

PLANT CITY FARM/RESIDENTIAL DEVELOPMENT

PLANT CITY, FL | HILLSBOROUGH COUNTY

30.52 ± ACRES TOTAL





SPECIFICATIONS & FEATURES

Acreage: 30.52 ± acres

Sale Price: \$1,220,800

Price per Acre: \$40,000

Site Address: 3005 Jap Tucker Rd., Plant City, FL 33565

County: Hillsborough

Inventory: Strawberries / Pepper

Irrigation:

- Overhead Sprinklers (Frost and Freeze Protection)
- Drip (Fertilizer and Irrigation)

Predominant Soil Types: Mostly Smyrna & St. Johns

Uplands/Wetlands: 29.5 ± acres Uplands, 1 ± acre Wetland pond

Water Features: Small lake

Irrigation/Wells: 8 Inch Well- with a 6 cylinder Deutz Power Unit 125 HP Pump

Structures:

- 3 Bedroom, 1 Bathroom, Frame House 1,400 SF Heated 1,506 ± SF Total - Built 1946
- 2- SW Mobile Homes

Zoning: RR-1 / AS-1

Taxes: \$2,236.84 - 2019

Planning/Permits: SWFWMD Permit #2293.003

Current Use: Farming

Plant City Farm/Residential Development is located 4.2 miles off the highly trafficked I-4 Corridor. Just minutes away from shops, restaurants, entertainment and schools. Plant City has a charming historic area while only 30 minutes away from the active city of Brandon, and 40 minutes away from Tampa Bay and 20 minutes to Lakeland.

Currently planted with peppers and strawberries, this 30-acre farm includes overhead sprinklers and drip irrigation. This farm could make a great location for someone looking to continue farming or start a Hemp operation. Presently owned by a family who has been farming for over 40+ years, this site has multiple uses.

Due to the growing area, the sellers have begun the process of City Annexation, land use and residential zoning. The site is adjacent to City limits, has 940 ± FT Paved Rd Frontage and city water and sewer is 1,150-1,700 ± FT from site. Both uses can benefit from the wonderful location and growing area of Plant City.



LOCATION & DRIVING DIRECTIONS

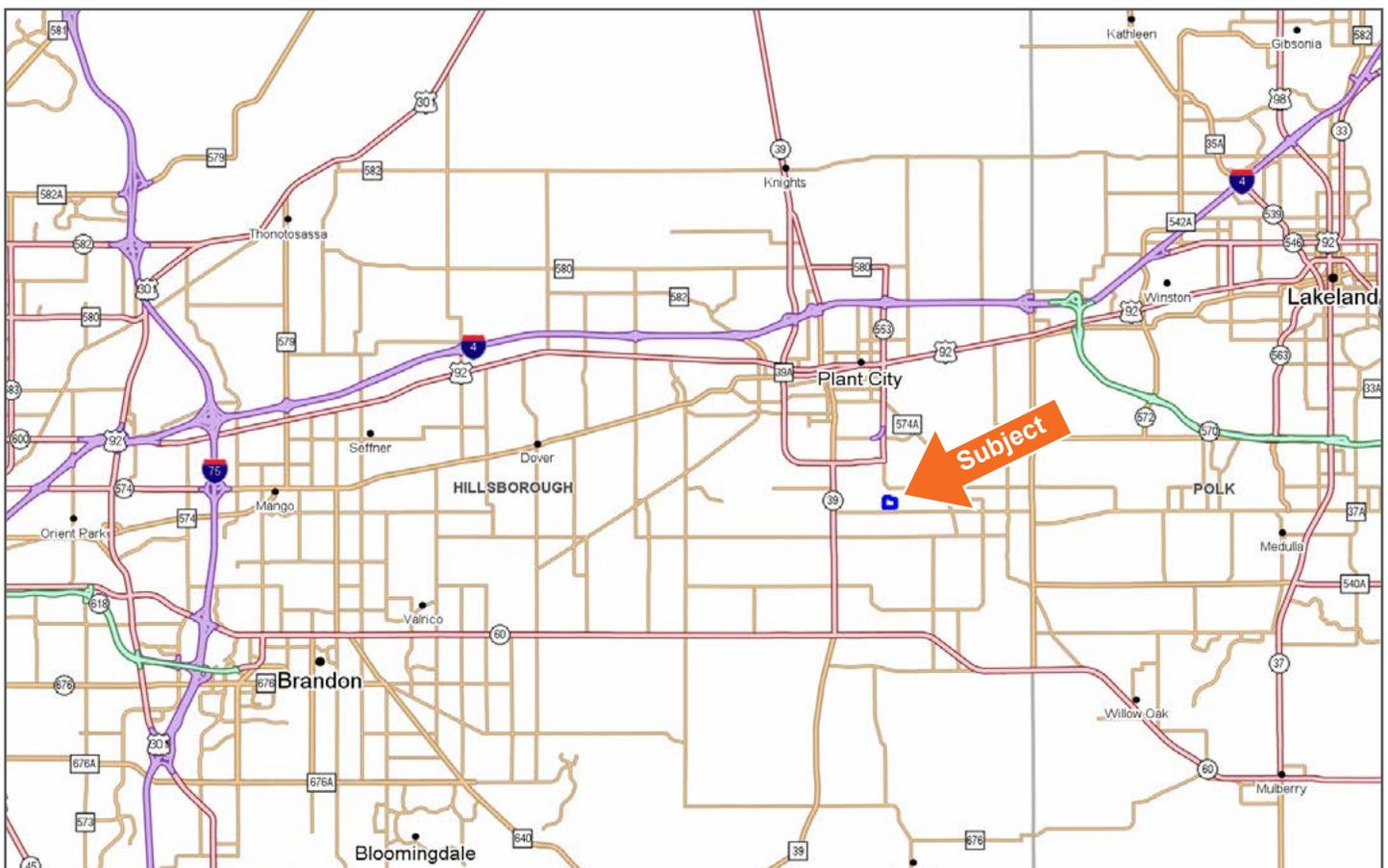
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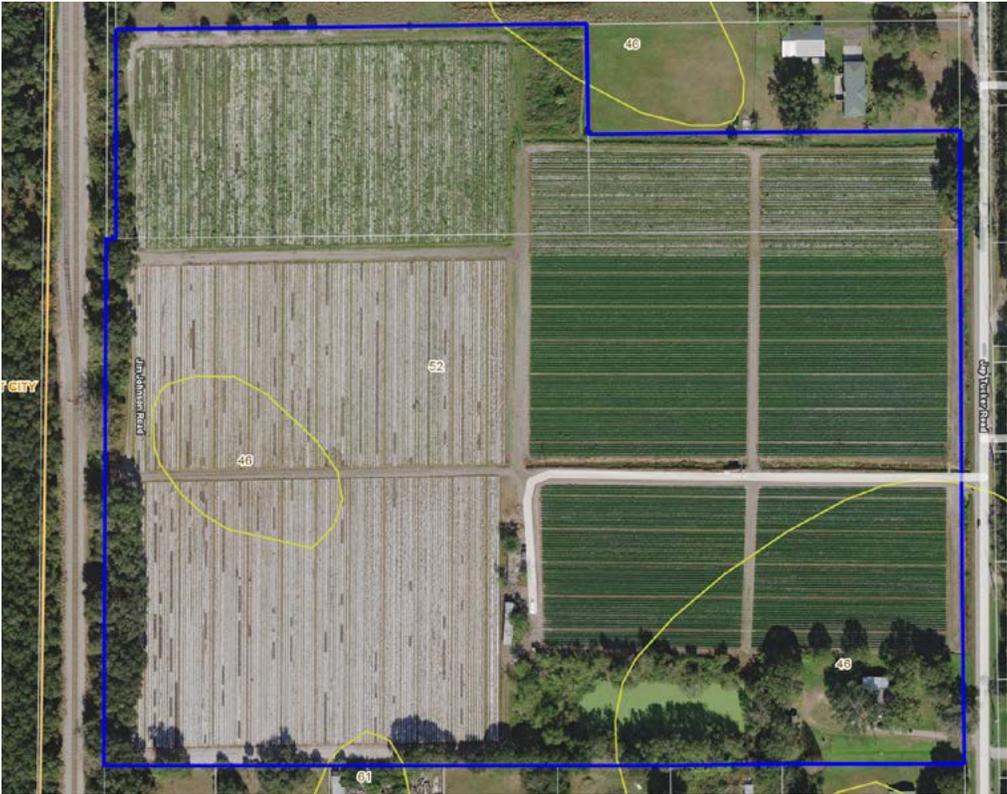
GPS Location: 27.9783896,-82.100864

Driving Directions:

- From I-4 Take Exit 22 South (Park Rd) 2.8 miles
- Continue straight on Jim Johnson Rd for 1.2 miles
- Turn right (South) onto Jap Tucker Rd go 2/10 of one mile and property is on the left (West)

Showing Instructions: Contact the listing agent for more information.





Soils

- Streets OSM Hybrid
- Incorporated City
- Incorporated City
- Polygons Drawing
- Lines Drawing
- Labels Drawing
- Points Drawing
- Existing Wells
- Abandoned, Capped, Dismantled and Plugged Wells
- Existing Surface Water Withdrawal
- Parcel Outlines
- Soils Boundaries

| CODE | DESC | ACRES |
|---------|---------------------|------------------------|
| 52 | Smyrna Fine Sand | 24 |
| 46 | St. Johns Fine Sand | 5 |
| 61 | Zolfo Fine Sand | 0 |
| TOTAL = | | 29.6138537823716 acres |



FLU

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- Existing Surface Water Withdrawal
- Parcel Outlines
- Future Land Use Outlines
- Future Land Use Outlines
- Future Land Use Outlines









114 N. Tennessee Ave.
3rd Floor
Lakeland, FL 33801

30.52 ± Acres • Currently farmed but could be used for a Residential Development
4.2 miles to I-4 & Park Rd • Minutes to shopping centers, schools, churches and entertainment.
The sellers have begun the process of City Annexation, Land Use and Residential Zoning.

Visit SVNsaunders.com and search for: **Plant City Farm**

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transactional services through their home office in Lakeland, FL, the North Florida office in Lake City,
FL, and the South Georgia office in Thomasville, GA. We provide services to land and commercial clients
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