

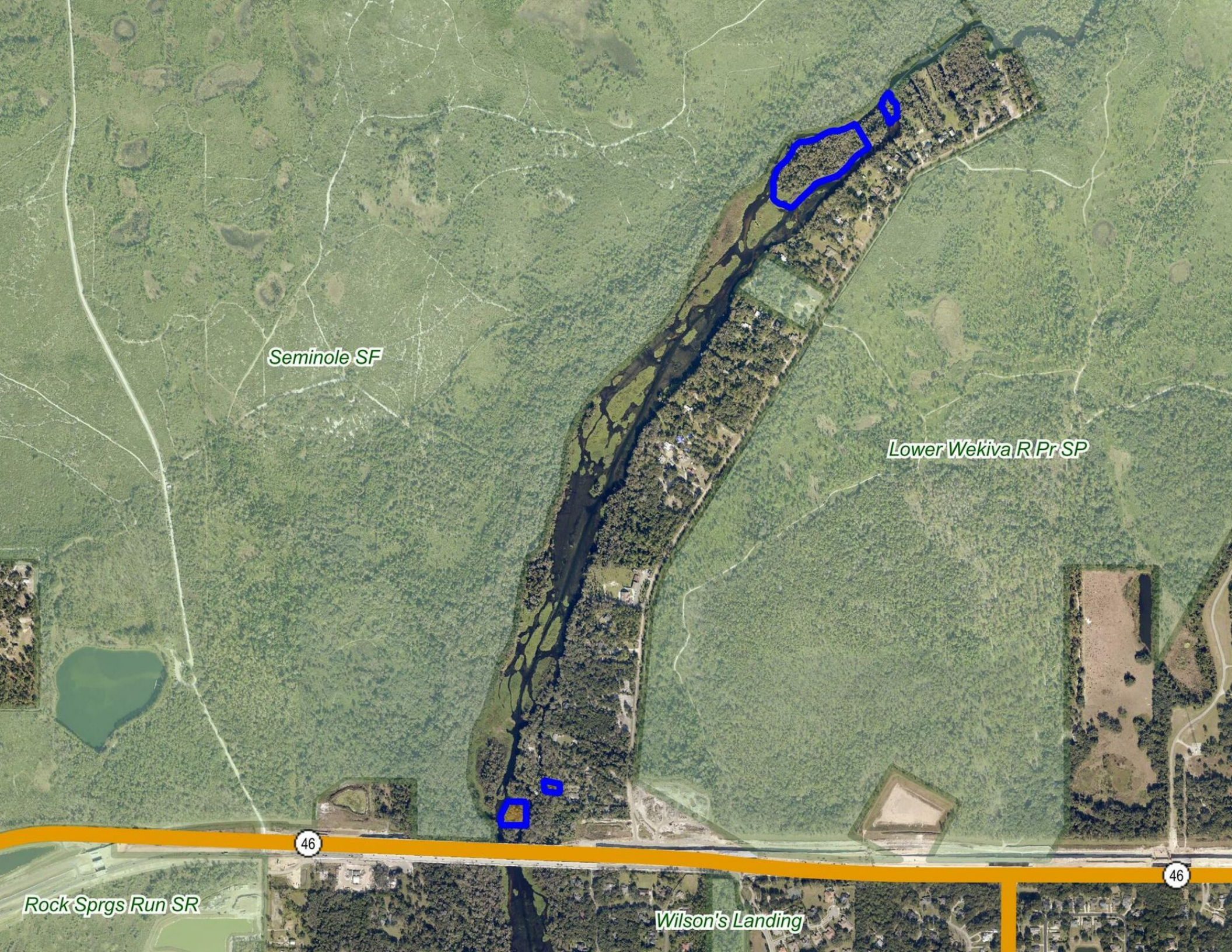


# WEKIVA RIVER WATERFRONT LOTS

NOVA DR  
SANFORD, FL 32771

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Jeremiah Thompson  
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[jeremiah.thompson@svn.com](mailto:jeremiah.thompson@svn.com)



*Seminole SF*

*Lower Wekiva R Pr SP*

*Rock Sprgs Run SR*

*Wilson's Landing*

46

46



### OFFERING SUMMARY

|                |                                  |
|----------------|----------------------------------|
| Acreage:       | 9 Acres                          |
| Price / Acre:  | Available                        |
| City:          | Sanford                          |
| County:        | Seminole                         |
| Property Type: | Waterfront Recreation & Homesite |

### PROPERTY OVERVIEW

The Wekiva River Waterfront Lots feature 9 ± acres on the, "Wild and Scenic Waterway", Wekiva River in Seminole County.

The listing includes three islands in the main channel of the Wekiva River across from Katie's Landing of the Lower Wekiva River Preserve State Park and a lot off Nova Drive that includes a boat slip for paddle craft and motorized vessels. These are the only privately owned, undeveloped Islands in the 9-mile length of the Lower Wekiva River, providing excellent boating and recreational opportunities. Only the private landowners along this section of the Wekiva River can launch motorized vessels, creating a unique boating opportunity. Don't miss your chance to purchase your own waterfront property along the scenic Wekiva River. Contact JT today!

# Specifications & Features



## SPECIFICATIONS & FEATURES

### Land Types:

- Hunting & Recreation Properties
- Land Investment
- Waterfront

### Uplands / Wetlands:

Uplands on Nova Drive / Riverfront  
Islands Contain Forested Wetlands

### Soil Types:

Bluff; Pompano; Tavares

### Taxes & Tax Year:

\$372.75 for 2022

### Zoning / FLU:

Zoning: A-1 / FLU: Suburban Estates

### Lake Frontage / Water Features:

Water Frontage on the Wekiva River

### Water Source & Utilities:

Utilities Available on Nova Drive

### Road Frontage:

Road Frontage on Nova Drive

### Current Use:

Recreation

### Potential Recreational / Alt Uses:

Recreation / Primitive Campsite

### Land Cover:

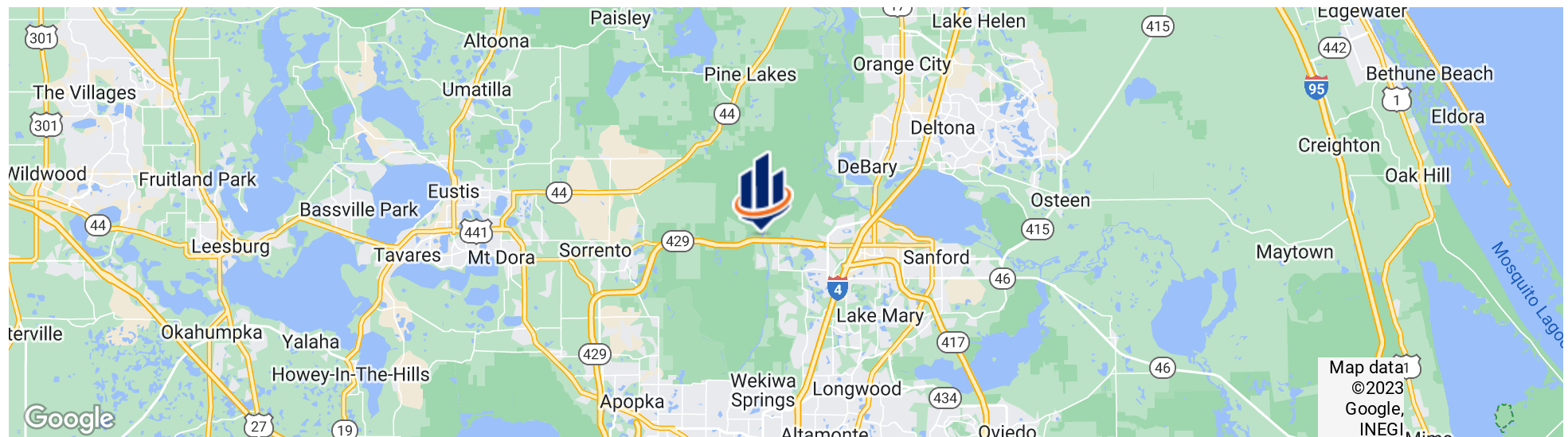
Mixed Wetland Hardwoods & Emergent  
Aquatic Vegetation

# Location



## LOCATION & DRIVING DIRECTIONS

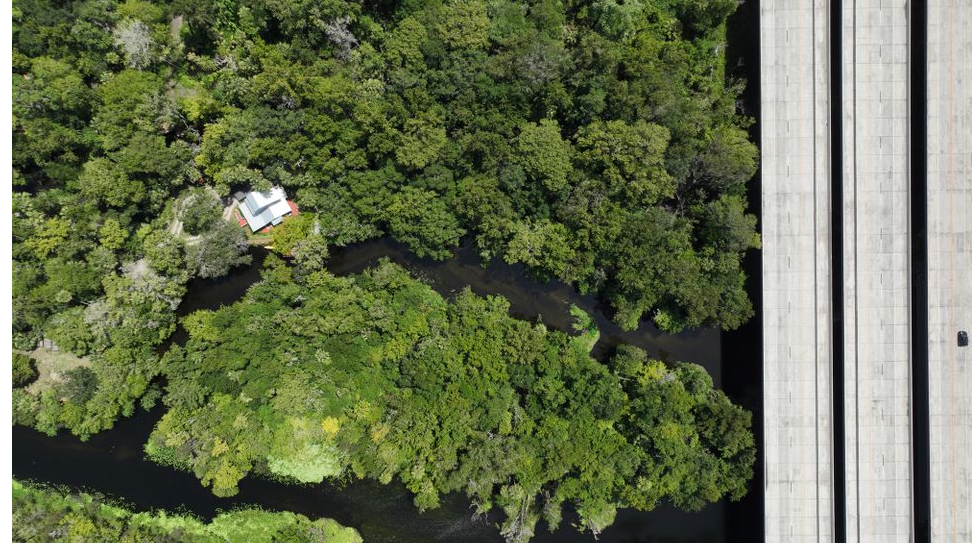
|                       |                                  |
|-----------------------|----------------------------------|
| Parcel:               | Multiple [10] in Seminole County |
| GPS:                  | 28.817322, -81.4179763           |
| Driving Directions:   | Contact Jeremiah Thompson        |
| Showing Instructions: | Contact Jeremiah Thompson        |





# Photos







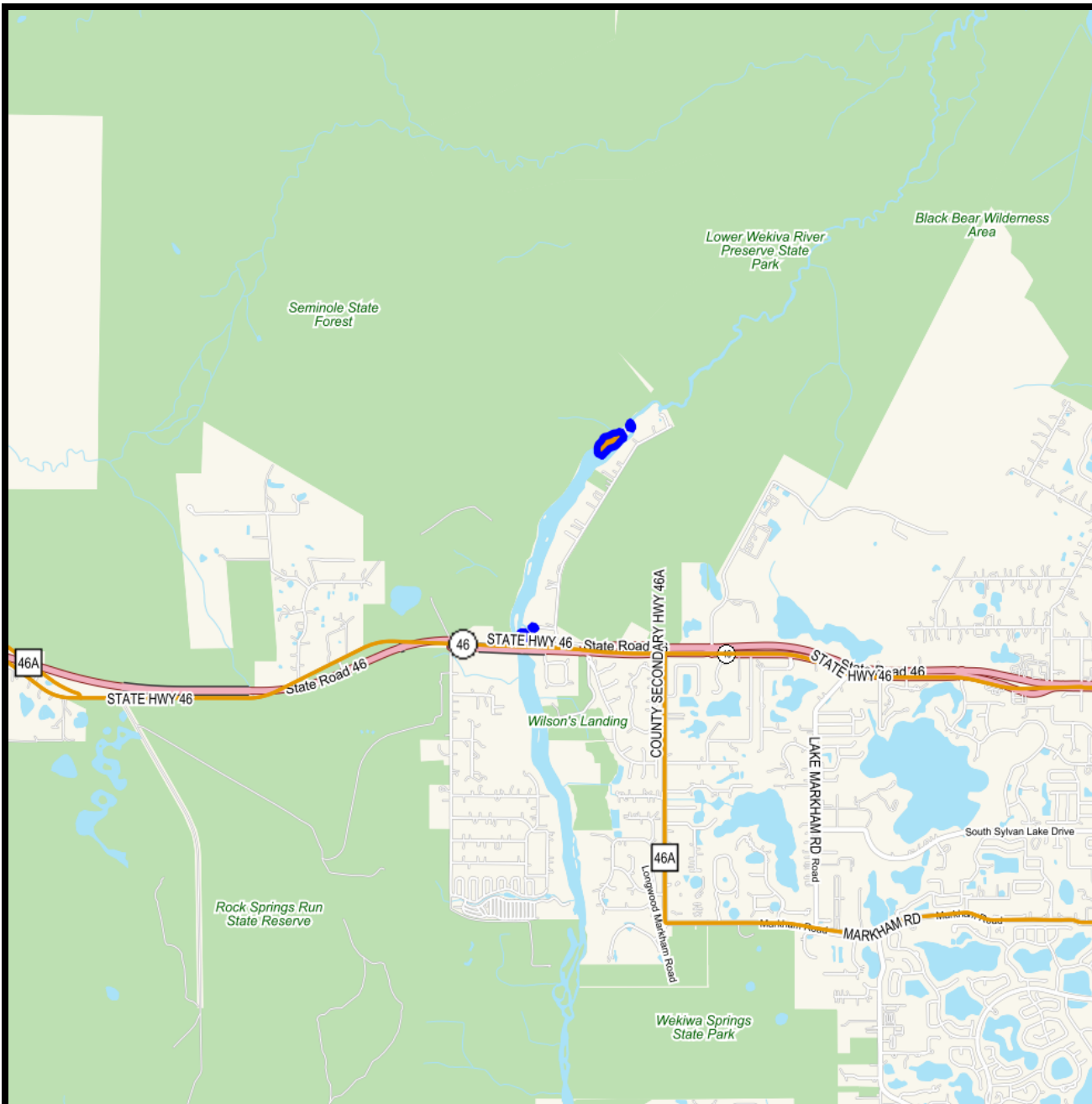


## Wekiva River Lots

- Polygons Drawing
- Lines Drawing
- Labels Drawing
- Points Drawing
- ~ Toll Roads
- ~ Interstates
- ~ US Roads
- ~ State Roads
- ~ County Roads
- ~ Interstates
- ~ Toll Roads
- ~ US Roads
- ~ State Roads
- ~ County Roads
- Managed Lands FNAI

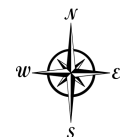
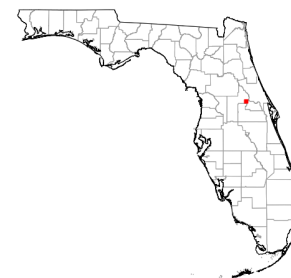


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## Vicinity

-  Polygons Drawing
-  Lines Drawing
-  Labels Drawing
-  Points Drawing
-  Toll Roads
-  Interstates
-  US Roads
-  State Roads
-  County Roads
-  Interstates
-  Toll Roads
-  US Roads
-  State Roads
-  County Roads



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## JEREMIAH THOMPSON

Senior Advisor

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### PROFESSIONAL BACKGROUND

Jeremiah Thompson is a Senior Advisor at SVN | Saunders Ralston Dantzler Real Estate in Lakeland, Florida.

Jeremiah specializes in Florida land and conservation easements. He is a lifelong enthusiast of wildlife and natural resources and enjoys helping landowners achieve their goals. Jeremiah believes in putting his client's needs above all else and providing first-class customer service.

Jeremiah is a fourth-generation Floridan and earned a bachelor's degree in Political Science and Geography from Florida State University where he also played football for the Seminoles.

Working several years as a Senior Acquisition Agent at the Florida Division of State Lands, Jeremiah has negotiated many deals that placed thousands of acres of land in conservation for the state of Florida. His experience includes small residential tracts to large acreage properties and conservation easements.

Jeremiah has been practicing real estate for nearly a decade and holds a Florida Real Estate Broker's License. He also participates in many conservation groups throughout the state focused on protecting Florida's natural resources.

#### Specialty:

- Agricultural Land
- Conservation Easements
- Ranchland, Recreational Land, Pastureland
- Springs
- Timberland

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Lakeland, FL 33801

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