

# **LG 286 Chiefland**

**Chiefland, FL  
Levy County**

**286 +/- Acres**





**Parcel IDs:** 0026100400, 0026100200, 0025700000, 0025700100, 0026100500

**GPS:** 29.274588, -82.974103

**Driving Directions:**

- Take SR 24 to CR 345, go north on CR 345 for about 1 mile, then turn left (west) onto SW 55th St. (which is a limerock road)
- Go about 1/5 mile and SW 55th St. will curve to the right and become 100th Ave.
- Go another 1/5 mile and the road curves back to the left and becomes SW 52nd Place
- Take 52nd Place for about 1 mile and the property gate will be on the right



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Beautiful naturally wooded land with a mixture of mostly pines and oaks. Property has a very good road system throughout and well-managed wildlife practices that includes hunting stands, feeders and food plot areas.

**Acreage:** 286 +/- acres

**Sale Price:** \$715,000

**Price per Acre:** \$2,500

**County:** Levy

**Site Address:** 12150 SW Moody Grade, Chiefland, FL 32626

**Water/Utilities:** 2-inch well for mobile homes and camp area; septic tank for mobile homes

**Fencing:** Fencing on the north boundary

**Soil Types:** Placid, Popash, Orsino Fine Sands, Eaugallie-Holopaw Complex

**Uplands/Wetlands:** 128 +/- acres uplands, remainder wetlands

**Land Cover:** Pines and oaks

**Zoning/FLU:** Timberland

**Structures:**

- Mobile home (1986) 14 x 70 - 2 BR/2 BA
- Mobile home (older) 12 x 50 - 1 BR/1 BA (most furniture stays)
- Storage shed, covered carport, game cleaning station at cleared hunting camp area

**Amenities:** Hunting camp structures, Direct TV satellite, box stands, feeders

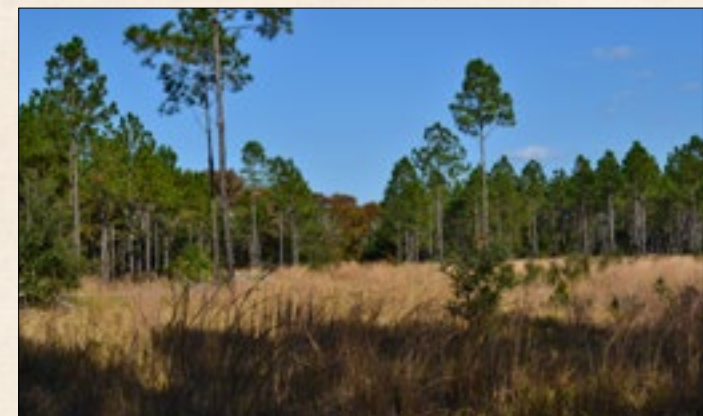
**Current Use:** Hunting & recreation

**Potential Uses:** Outdoor recreation - Deer, turkey and hog hunting, camping, ATV riding, hiking

**Game Populations:** Abundant quality deer, turkey, and hogs

**Income Potential:** Hunting lease, timber production

**Taxes:** \$1,371.12



## Hunting Tract with Quality Game

**Deer, Turkey, Hog**

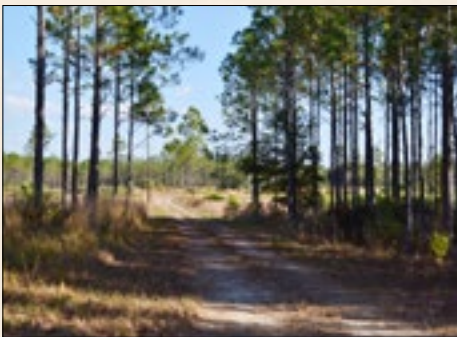
**Game Cleaning Station, Hunting  
Camp Area, Box Stands, Feeders**

**Minutes to Cedar Key, Close to Gainesville**

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Minutes to Cedar Key, Close to Gainesville

[www.SREland.com/LG286](http://www.SREland.com/LG286)



114 N. Tennessee Ave., 3rd Floor  
Lakeland, FL 33801  
**863.648.1528 - Main Office**  
18622 NW US 441  
High Springs, FL 32643  
[www.SREland.com](http://www.SREland.com)

**Clay Taylor, ALC**  
863.774.3532 • [Clay@SREland.com](mailto:Clay@SREland.com)  
**David Hitchcock, ALC, CCIM**  
863.272.7155 • [DavidH@SREland.com](mailto:DavidH@SREland.com)

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