

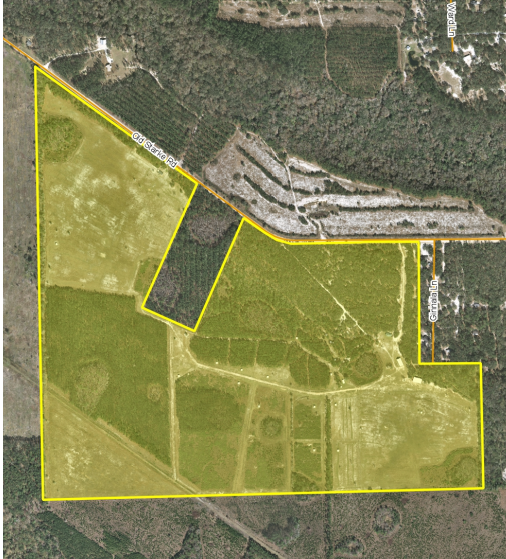
OLD STARKE ROAD RANCH

300± acres

Palatka, Putnam County, FL

**UNDER
CONTRACT**

LAND FOR SALE



LOCATION

Located at 289 Old Starke Road, Palatka, FL 32177. Approximately 15 minutes to downtown Palatka, 1 hour west to Gainesville and 1 hour east to St. Augustine and the east coast. Close proximity to SR 100, Hwy 17, SR 20.

SIZE

300± acres

PRICE

\$1,197,000 or \$3,990/acre

OWNER FINANCING AVAILABLE!

ZONING/FUTURE LAND USE

Zoned: AG. Future Land Use: 1 DU/10 acres or 1 DU/20 acres

ROAD FRONTAGE

4100'± on Old Starke Road

IMPROVEMENTS

- Single family residence: 1,650 sf, 3 bed/2 bath
- Double bay drive through steel barn: 40'x80'
- Loading shed/poll barn: 50x60

DESCRIPTION

Farmers, ranchers, equestrian, high fenced game operations, recreational enthusiasts and other land buyers, this is the opportunity for you! Owner operated. Old Starke Road Ranch is currently being utilized for horse and cattle ranching and previously for goat farming. Perfect for a recreational buyer. Live, recreate, hunt, four wheel, engage in equestrian activities, cattle ranching, hobby farming, etc. While the property is high fenced, there are not many deer within the property's boundaries. However, deer and wildlife could either be brought in to start of permitted high fenced operation OR some portions of the perimeter fence could be lowered in order for deer, turkey and hogs to enter the property and use the environment as its home.

In addition to the above, high tension transmission lines run through the southwest corner of this property. This property might be a good long term candidate for solar power.

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



UTILITIES

Power available to the site and throughout - well and septic on site.

WELLS

- 3" - 6" wells on site
- 1 residential well
- Property irrigated and zoned

FENCING

Property completely perimeter fenced (with hog wire). In addition, all interior cross fencing is hog wire.

PIDs

18-09-26-0000-0020-0040

18-09-26-8363-0010-0010

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

Maury L. Carter & Associates, Inc.

407-422-3144 | www.maurycarter.com



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

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Additional photos available upon request.

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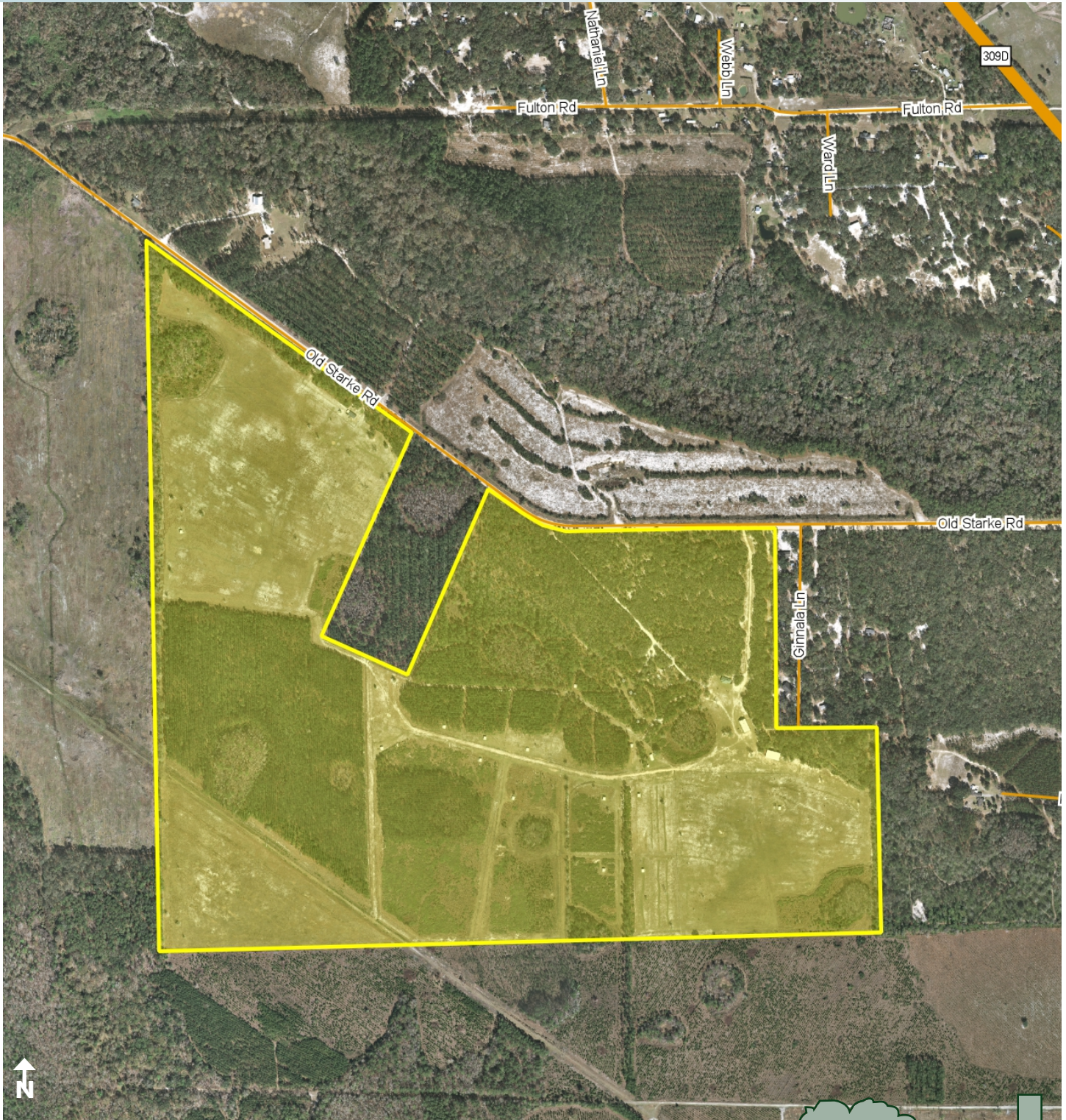


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PROPERTY MAP

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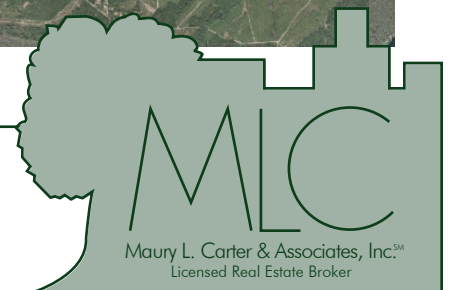
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REGIONAL MAP

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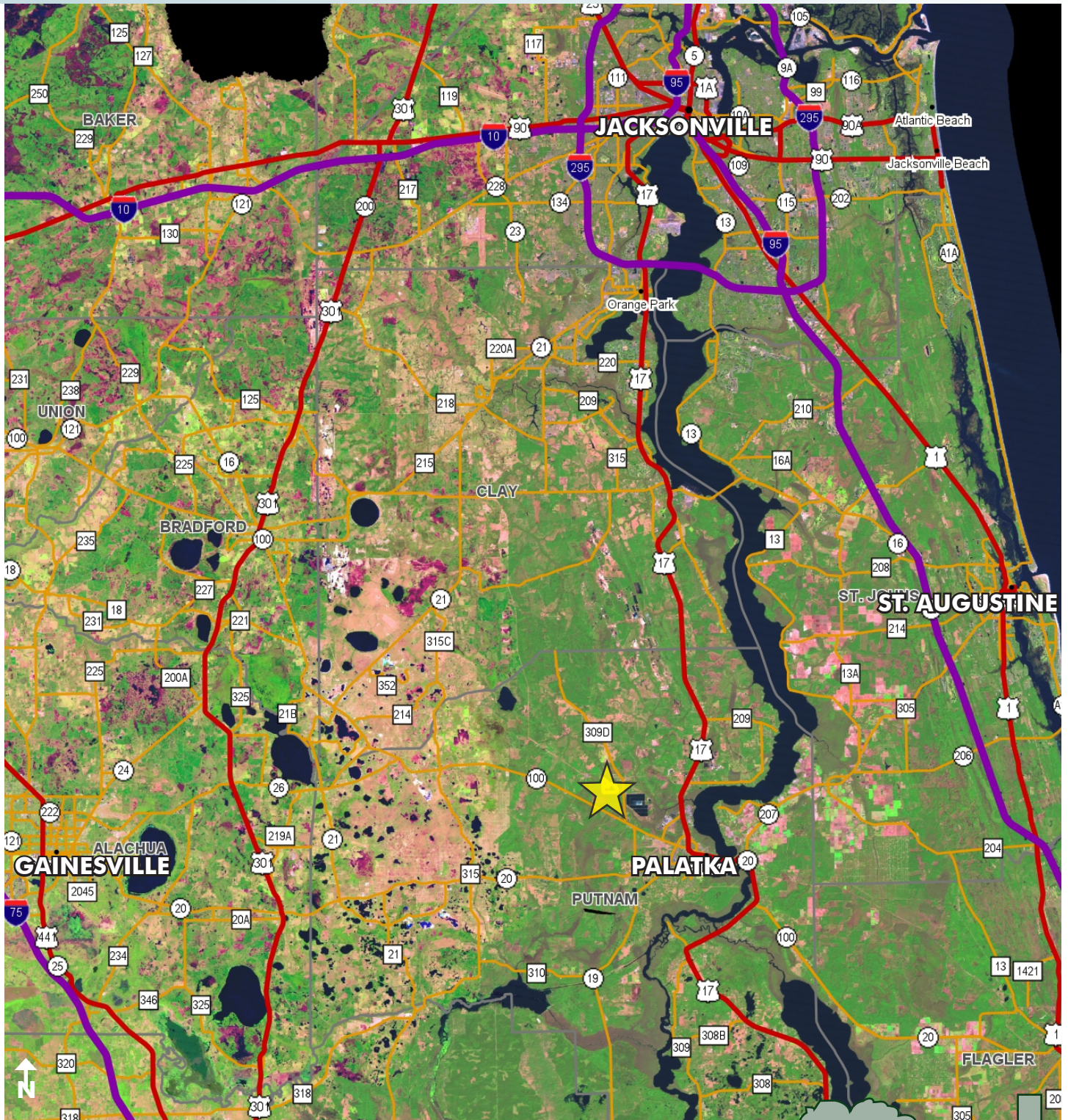


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LOCATION MAP

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