

ENGLISH CREEK DEVELOPMENT LAND

LAKELAND, FL | POLK COUNTY

45.03 ± ACRES TOTAL





SPECIFICATIONS & FEATURES

Acreage: 45.03 ± acres

Sale Price: \$1,350,000

Price per Acre: \$29,980

Site Address: Medulla Road, Lakeland, FL 33811

Zoning/FLU: 35 ± acres - City of Lakeland PUD 4818;
RL - Residential Low (up to 5 units per acre; 10 acres
Polk County RS)

Uplands/Wetlands: 37 ± acres uplands/8 ± acres
wetlands

Taxes: \$104.15 for 2017

Nearest Intersection: Medulla Road & Hamilton Road

Nearest Points of Interest: Lakeland Linder Airport
is one mile east; easy access to I-4 & Hwy 60

Road Frontage: 300 ± feet on Medulla Road, 1,400 ±
on Hamilton Road



English Creek Development provides plenty of shade under large oak trees and dense hardwoods. Located in a quiet area with a rural feel, the property is well-suited for development into a beautiful residential neighborhood. The area is very desirable and is in close proximity to major employers such as GEICO, Publix, and Amazon.

LOCATION & DRIVING DIRECTIONS

Parcel IDs: 232907000000013070;
232907000000012010; 232908000000034010

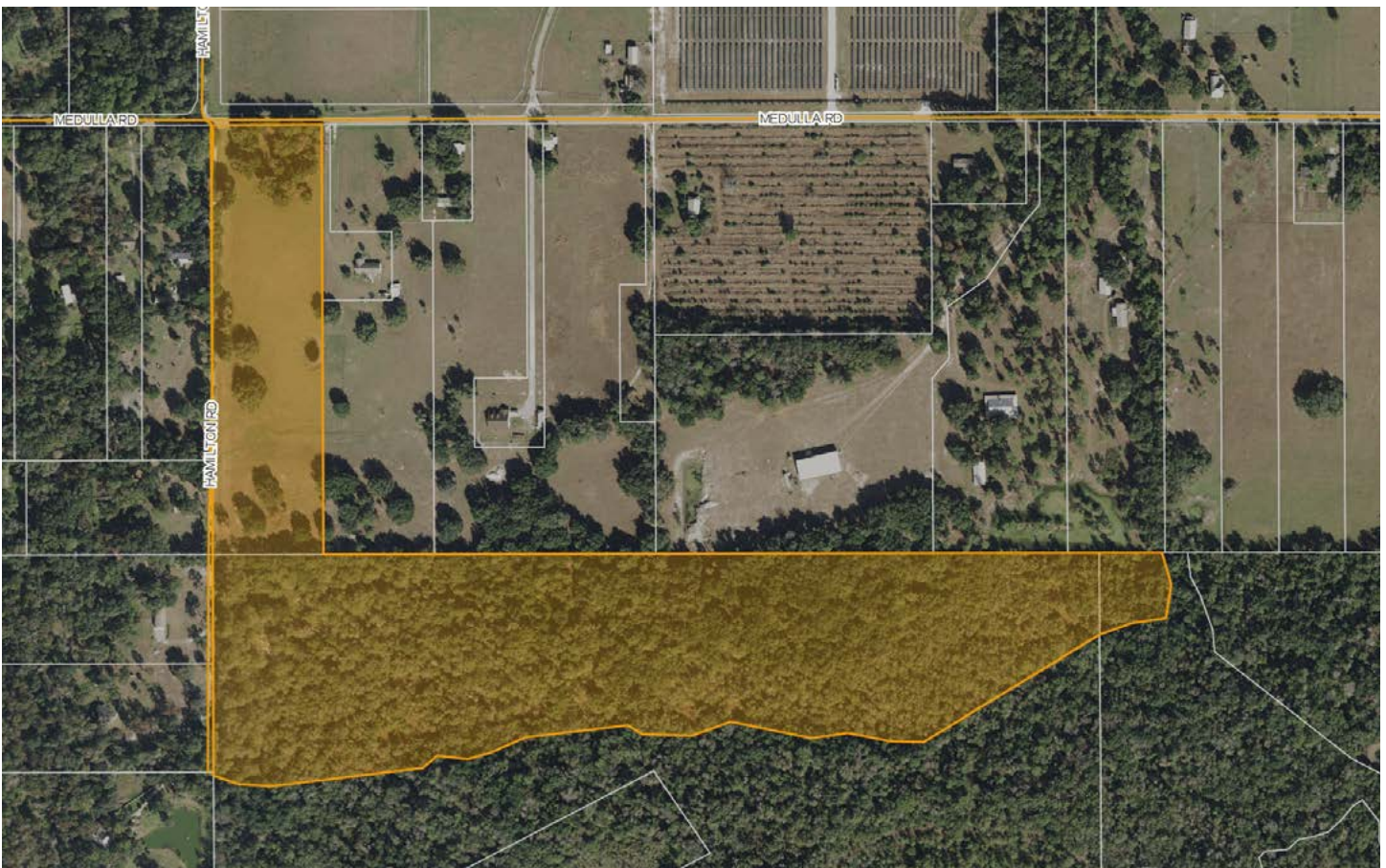
GPS Location: 27.981200,-82.046736

Driving Directions:

- Head west on Pipkin Road about 4 miles to Medulla Road.
- Turn right and travel north on Medulla Road about 1.5 miles to Hamilton Road.
- The property will be on the left.

Showing Instructions: Contact the listing agents, Richard Dempsey (863.774.3548) or Kyle Vreeland (863.877.2838), to learn more or schedule a showing time.

Located in a Desirable Area of Lakeland!





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

45.03 ± Acres • Great Potential for Beautiful Residential Development
Located Near the Lakeland Linder Airport

Visit SVNsaunders.com & Search For: English Creek

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transactional services through their home office in Lakeland, FL, the North Florida office in Lake City,
FL, and the South Georgia office in Thomasville, GA. We provide services to land and commercial clients
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