

KENANSVILLE RANCH

330.52 +/- ACRES

Kenansville, Florida

Cattle Ranch • Hunting • Recreation

Abundant Deer, Turkey, & Quail!

Surrounded by Ranch Properties & Conservation Easements





GPS: -80.83770, 27.81647

Parcel IDs:

31350400000500000005
31350400000700000002
31350400000500000001
31350400000300000001
31354000001000000003
31350400000300000002

Driving Directions:

- Turn north on US 441 from Yeehaw Junction go 9.8 miles to Fellsmere Road
- Continue approximately 6.8 miles to the property

***10 Miles to
US 441
12 Miles to
Florida's Turnpike***

AERIAL VIDEO!

Additional Maps & Details Online

www.SaundersRealEstate.com/KenansvilleRanch



KENANSVILLE RANCH

Kenansville, Florida

This is a great tract for recreational uses. It has abundant turkey, deer, and quail populations and is surrounded by other ranch properties, many of which are protected by conservation easements. Additionally, the St. Johns River "Stick Marsh" is just two miles east of the property. Includes grass airstrip!

Acreage: 330.52 +/- acres

Sale Price: \$1,575,000

Price per Acre: \$4,765

Site Address: Fellsmere Road, Kenansville, FL

County: Indian River

Road Frontage: 3,350 +/- FT on Fellsmere Road

Soil Types: Predominately Myakka, Eugallie, Riviera, and Immokalee fine sands

Grass Types: Bahia

Wetlands: 38.5 +/- acres

Land Cover: Mostly pasture with pine flatwoods and oak hammocks

Fencing: Fenced and cross-fenced

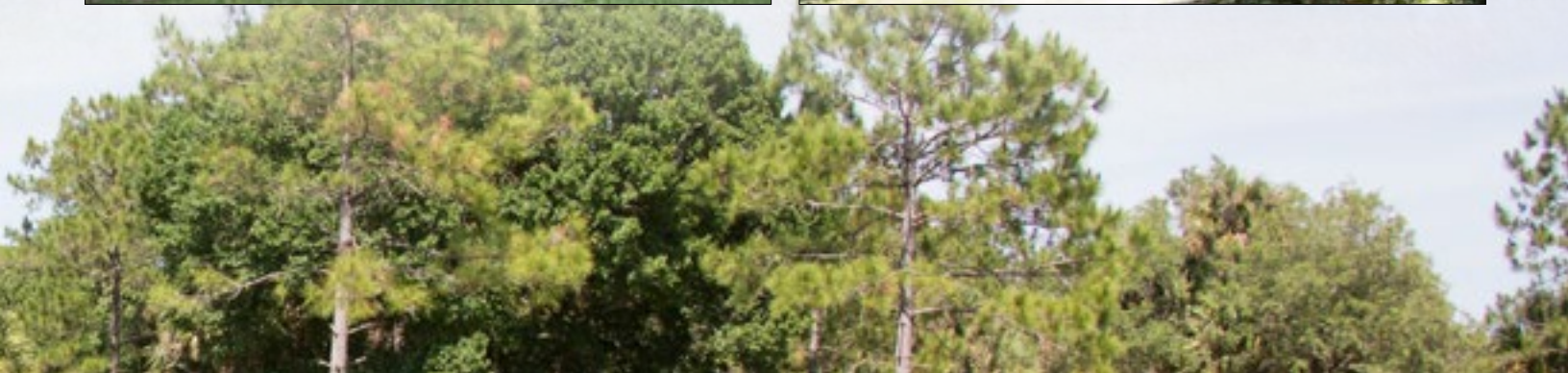
Water on Site: Water holes and ditches

Current Use: Cattle grazing and hunting

Potential Uses: Recreation and hunting

Taxes: 2014 - \$499

Property includes grass airstrip!





SAUNDERS
REAL ESTATE

863.648.1528

114 North Tennessee Ave.
3rd Floor
Lakeland, FL 33801

330.52 +/- Acres • Cattle Ranch • Includes Grass Airstrip!
*Recreation & Hunting! Abundant Deer, Turkey, Quail
Surrounded by Ranch Properties & Conservation Easements*

KENANSVILLE RANCH

330.52 +/- ACRES
Kenansville, Florida

Dean Saunders, ALC, CCIM

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AERIAL VIDEO!

Additional Maps & Details Online

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