

BAY COUNTY RESIDENTIAL DEVELOPMENT ACREAGE

SOUTHPORT, FL | BAY COUNTY

250 ± AC





SPECIFICATIONS & FEATURES

Acreage: 250 ± AC

Sale Price: \$1,225,000

Price per Acre: \$4,900

Site Address: State Road 77, Southport,
FL 32409

County: Bay

Zoning/FLU:

- Bay County zoning - R-1 (residential)
- Located in the Sand Hills Special Treatment Zone which allows 4 DU/1 AC with water and sewer

Uplands/Wetlands: 113.7 ± AC uplands

Water Source & Utilities: Water and sewer are at the site

Bay County Residential Development Acreage has zoning to develop a single-family residential community in a rapidly growing area. The parcel is located along the eastern boundary of St Joe Company's Bay-Walton Sector Plan, proximate to a village and town center's future site. Northwest Florida's beaches and an international airport are conveniently located just 18 miles from the property. Road infrastructure makes access to the region's incredible beaches easy.

The surrounding area features Old Florida beauty with lots of outdoor activities available, including hunting, fishing, and living the beach life. There are ample marinas in the Panama City Beach area providing excellent services for docking and servicing watercraft. The property currently has excellent hunting for deer, hogs, and various other game species.

This parcel offers the perfect balance of recreational and development potential with excellent surrounding amenities. You can enjoy this recreational property as an investment with a strong exit strategy or develop it. Regardless of your plans, this property serves as a great canvass to create the ideal Florida lifestyle.

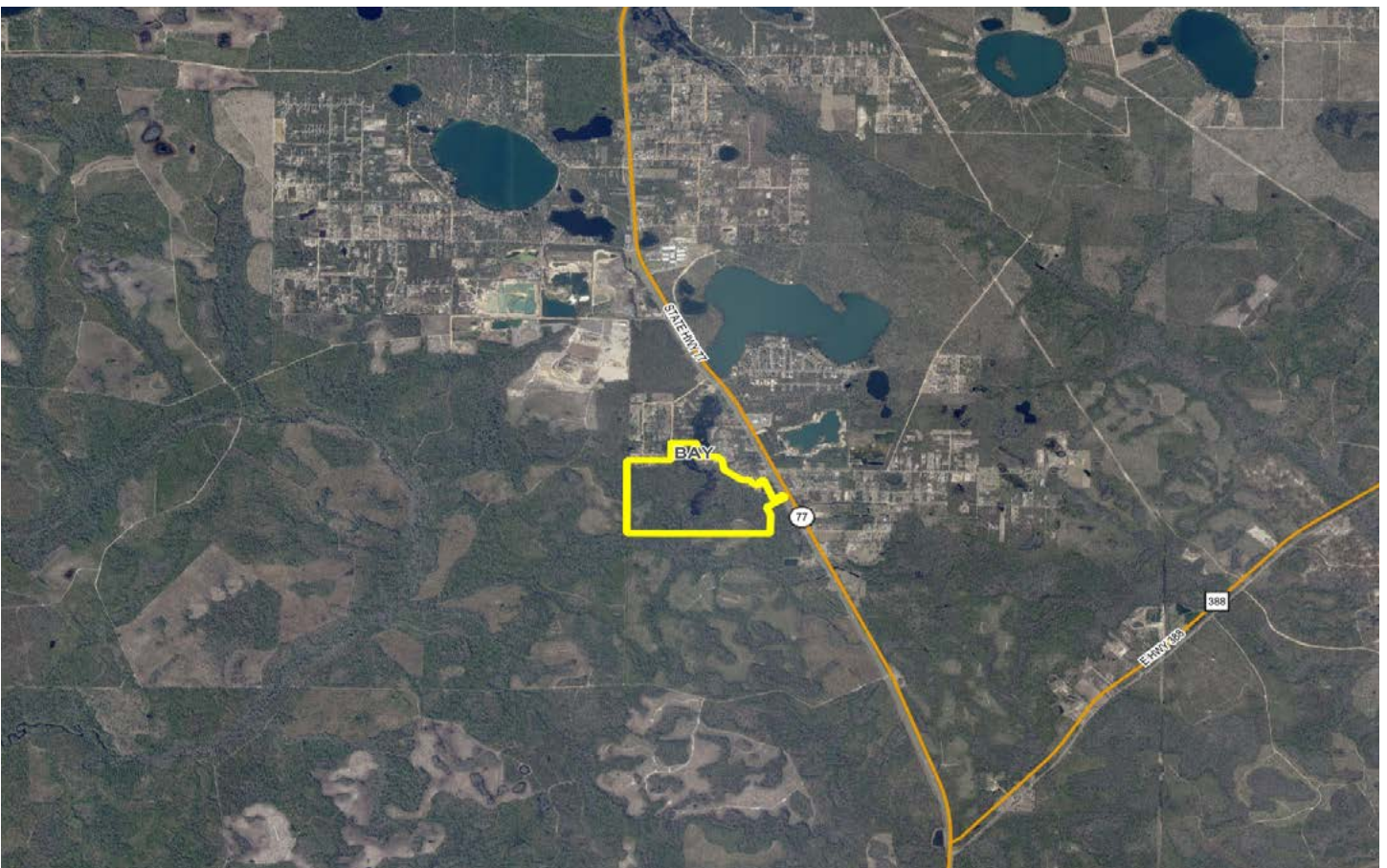
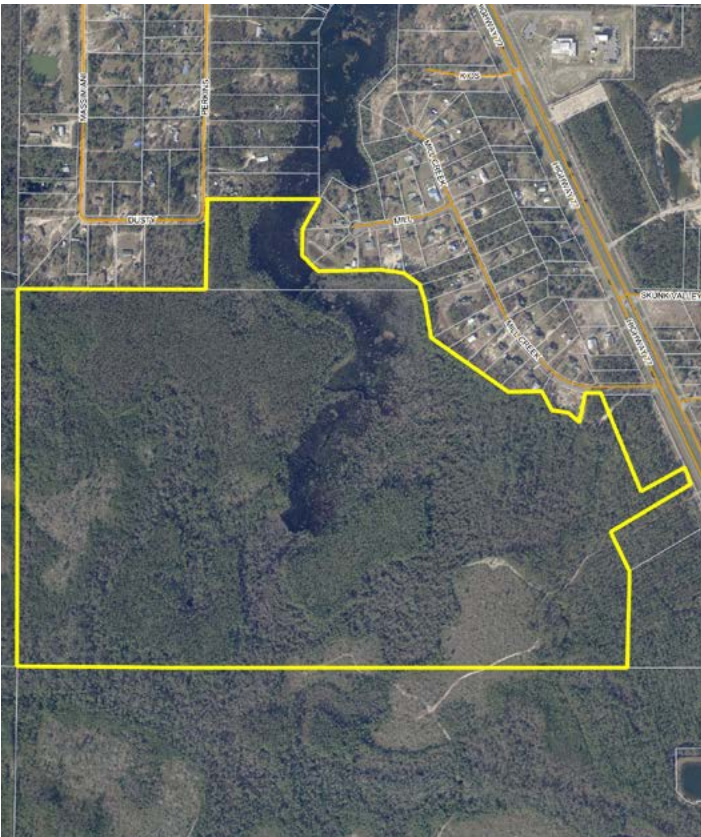
LOCATION & DRIVING DIRECTIONS

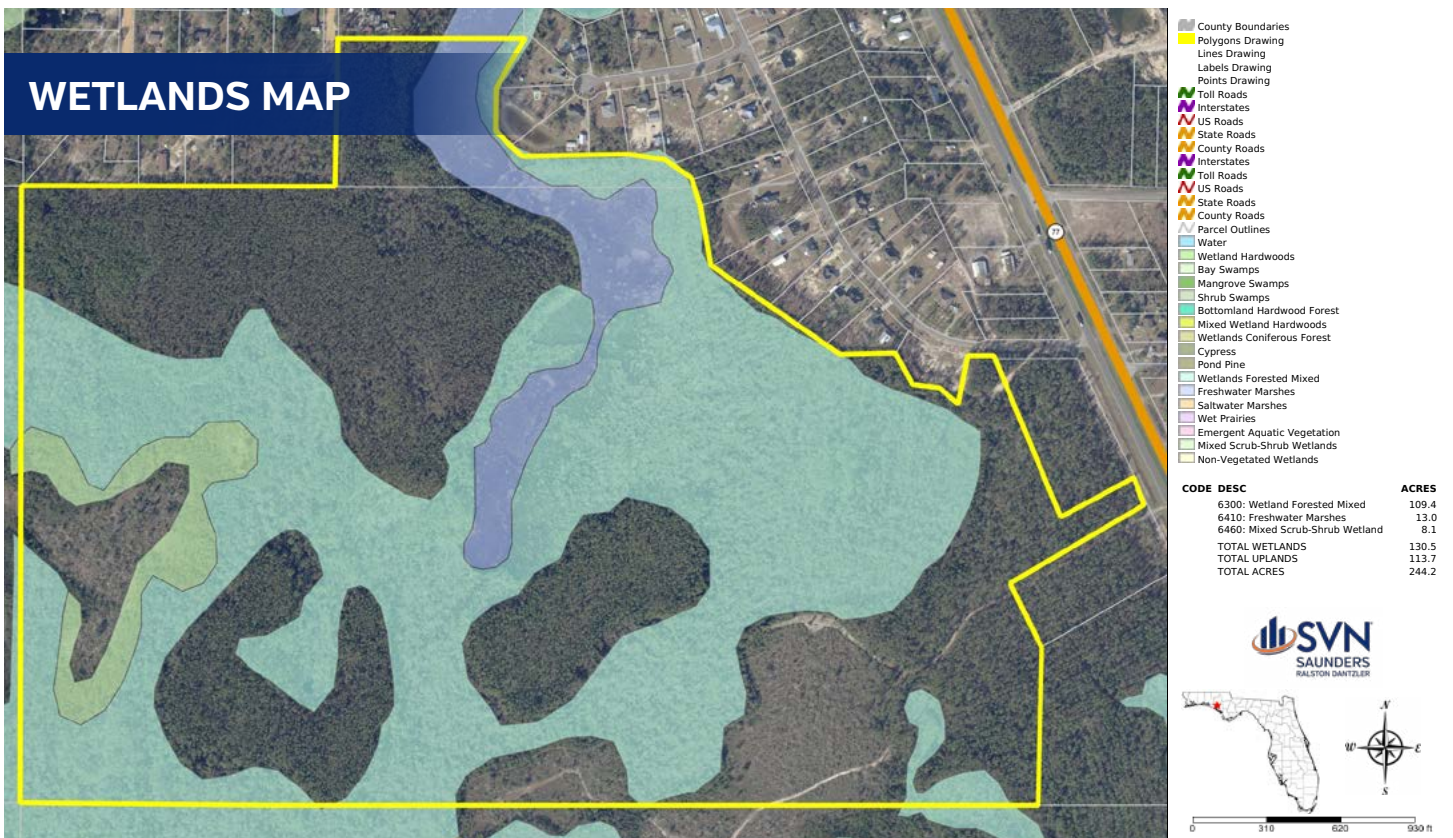
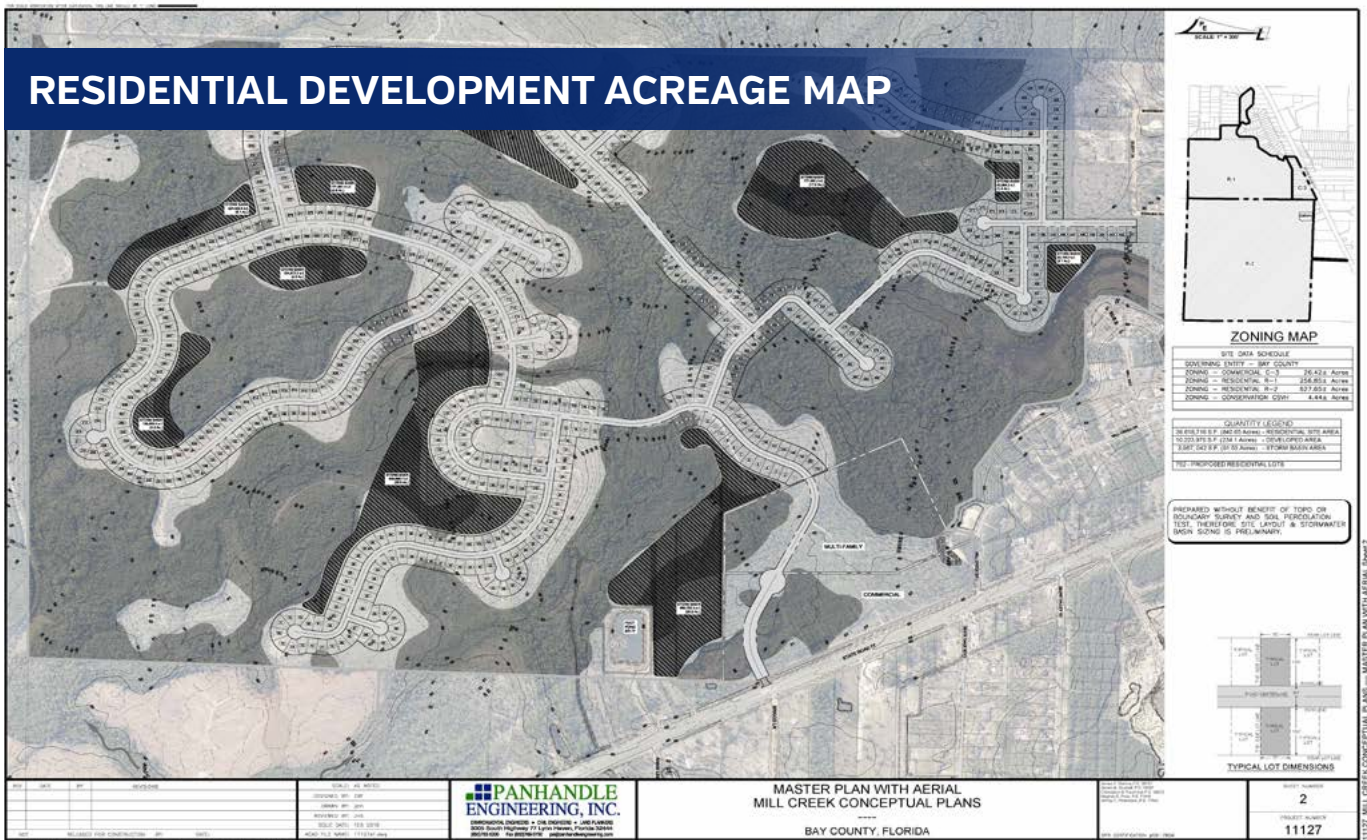
Parcel IDs: 07551-000-000 and 07551-090-000

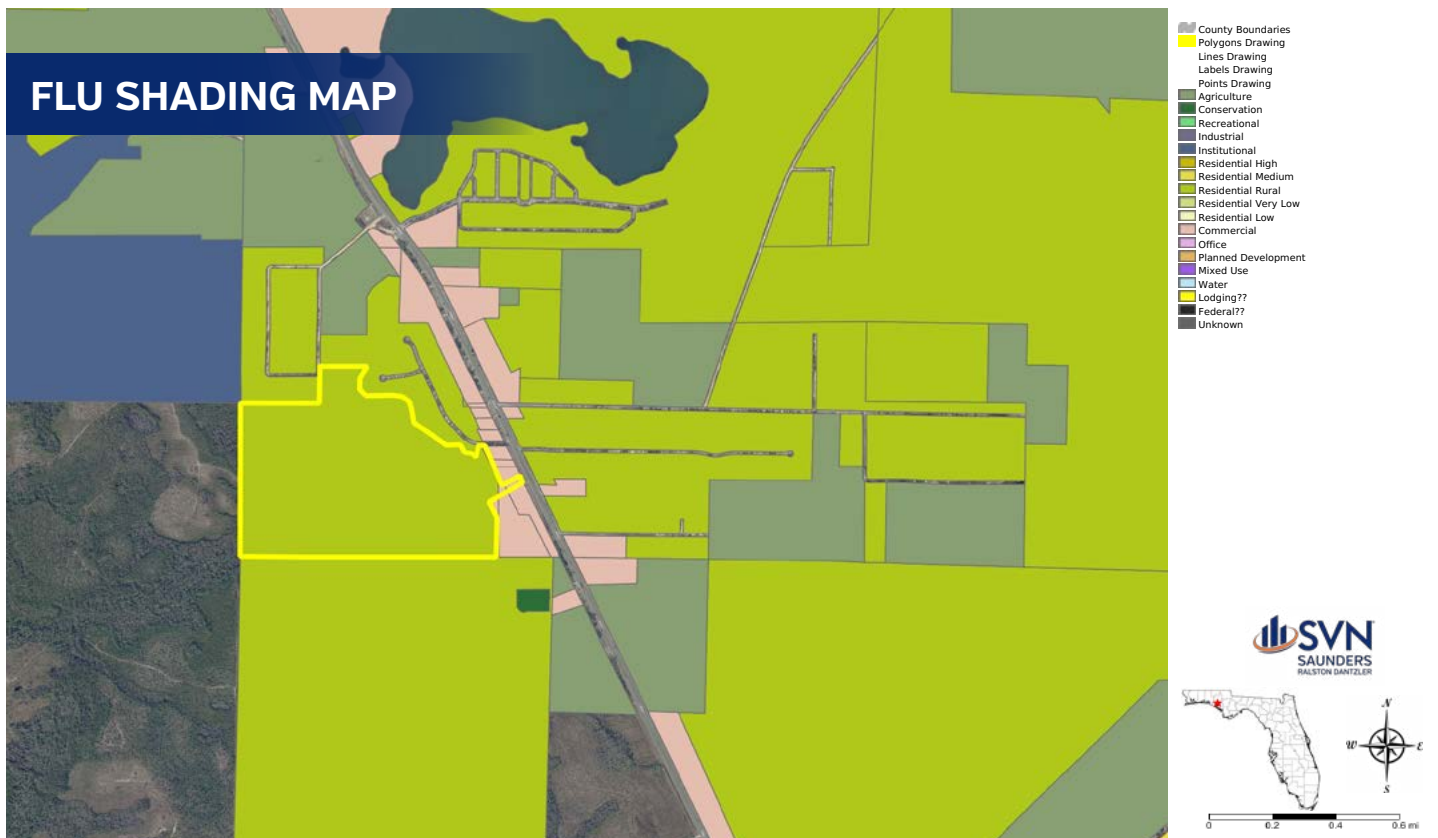
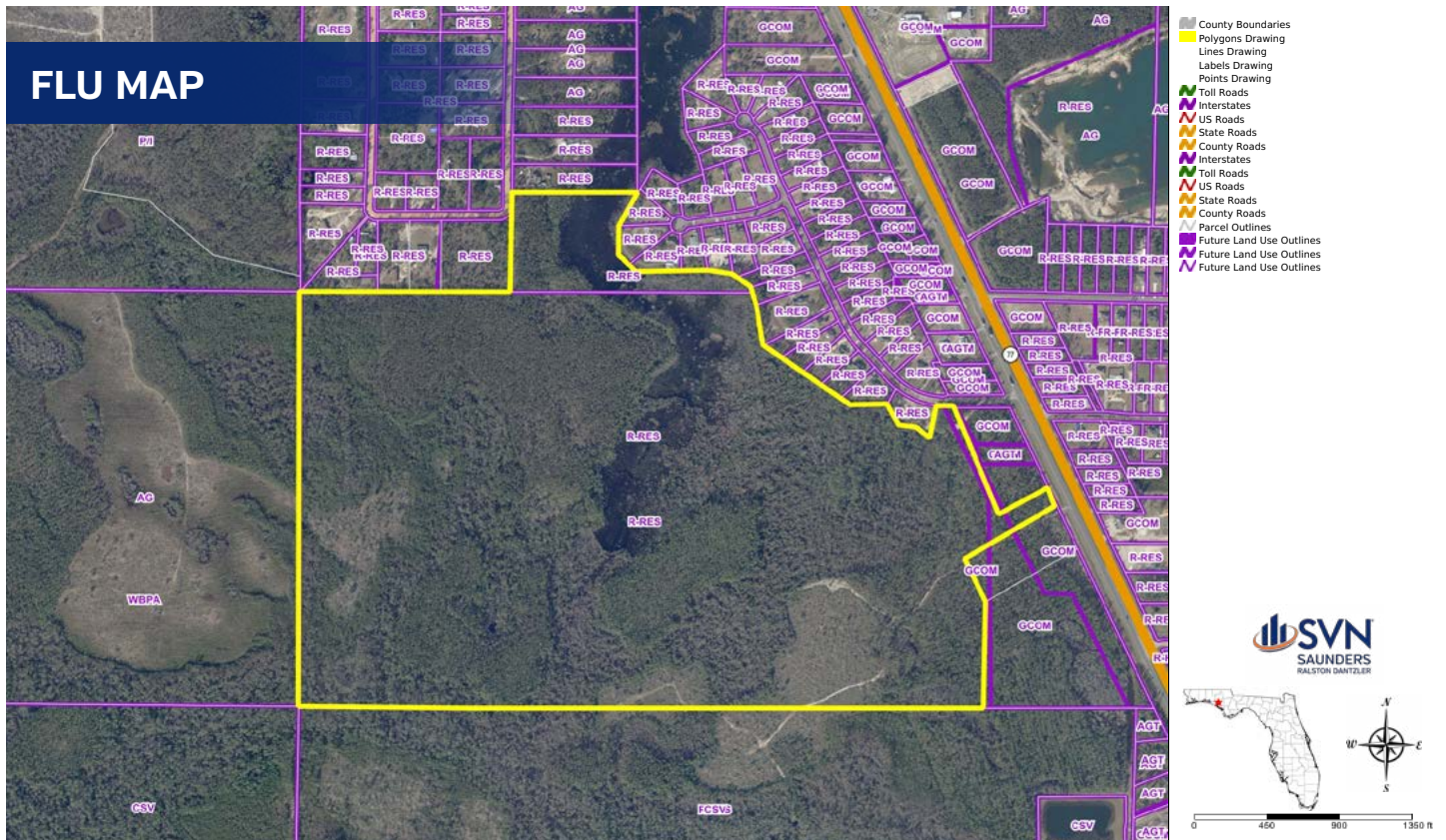
Driving Directions:

- From State Road 20 go south on State Road 77 for 4.5 miles
- The property is on the west side of SR 77

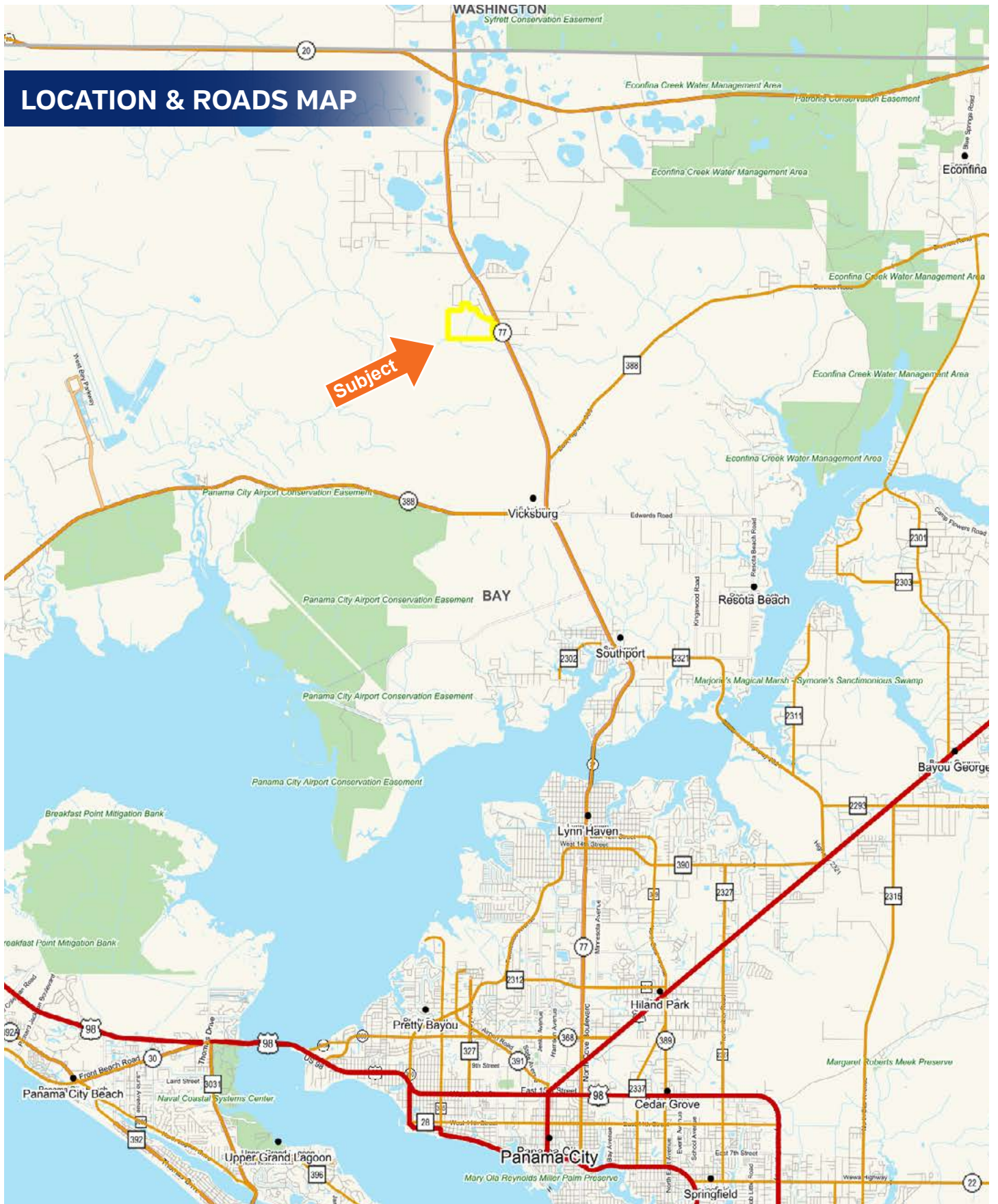
Showing Instructions: Contact the listing advisors, Clay Taylor, ALC, 863.224.0835 and Bryant Peace, 229.726.9088.







LOCATION & ROADS MAP







1723 Bartow Rd | Lakeland, Florida 33801

250 ± AC • Residential development acreage with zoning to develop a single-family residential community

An international airport is conveniently located 18 miles away

Proximate to a village and town center

Visit SVNsaunders.com and search for: **Bay County**

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HEADQUARTERS

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NORTH FLORIDA

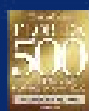
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GEORGIA

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