

V275567

0 NW 27 AVE, Ocala, FL 34475

\$518,135



<b>County:</b>	Marion	<b>Type:</b>	Vacant Commercial
<b>Subdivision:</b>	FARM NONSUB	<b>Acreage:</b>	5.00-9.99
<b>Zoning:</b>	M-1 Light Industrial	<b>Deed Restr:</b>	No
<b>Lot Size:</b>	8.65 X X X	<b>Acres:</b>	8.65



<b>Section:</b>	36	<b>Township:</b>	14	<b>Range:</b>	21E
<b>Elem:</b>	Evergreen Elementary School	<b>HOA Fee:</b>		<b>Taxes:</b>	1700
<b>Middle:</b>	Howard Middle School	<b>HOA Y/N:</b>	No		
<b>High:</b>	Vanguard High School	<b>AG Expt Y/N:</b>			

<b>Fences:</b>		<b>Terms-New Fin:</b>	Cash , Conventional
<b>Utilities:</b>	Above Ground , Electric At Site	<b>Docs Available:</b>	Aerial Photo
<b>Location:</b>	County Zoning , Paved street	<b>Extras:</b>	
<b>Exist MTG:</b>		<b>Easements:</b>	Unknown
<b>Water:</b>	Well Needed	<b>Barns:</b>	None
<b>Show Inst:</b>	Call List Agent , Go To Site , Vacant	<b>WaterFront:</b>	
<b>Restrictions:</b>	Zoning Only	<b>Sewer:</b>	Septic Needed
<b>Land Type:</b>	Cleared	<b>Sold Date:</b>	

**Directions:** NW ON HWY 27 (NW 10 ST) TO NW 27 AVE. TR, GO 3 MILES TO PROPERTY ON RIGHT.

**Remarks:** VERY NICE 8.65 ACRES! Priced at \$59,900 per acre. Close to Ocala city limits. Several beautiful trees. Currently zoned M-1 but must be rezoned to Rural Industrial for commercial use or Ag (A-1) for residential use. Adjoining One Acre Parcel also available.



**Prepared by: CHARLES H ALBIOL**

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