

ST. LUCIE L-20, 53 ACRES

FORT PIERCE, FL | ST. LUCIE COUNTY

53.08 ± ACRES TOTAL





SPECIFICATIONS & FEATURES

Acreage: 53.08 ± acres

Sale Price: \$580,000

Price per Acre: \$10,927

Site Address: L-20, Fort Pierce, FL, 32951

County: St. Lucie

Road Frontage: .25 miles on L-20 Canal right of way

Predominant Soil Types: 33 acres Winder Loamy Sand, 12 acres Hiolo Loamy Sand, 5 Acres of Chobee Loamy Sand, 3 Acres Wabasso

Uplands/Wetlands: None

Grass Types: Native

Irrigation/Wells: 2 - 4 inch wells

Water Source: Power available along eastern side of the property

Taxes: \$1,537.47 in 2019

Zoning: TVC

Fencing: Perimeter is fenced and cross fenced with barbed wire fencing

General Points of Interest: Property is adjacent to the west of the King Highway Industrial Park and Amazon delivery station

Current Use: Pasture

Land Cover: Native grasses

Income Features: Cattle lease



This 53-acre property is cleared, fenced and would make an ideal location for a tree farm, nursery or landscape company. The site has two 4-inch wells and power is available along the eastern side of the property. The location is adjacent to the Kings Highway Industrial Park and the Amazon delivery station. Neighboring businesses include Jones Lumber Company, American Woodwork, Premier Fabricators, Miami Filter Inc., Boat Builder Central, nexAir and more. Zoning allows one unit per acre. Currently, the property is used for grazing cattle preserving the agricultural exemption and maintaining very low property taxes.

LOCATION & DRIVING DIRECTIONS

Parcel IDs: 1335-341-0000-000-0, 1335-310-0000-000-4

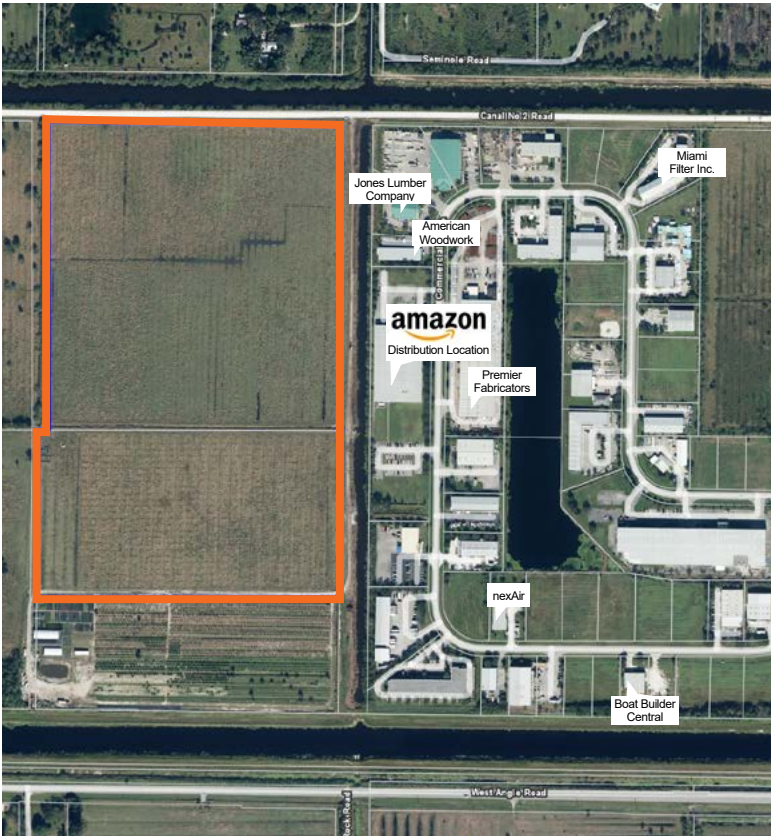
GPS Location: 27.474952, -80.409757

Driving Directions:

- From I-95 and Indrio Rd travel east 1.2 miles to Johnston Rd.
- Turn right and travel south on Johnston Rd 3.8 miles to L-20, just over the canal on the left.
- Turn left and travel down L-20 .5 miles till you get to an open pasture.
- The gate will be on the right.

Showing Instructions: Contact the listing agent for more information.

Convenient location just off of Kings Highway!





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

53.08 ± Acres • Convenient location just off of Kings Highway
Zoning allows one unit per acre
Property adjacent to new Amazon distribution location

Visit SVNsaunders.com and search for: **St. Lucie 53 Acres**

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