

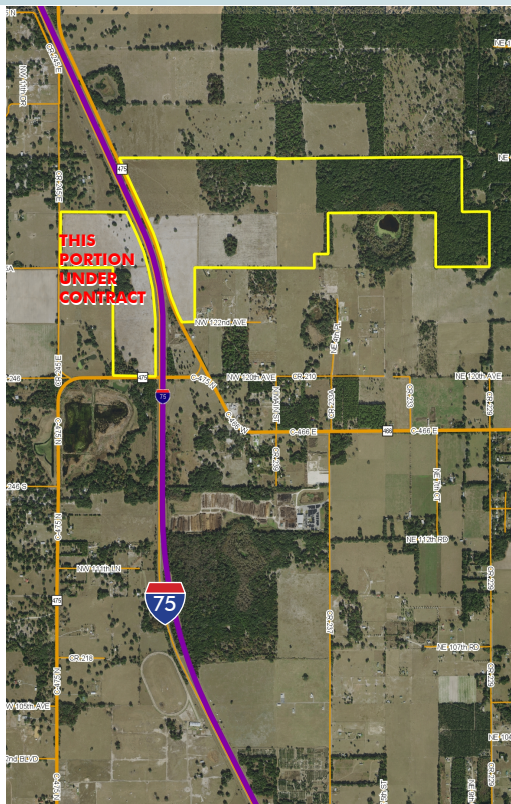
INTERSTATE 75

544± acres

Sumter County, FL

**PORTION UNDER
CONTRACT**

LAND FOR SALE



LOCATION

Property is located north of County Road 466, four miles west of The Villages. It is bisected by Interstate 75 and County Road 475.

SIZE

544± acres - seller may consider dividing

PRICE

\$13,600,000 or \$25,000/acre

PORTION UNDER CONTRACT - 116.74± acres,
see map for details.

ZONING

Agricultural – 1 unit per 5 acres / 66.5± acres
Commercial fronting County Road 475.

ROAD FRONTAGE

4,277' ± on east side of CR 475 (west of I-75)

2,652' ± on west side of I-75

1,330' ± on east side of CR 245

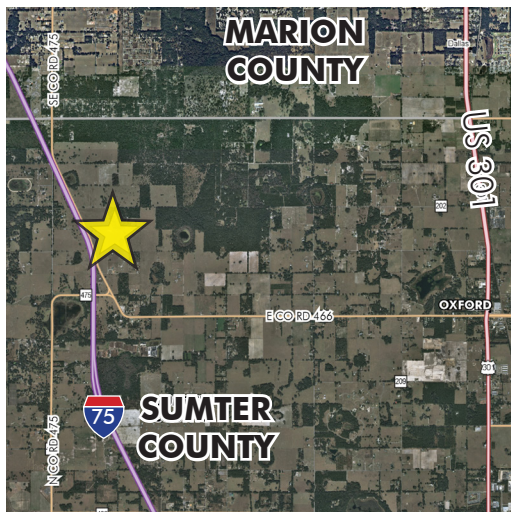
306' ± on north side of NW 122nd Avenue

1,000' ± on north side of CR 475 (east of I-75)

UTILITIES

Septic and well.

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



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

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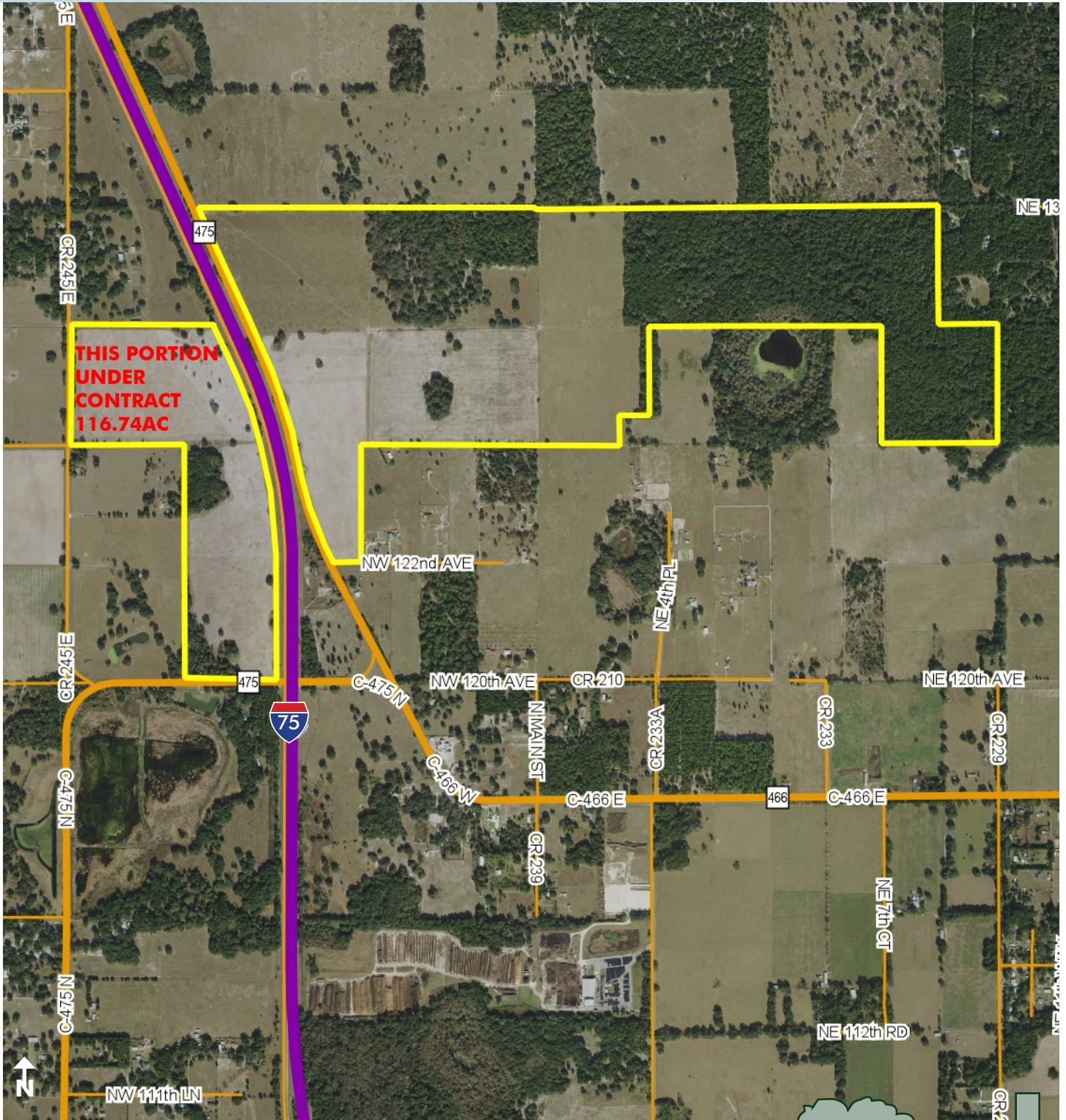


Maury L. Carter & Associates, Inc.SM
Licensed Real Estate Broker

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PROPERTY MAP

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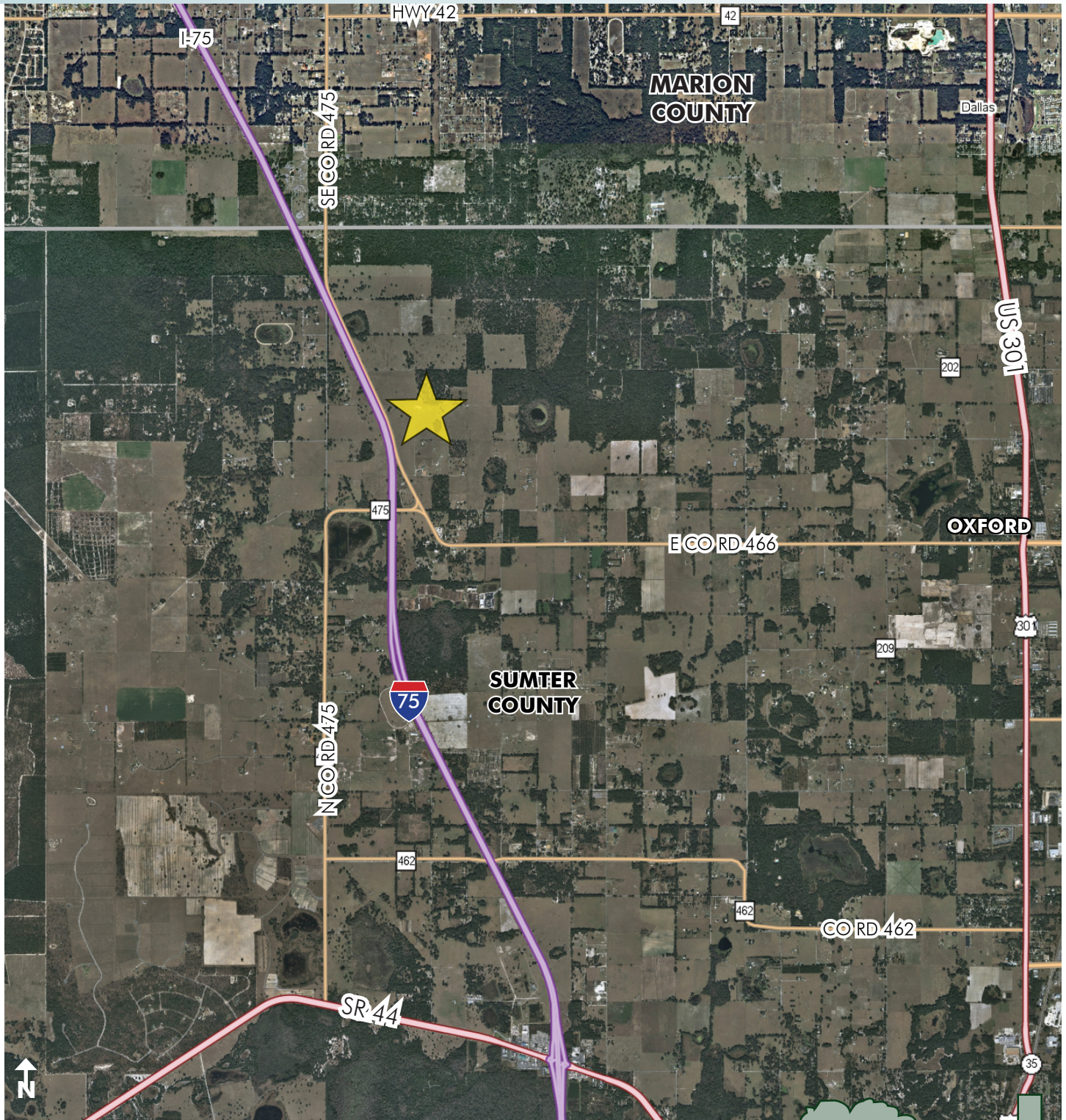
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LOCATION MAP

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