

ANNUTTELIGA HAMMOCK TRACT 2

WEEKI WACHEE, FL | HERNANDO COUNTY

110.67 ± ACRES



The Beauty of the Natural Landscape, Pines, and Oaks Create an Ideal Peaceful Country Setting for a Single Family Acreage Homesite

This property is subject to a conservation easement that allows the property to be divided into no less than 40-acre parcels with one building unit on each parcel.

Beautiful, quiet acreage for one or multiple single-family homesites. Property is surrounded by other homesites and in an area suitable for growth. This parcel would support recreational activities right at home! Located between US 19 and Suncoast Parkway.

SPECIFICATIONS & FEATURES

Acreage: 110.67 ± acres

Sale Price: \$375,000

Price per Acre: \$3,388

County: Hernando

Site Address: Chicaric Road, Weeki Wachee, FL 34614

Road Frontage: 255 ± FT on Stilt Avenue, several streets dead-end into the property

Water & Utilities: Well and septic

Fencing: Perimeter fencing

Soil Types: Candler Fine Sand

Land Cover: Primarily longleaf pine and xeric oak

Uplands/Wetlands: All Uplands

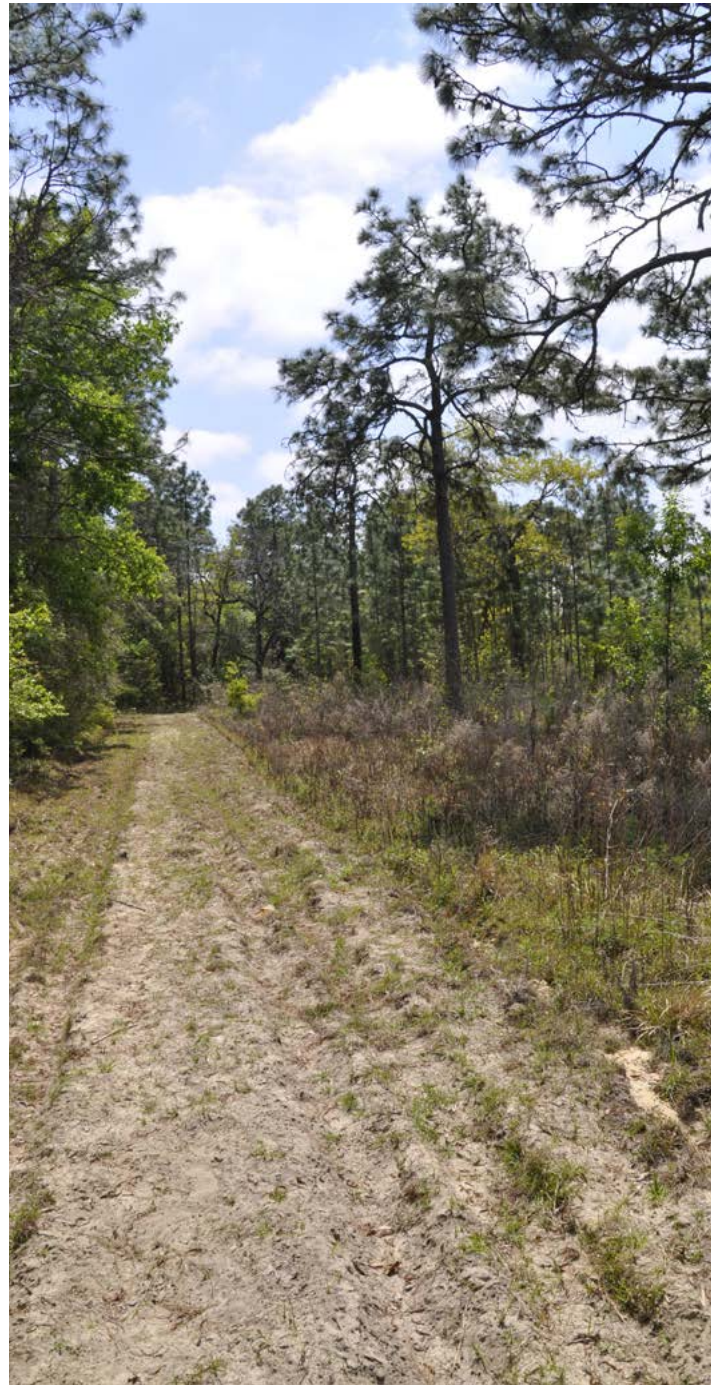
FLU: Conservation

Conservation Easement: This property is subject to a conservation easement that allows the property to be divided into no less than 40-acre parcels with one building unit on each parcel.

Current Use: State Use (SWFWMD)

Potential Uses: Homesites, hunting, recreation, trail riding, walking, and other outdoor activities

Game Populations: Deer and turkeys



LOCATION & DRIVING DIRECTIONS

Parcel IDs:

R4211822000000500000

GPS Location: 28.643539, -82.498416

Driving Directions:

- From US 19, Take Knuckey Road approximately two miles
- Turn left on Lelani Dr
- Take immediate right on Quigly Ave and stay on for approximately one mile
- Take right on Dusky Warbler road
- Take left on Road Runner Ave
- Take left on Condor Rd and property lies straight ahead



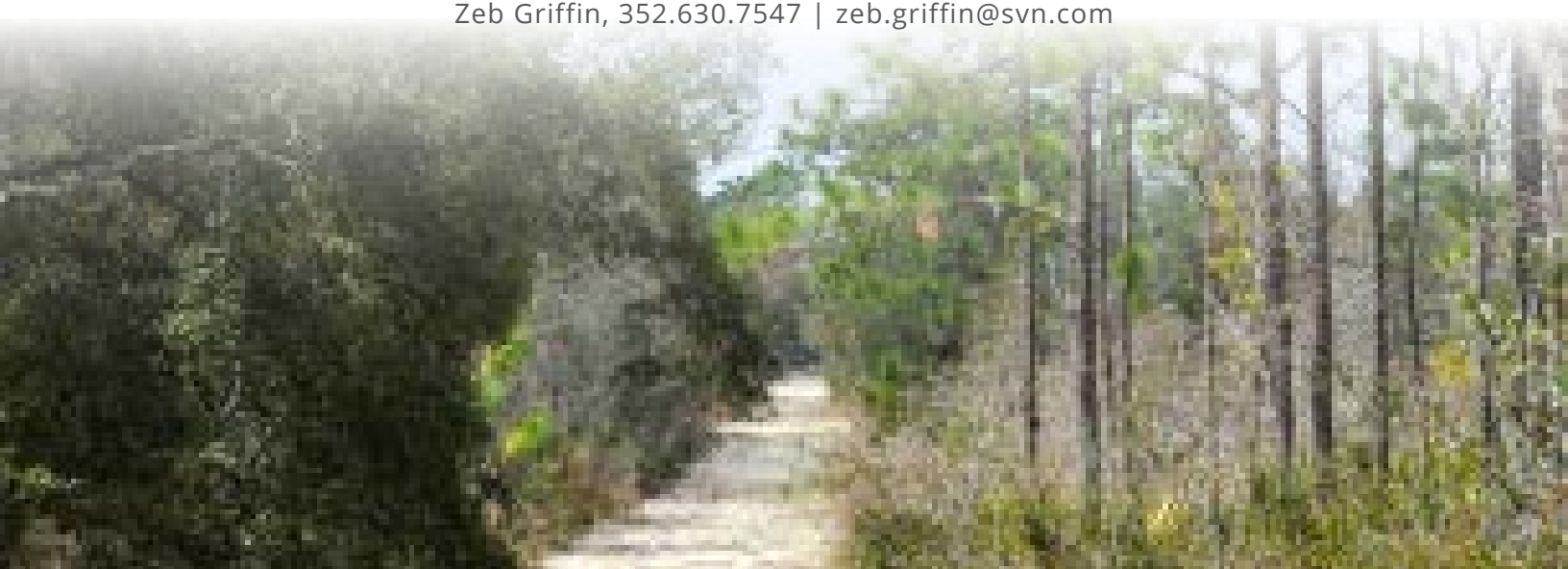


114 N. Tennessee Ave.
3rd Floor
Lakeland, FL 33801

110.67 ± Acres • Beautiful, Quiet Acreage for One or Multiple Single-Family Homesites!
Hunting, Recreation, Trails

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