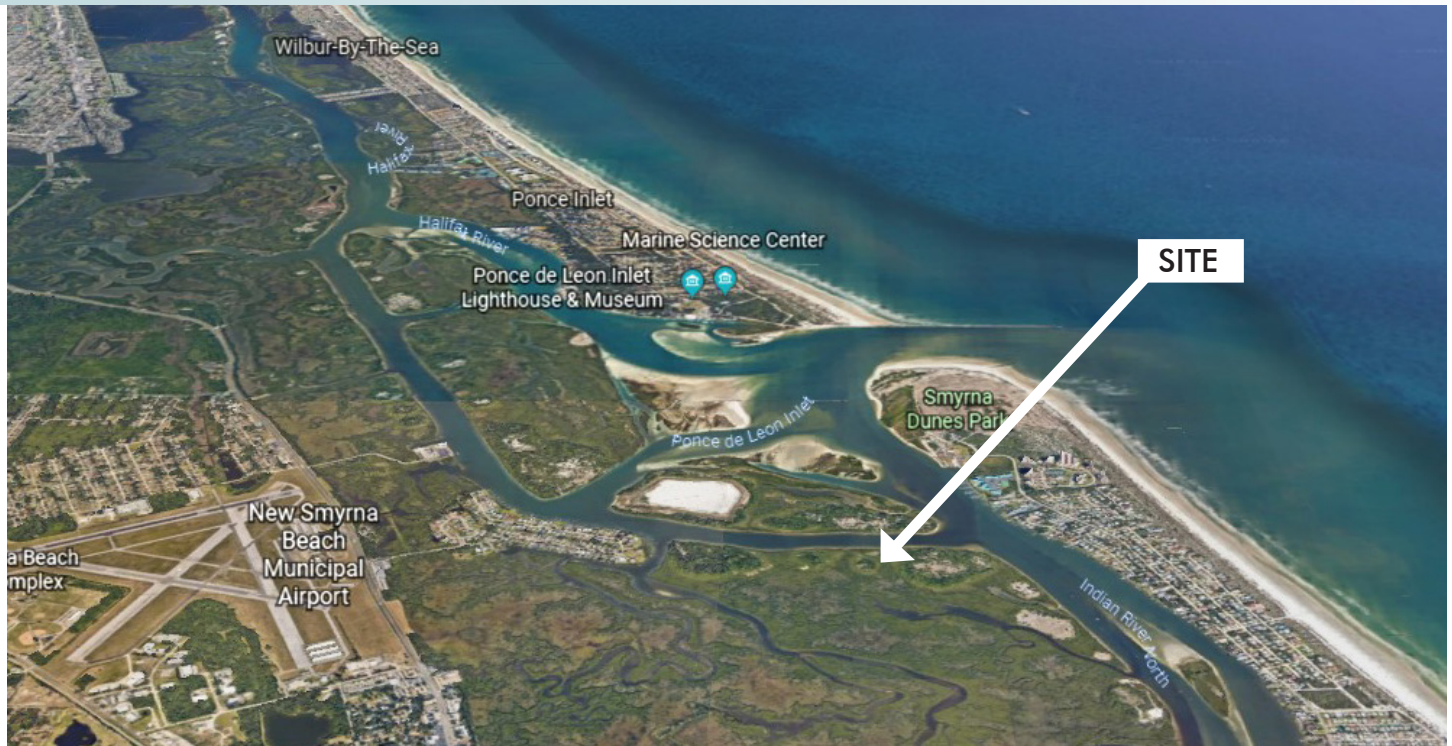


PONCE INLET PRIVATE ISLAND

114± acres (50± net acres)

Volusia County, FL



LOCATION/DESCRIPTION

Here is your chance to own a private island with water views from virtually everywhere on the property! This property is directly at the outlet to the Atlantic Ocean at Ponce Inlet and surrounded by state owned lands that are never to be developed. This property would be ideal for private residences or development of high end island homes. It includes 1.25 miles of waterfront on navigable deep waterways. **DON'T MISS THIS OPPORTUNITY!**

SIZE

114± total acres (50± acres developable)

PRICE - \$6,000,000 Bulk

Sold Separately:

2 Acres: \$1,000,000

3 Acres: \$1,500,000

20 Acres: \$4,000,000

25 acres: \$4,000,000

FUTURE LAND USE

Low density Residential - 3 to 8 units/acre

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

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

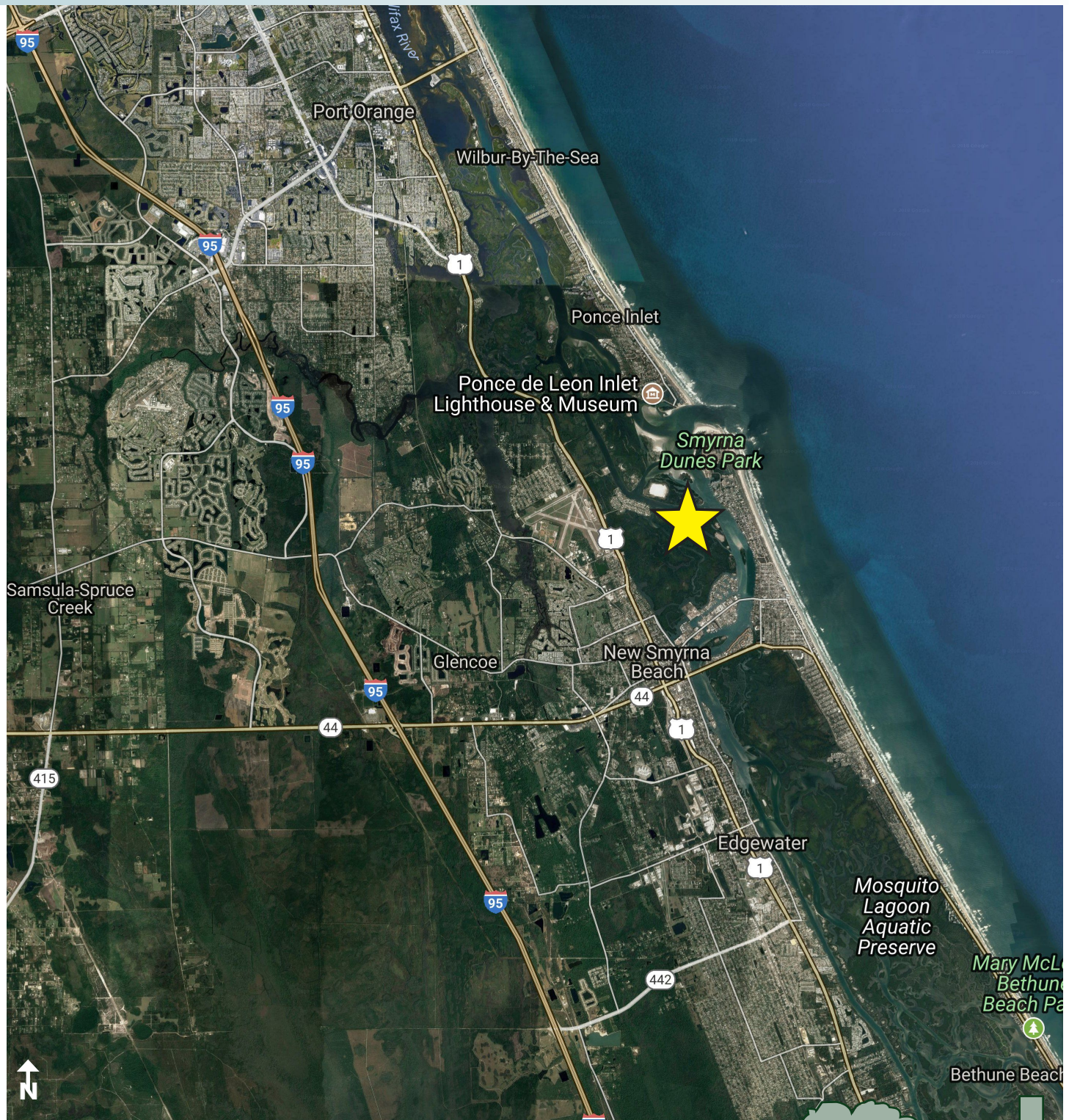
Maury L. Carter & Associates, Inc.
407-422-3144 | www.maurycarter.com



PONCE INLET PRIVATE ISLAND

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LOCATION MAP

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PROPERTY MAP

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

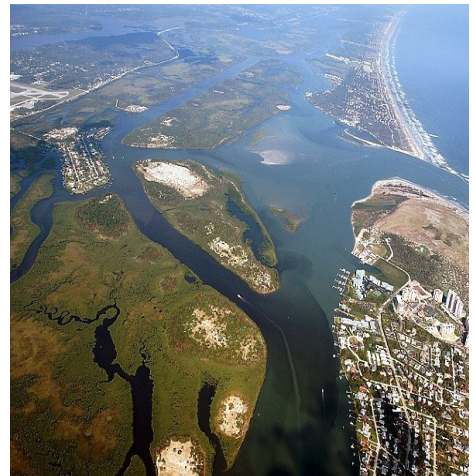
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