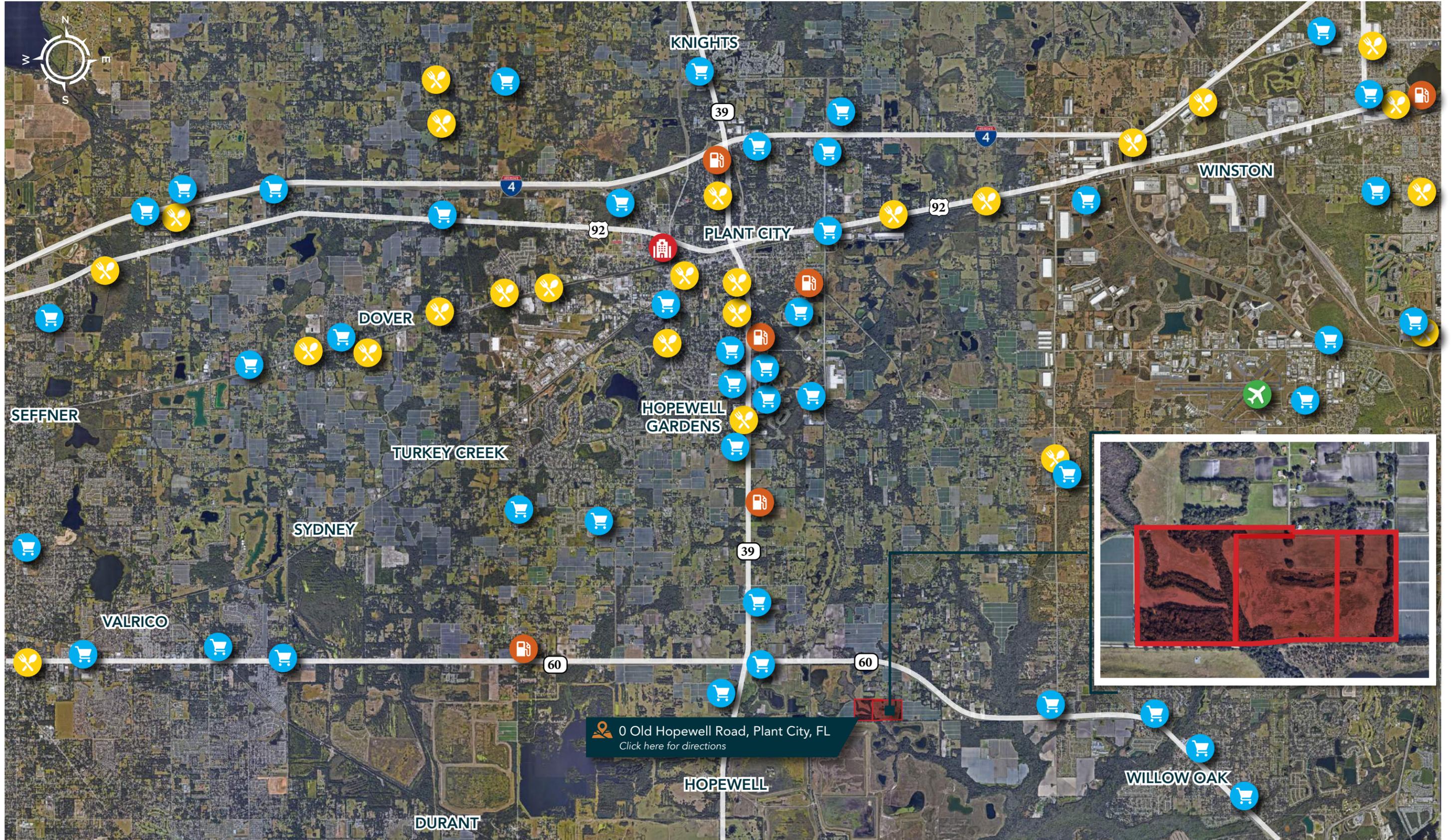




**Fischbach**  
LAND COMPANY

**OLD  
HOPEWELL  
RANCHES  
PORTFOLIO**

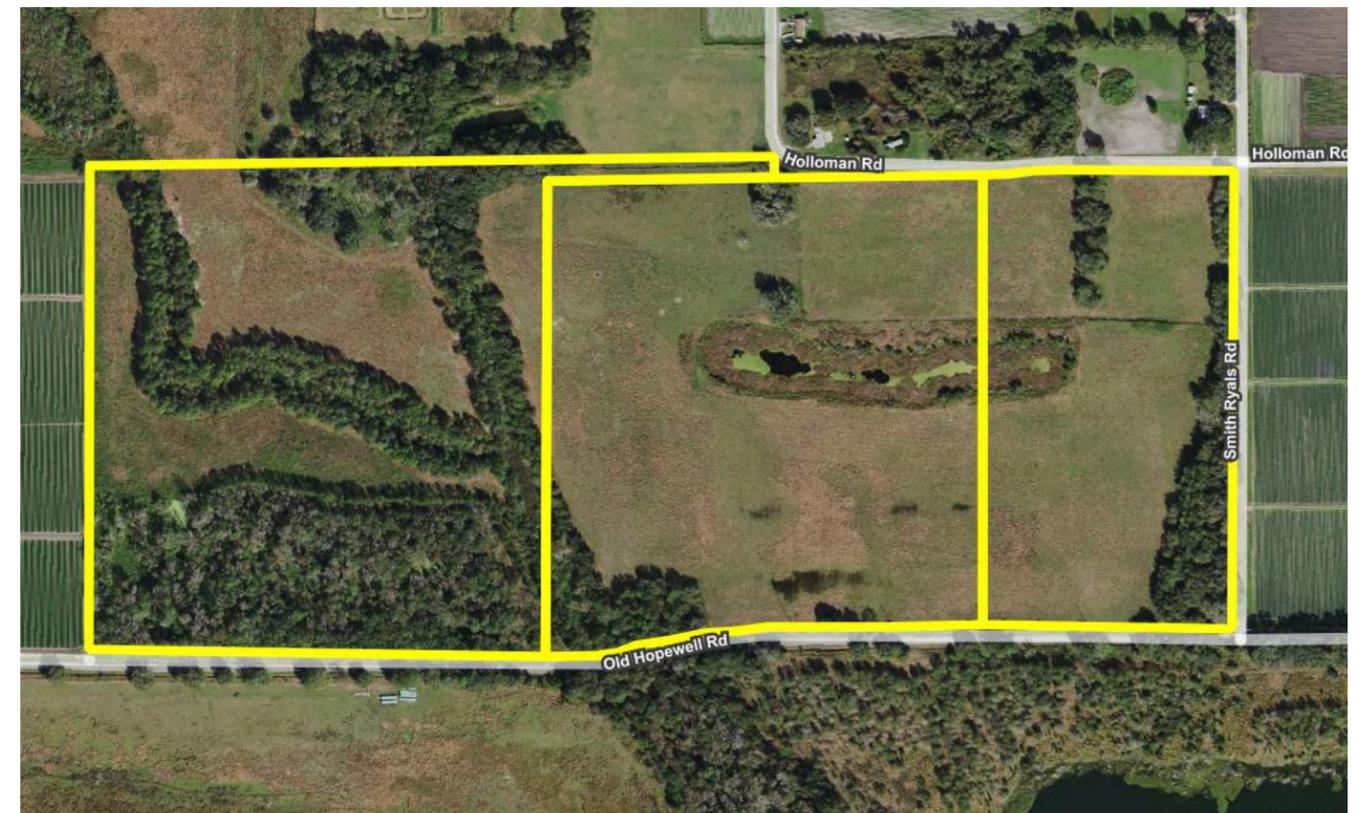
# Detailed Map



# Summary

Very rare opportunity for this preserve like property; with close to 100 acres to call your own. Embrace the lush open pasture, meandering creek, and small pond with possibilities for residential, agricultural, and recreational uses. Enjoy the quiet country lifestyle while being minutes away from State Road 60 and County Road 39, and having easy access to I-4 and I-75.

<b>Property Type</b>	Agricultural Land, Residential Land, Recreational	<b>Sale Price</b>	\$1,705,000
<b>County</b>	Hillsborough	<b>Locations</b>	Old Hopewell Road, Holloman Road, Smith Ryals Road, Plant City FL
<b>Gross Acreage</b>	99.52± Acres	<b>Road Frontage</b>	Combined 4,649± feet



# Smith Ryals Road 21.35± Acres (Lot 1)

21.35 acres of lush green pasture, lined with oak trees on the eastern boundary, providing privacy for a serene country home site along with plenty of room for agricultural and recreational uses. This property features road frontage on 3 sides and is in close proximity to all the amenities of Plant City, Brandon, Lithia, Tampa, and Lakeland. Situated just around the corner from the State Road 60 and County Road 39 intersection, this location is convenient for all regardless of the direction you need to travel.



[FischbachLandCompany.com/SmithRyals21](https://FischbachLandCompany.com/SmithRyals21)

# Property Information

## PROPERTY HIGHLIGHTS

- Small pond on property
- Zoned for 1 Home per 20 Acres
- Road frontage on 3 sides of property

## PROPERTY DETAILS

Property Address	0 Smith Ryals Road, Plant City, FL 33567	Zoning	PD-4 (Zoned for up to 1 Home per 20 Acres)
Size	21.35± Acres	Future Land Use	AM (1 Home per 20 Acres)
Lot Dimensions	1,281.37 x 726.05± feet	STR	27-29S-22E
Property Uses	Agricultural and Residential	Folio/PIN	Part of 093017.0050
Price	\$575,000	Soil Types	Seffner and Orlando
County	Hillsborough	Grass Types	Bahia mix
Road Frontage	1,281± feet on Smith Ryals Road 726± feet on Old Hopewell Road 726± feet on Holloman Road	Fencing	Fenced on 3 sides



# Holloman Road 32.71± Acres (Lot 2)

32.71± acres of improved pasture, featuring a small pond, and boasting frontage on Old Hopewell Road and Holloman Road. Embrace the lush open pasture for residential, agricultural, and recreational uses. This property is conveniently located just a couple minutes from the State Road 60 and County Road 39 intersection, providing easy access to I-4, I-75, and all the amenities of Plant City, Lithia, Brandon, Tampa, and Lakeland.



[FischbachLandCompany.com/Holloman32](https://FischbachLandCompany.com/Holloman32)

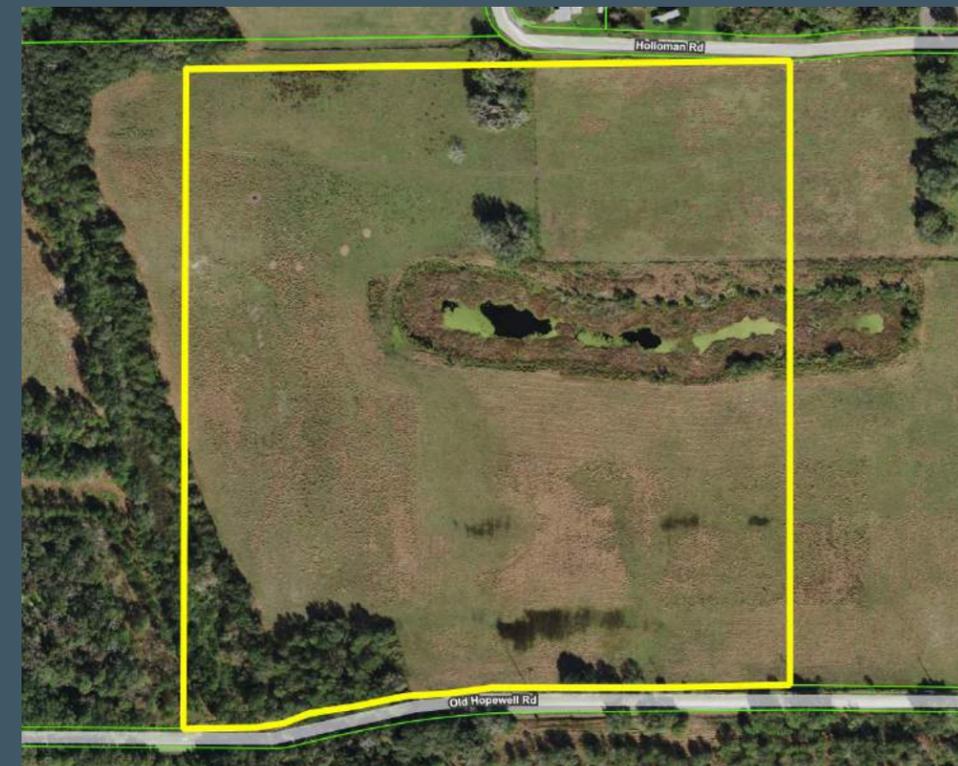
# Property Information

## PROPERTY HIGHLIGHTS

- Small pond on property
- Zoned for 1 Home per 20 Acres
- Easily accessible location

## PROPERTY DETAILS

Property Address	0 Old Hopewell Road, Plant City, FL 33567	Zoning	PD-4 (Zoned for up to 1 Home per 20 Acres)
Size	32.71± Acres	Future Land Use	AM (1 Home per 20 Acres)
Lot Dimensions	1,200 x 1,285± feet	STR	27-29-22
Property Uses	Agricultural and Residential	Folio/PIN	Part of 093017.0050
Price	\$590,000	Soil Types	Predominately Seffner and St. Johns fine sands
County	Hillsborough	Grass Types	Bahia mix
Road Frontage	1,200± feet on Old Hopewell Road 587± feet on Holloman Road	Fencing	Partial fencing – south and north side



# Old Hopewell Road 45.46± Acres (Lot 3)

Preserve-like 45.46± acres; featuring a mix of wooded, upland pastures, and a creek that meanders through the eastern and southern side. There is ample room for a gentleman's estate, allowing for residential, agricultural, and recreational uses. This property features frontage on two roads and is located just minutes from the intersection of State Road 60 and County Road 39, allowing for easy access to Plant City, Lakeland, Brandon, and Tampa.



[FischbachLandCompany.com/Hopewell45](https://FischbachLandCompany.com/Hopewell45)

# Property Information

## PROPERTY HIGHLIGHTS

- Small creek on eastern and southern side of property
- Zoned for 1 Home per 20 Acres
- Easily accessible location

## PROPERTY DETAILS

Property Address	0 Old Hopewell Road, Plant City, FL 33567	Zoning	PD-4 (Zoned for up to 1 Home per 20 Acres)
Size	45.46± Acres	Future Land Use	AM (1 Home per 20 Acres)
Lot Dimensions	1,342 x 1,385± feet	STR	29-29S-22E
Property Uses	Agricultural and Residential	Folio/PIN	Part of 093017.0050
Price	\$540,000	Soil Types	Predominately Seffner and Myakka fine sands
County	Hillsborough	Grass Types	Bahia mix
Road Frontage	1,385± feet on Old Hopewell Road 25± feet on Holloman Road	Fencing	Partial fencing – west and south side



# **Fischbach** **LAND COMPANY**

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