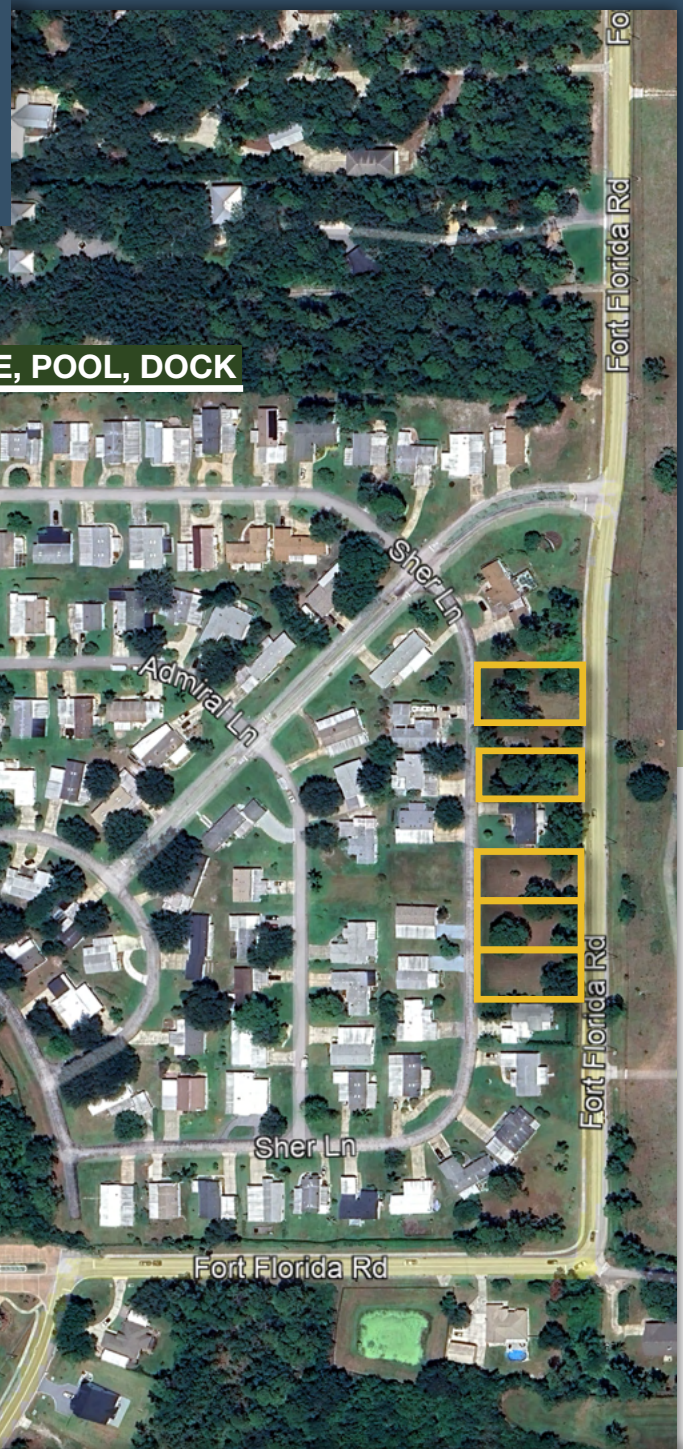




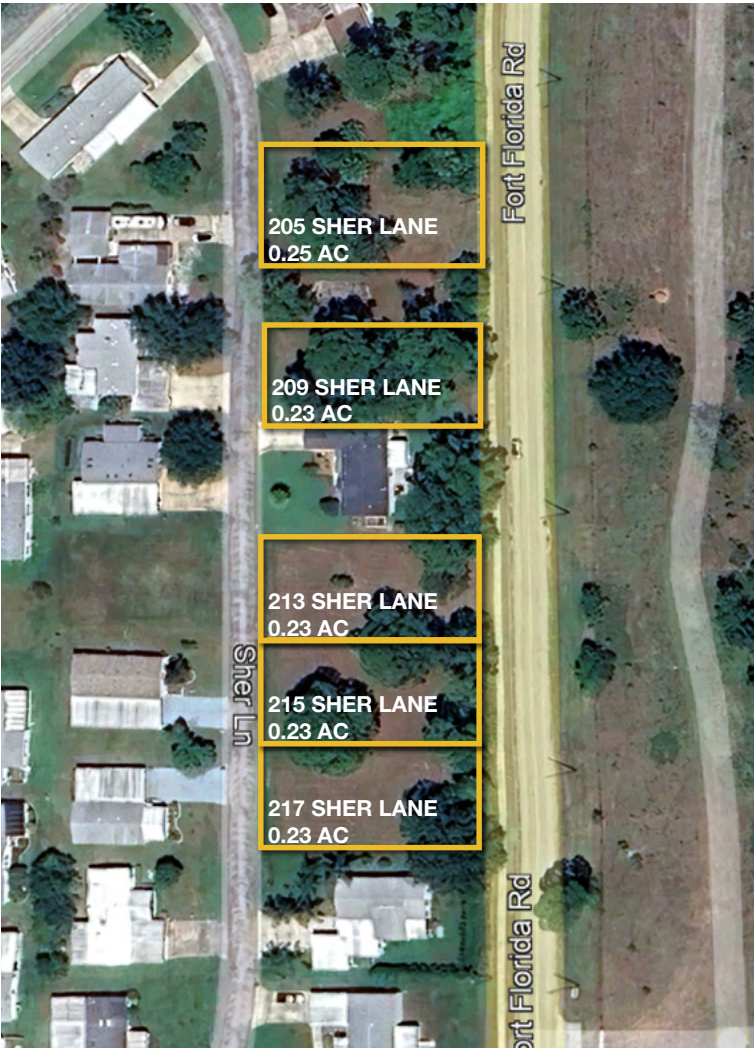
**MAURY L. CARTER
& ASSOCIATES, INC.**
FLORIDA LICENSED REAL ESTATE BROKER



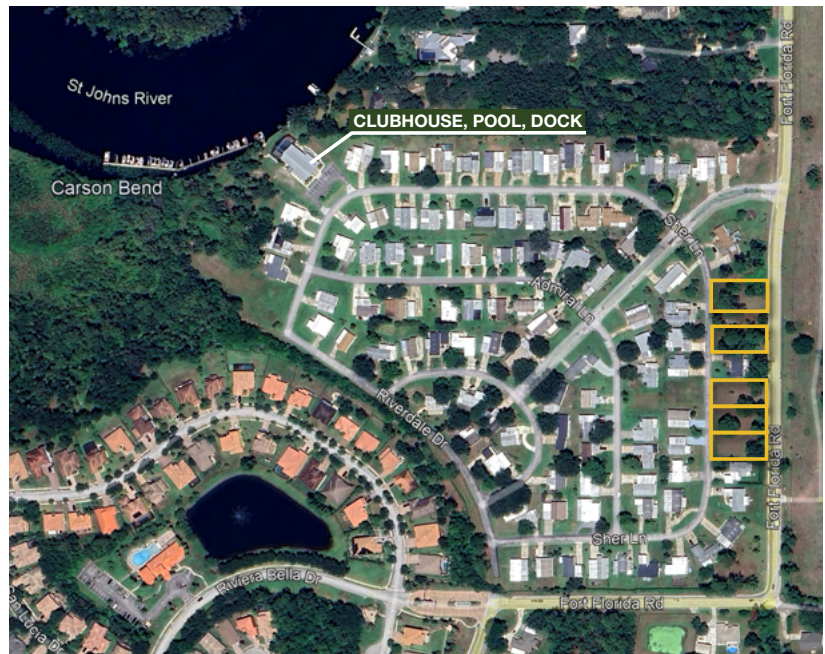
ST. JOHNS RIVER MOBILE HOME LOTS TRADERS COVE, DEBARY

205, 209, 213, 215, 217 Sher Lane, DeBary, FL 32713

PROPERTIES DETAILS



- Location: Sher Lane, DeBary FL 32713
- Size: ± 1.13 ac total
 - 205: 0.25 ac
 - 209: 0.23 ac
 - 213: 0.23 ac
 - 215: 0.23 ac
 - 217: 0.23 ac
- Price: \$90,000 per lot
- Utilities: Sewer and Water



Property Highlights

Enjoy peaceful St. Johns River living at an affordable price in this active 55+ community. Just minutes from a SunRail station with easy access to Downtown Orlando and Winter Park. Nearby Mainstreet DeBary is underway, bringing future shopping, dining, nightlife, and live music.

Community amenities include a riverfront clubhouse with pool, resident-only boat slips, and a private dock. HOA dues approximately \$101/month. Surrounded by parks, bike trails, state parks, and natural springs, this location is ideal for an active, eco-focused retirement lifestyle.

GEOGRAPHICAL DETAILS

Local Demographics

- Total Population: 22,602
- Median HH Income: \$87,391
- Median Home Value: \$307,600

DeBary, US Census 2023

County Demographics

- Total Population: 568,229
- Median HH Income: \$66,581
- Median Home Value: \$278,000

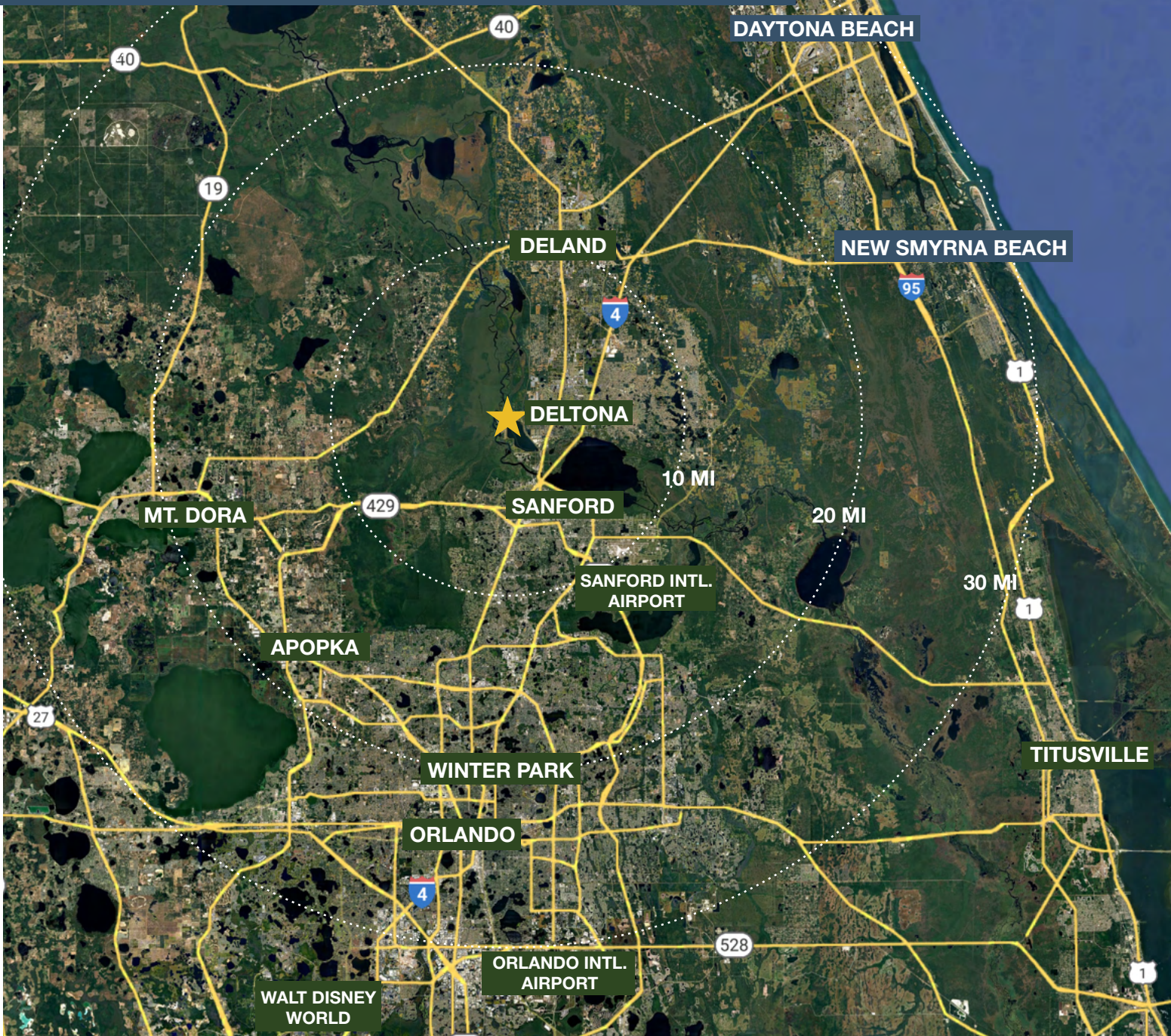
Volusia County, US Census 2023



REGIONAL MAP

Drive Times

- Deltona: 10 min
- Sanford: 20 min
- Sanford Intl. Airport: 25 min
- Orlando: 30 min
- DeLand: 30 min
- New Smyrna Beach: 50 min
- Walt Disney World: 55 min
- Daytona Beach: 55 min





Traders Cove Dock

Traders Cove Clubhouse



Traders Cove Community Pool



Sher Lane

