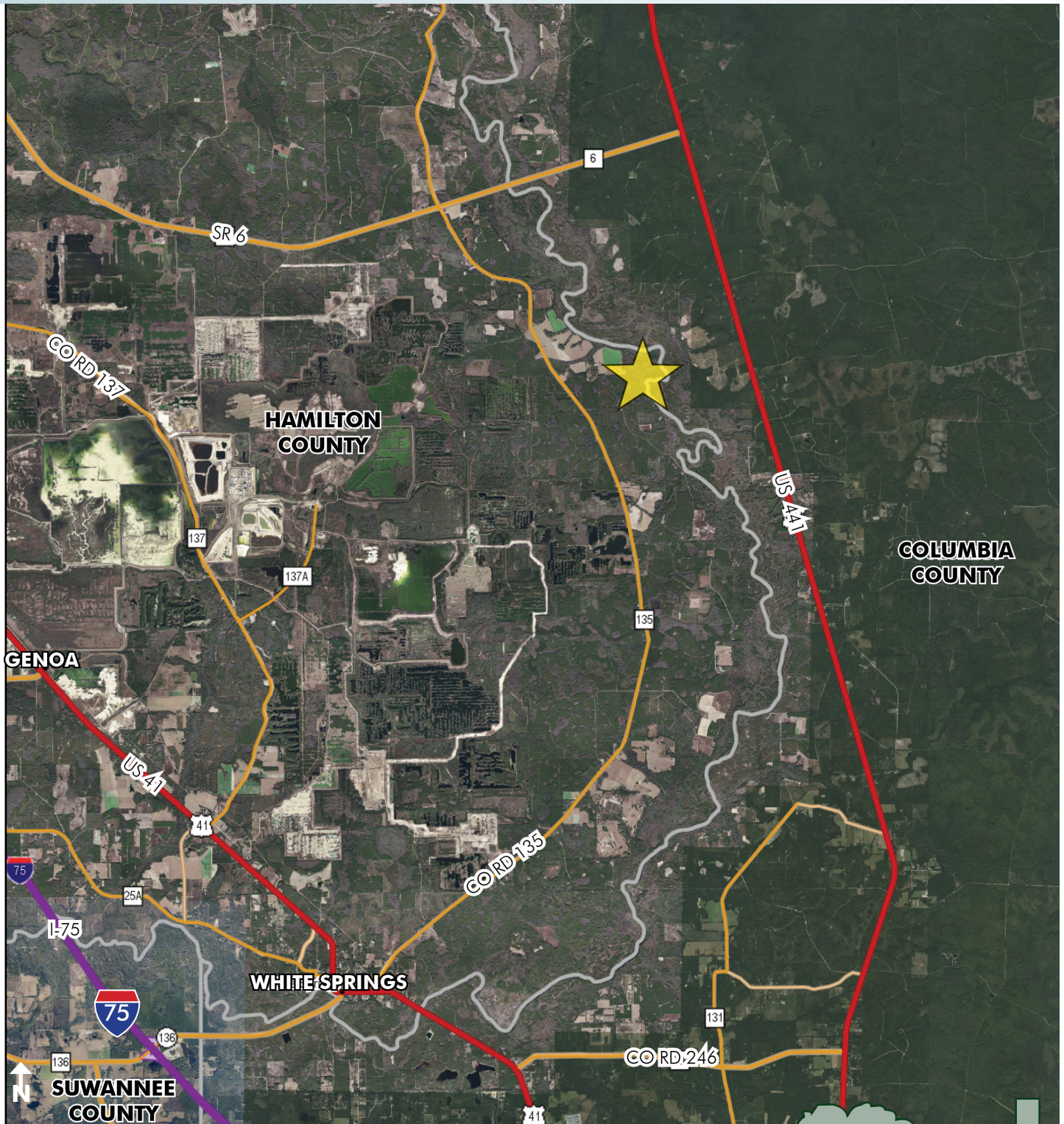


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REGIONAL MAP

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