

# Scenic Highway Frostproof 39 Acres

North Scenic Highway, Frostproof, Florida 34843

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## PROPERTY OVERVIEW



### Sale Price

\$1,368,500

### Offering Summary

Acreage:	39 Acres
Price / Acre:	\$35,090
State:	Florida
City:	Frostproof
County:	Polk
Property Type:	Acreage and Estates Farms and Cropland

### Property Overview

39 ± acre former citrus grove that has been cleared. The northwest 10 acres are zoned for up to 5 units per acre. The balance of the property is agriculture land use and will allow one dwelling per five acres or 10 farmworker units per five acres. Located near one of the ridge's highest points, this property offers wide views in all directions. The gradual eastern slope provides clear sunrise visibility, with Crooked Lake to the west and Lake Moody to the south.





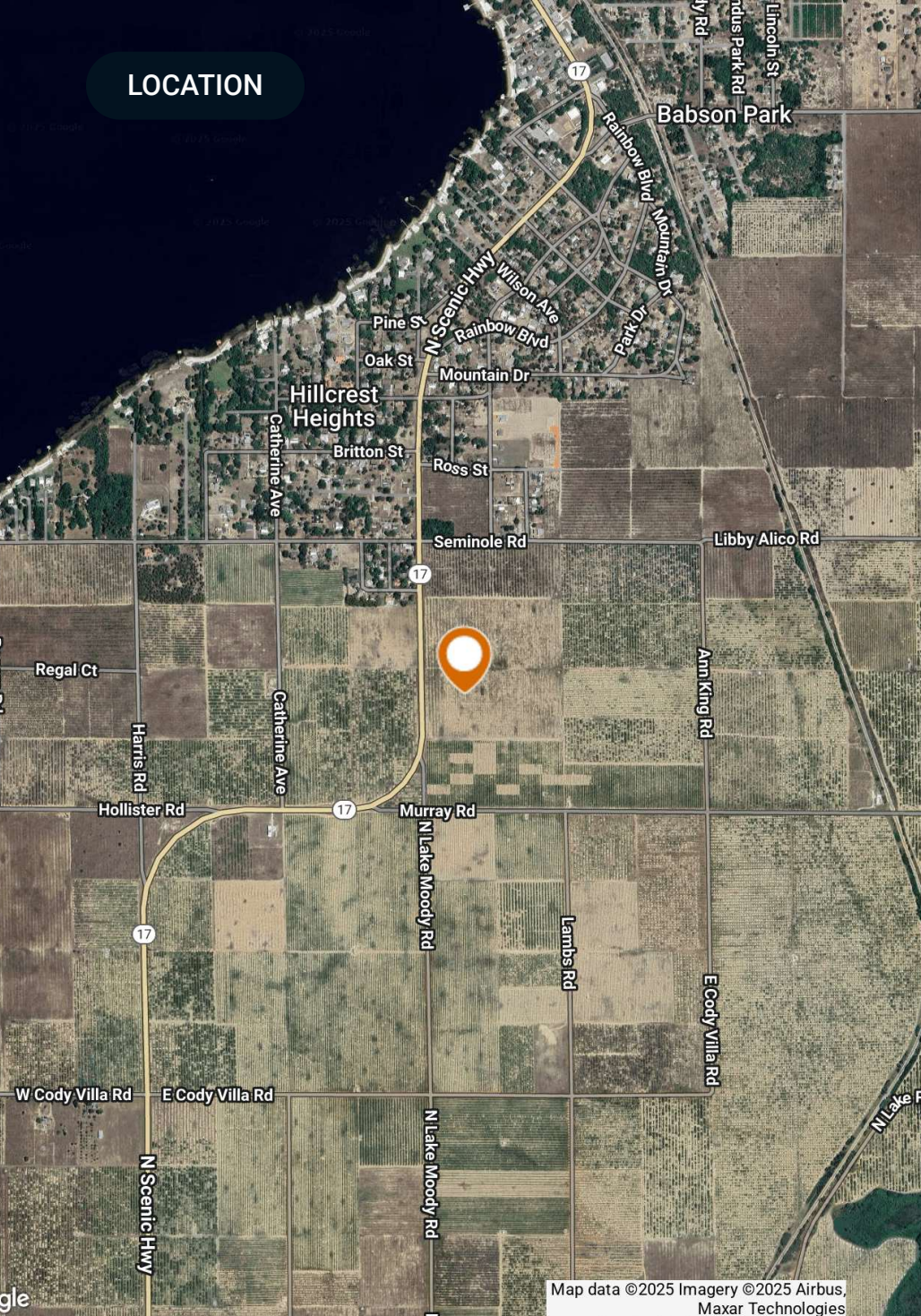
## SPECIFICATIONS & FEATURES

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<b>Uplands / Wetlands:</b>	100% Uplands
<b>Soil Types:</b>	Candler
<b>Taxes &amp; Tax Year:</b>	2024 - \$949
<b>Zoning / FLU:</b>	Residential Low - 10 acres; Agriculture - 30 acres
<b>Water Source &amp; Utilities:</b>	On site 10" well; Electric power unit
<b>Road Frontage:</b>	1,330' paved Scenic Highway
<b>Nearest Point of Interest:</b>	Babson Park is adjacent North
<b>Current Use:</b>	Vacant



## LOCATION



## Location & Driving Directions

Parcel: 283104000000033020;  
283104000000033030

GPS: 27.8180038, -81.5298301

Driving Directions: From Central Babson Park go South  
on Scenic Highway one mile, property  
is on the left

Showing Instructions: Call agent

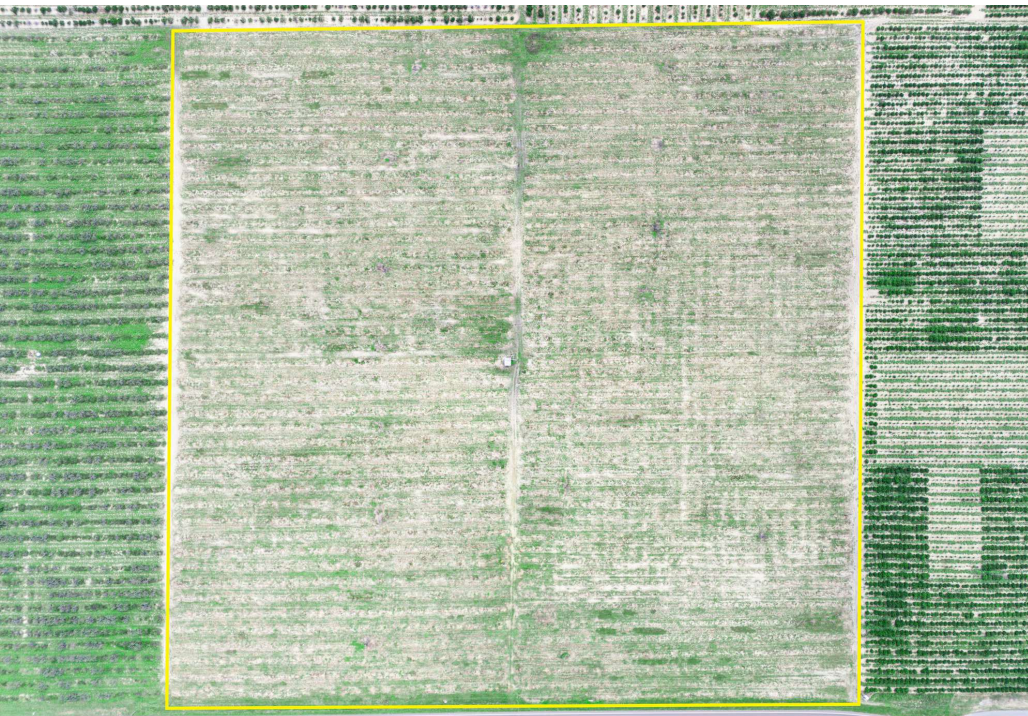


## AERIAL MAP





## ADDITIONAL PHOTOS





ADDITIONAL PHOTOS







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