

LAKE REEDY GROVES

FROSTPROOF, FL | POLK COUNTY

55.67 ± ACRES AVAILABLE



SPECIFICATIONS & FEATURES

Site Address: South Lake Reedy Blvd, Frostproof, FL 33843

County: Polk

Predominant Soil Types: Candler

Uplands/Wetlands: Majority uplands

Irrigation/Wells: 9 wells located on different parcels

Structures: 1 Lakefront family home, multiple wells, microjets and more

Income Features: Multiple opportunities for citrus operation or residential development

Fruit Varieties: Navel, Valencia and Pineapple

Showing Instructions: Contact the listing agent for pricing and showing directions

Lake Reedy Groves represents a special opportunity to purchase quality citrus groves in a beautiful location in central Florida. Many of the sites provide quality citrus groves just off of Lake Reedy. This property features 21 parcels of groves for continued citrus production or residential developments. Several properties have lake views, or are directly on the lake.

Only 7 Parcels Available





SPECIFICATIONS & FEATURES

Acreage: 7.82 ± acres

Sale Price: \$70,000

Price per Acre: \$9,000

Location: Ponds Road

Road Frontage: 1,100' Ponds Road

Lake Frontage: View

Soil Type: Candler

Variety: Navels/Valencia

3 Year Prod Avg: 349 Boxes

Boxes per Acre (Avg): 45 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$158.70

GPS: 27.727603, -81.509875

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, turn right and go south 500', property is on the left.

Property Features: Mixed variety quality grove; microjet irrigation; water is supplied by a well on adjacent tract.



SPECIFICATIONS & FEATURES

Acreage: 9.89 ± acres

Sale Price: \$119,000

Price per Acre: \$12,000

Location: Cock Pen East

Road Frontage: 300' Cock Pen Road

Lake Frontage: View

Soil Type: Candler

Variety: Valencia

3 Year Prod Avg: 1,515 Boxes

Boxes per Acre (Avg): 153 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$214.73

GPS: 27.727665, -81.507140

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, continue east,
- The road name changes to Cock Pen Road, property is 1,000' east of Ponds Road on the right.

Property Features: Good quality grove; beautiful views of Lake Reedy to the north; microjet irrigation; water is supplied by well on adjacent tract; high elevation



SPECIFICATIONS & FEATURES

Acreage: 5.66 ± acres

Sale Price: \$68,000

Price per Acre: \$12,000

Location: Cock Pen North

Road Frontage: 300' Cock Pen Road (Clay)

Lake Frontage: View

Soil Type: Candler

Variety: Valencia

3 Year Prod Avg: 1,056 Boxes

Boxes per Acre (Avg): 187 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$155.72

GPS: 27.730970, -81.503063

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E
- Turn left and head east to Ponds Road
- Continue east, property is 2,300' east of Ponds Road on the left.

Property Features: Beautiful grove with stunning views of Lake Reedy, great potential home site.



SPECIFICATIONS & FEATURES

Acreage: 5.74 ± acres

Sale Price: \$143,500

Price per Acre: \$25,000

Location: Lake Reedy (Murcott)

Road Frontage: 330' Lake Reedy Blvd South (paved)

Lake Frontage: View

Soil Type: Candler

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$355.43

GPS: 27.732185, -81.504994

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, continue east, the road name changes to Cock Pen Road
- Property is 2,300' east of Ponds Road on the left.

Property Features: Former grove, trees have been pushed, high elevation provides spectacular views of Lake Reedy, could be combined with tract across the street and adjacent to the west for direct lake frontage and an amazing home site. Includes a 40' x 40' metal building.



SPECIFICATIONS & FEATURES

Acreage: 13.84 ± acres

Sale Price: \$208,000

Price per Acre: \$15,000

Location: Cock Pen Reedy

Road Frontage: 425' Lake Reedy Blvd S (paved) and 1,320' Cock Pen Road (Clay)

Lake Frontage: View

Soil Type: Candler

Variety: Valencia

3 Year Prod Avg: 1,963 Boxes

Boxes per Acre (Avg): 142 Boxes

Uplands/Wetlands: 100% Uplands

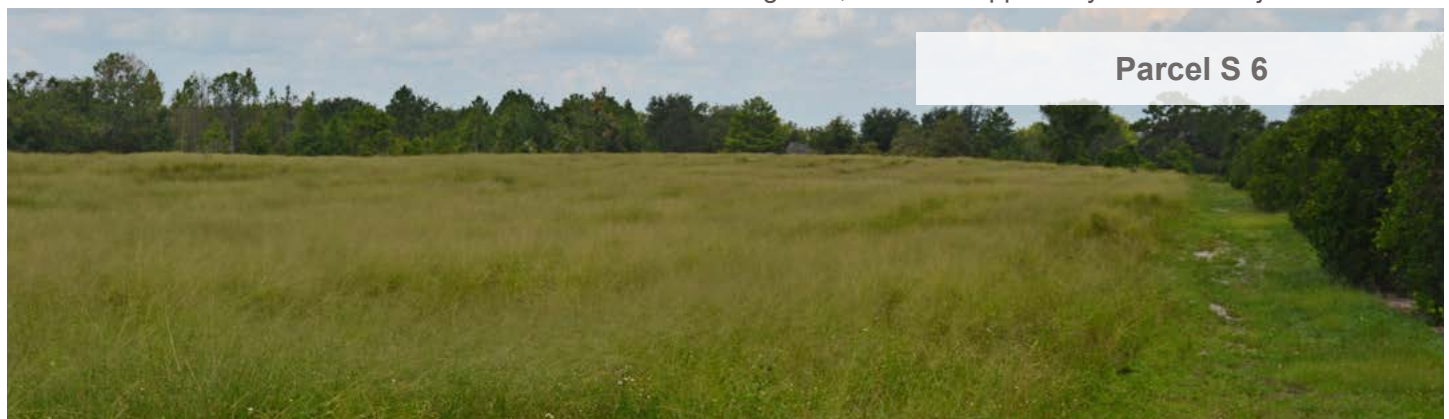
Taxes: 2017 - \$288.68

GPS: 27.729070, -81.500917

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left. Head east to Ponds Road, continue east, the road name changes to Cock Pen Road, property is at the southwest corner of Cock Pen and Lake Reedy Blvd

Property Features: Mixed variety quality grove; microjet irrigation; water is supplied by a well on adjacent tract.



SPECIFICATIONS & FEATURES

Acreage: 18.64 ± acres

Sale Price: \$149,000

Price per Acre: \$8,000

Location: Godwin

Road Frontage: 660' Godwin Road (Clay)

Soil Type: Taveres

Uplands/Wetlands: 16 ± acres Uplands 2.64 ± acres Wetlands

Taxes: 2017 - \$27.04

GPS: 27.712355, -81.492248

Driving Directions From Frostproof:

- Head south on Scenic Hwy to T.S. Wilson Road
- Turn left and head east to Godwin Road
- Turn right, property is at the end of the road on the right.

Property Features: Cleared tract adjacent on two sides to the National Wildlife Refuge; Deer and turkey are often seen on the property. Property slopes to the south with good drainage and an 8" well. Well suited to replanting to citrus or a blueberry or nursery operation.



SPECIFICATIONS & FEATURES

Acreage: 9.88 ± acres

Sale Price: \$119,000

Price per Acre: \$12,000

Location: Cock Pen West

Road Frontage: 300' Cock Pen Road (Clay)

Lake Frontage: View

Soil Type: Candler

Variety: E & M Orange Grove

3 Year Prod Avg: 2,199 Boxes

Boxes per Acre (Avg): 223 Boxes

Taxes: 2017 - \$247.15

GPS: 27.727665, -81.509157

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road
- Continue east, the road name changes to Cock Pen Road, property is on the right.

Property Features: Very good quality E&M orange grove, 6" and 12" wells, microjet irrigation, great views of Lake Reedy; potential home site.



SPECIFICATIONS & FEATURES

Acreage: 28.59 ± acres

Sale Price: \$200,000

Price per Acre: \$7,000

Location: TS Wilson

Road Frontage: 1,320' T.S. Wilson Rd (paved)

Soil Type: Candler

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$19.86

GPS: 27.732185, -81.504994

Driving Directions From Frostproof:

- Head south on Scenic Hwy to T.S. Wilson Road
- Turn left and head east, property is 1,300' east of Old Avon Park Road, on the right.

Property Features: Cleared tract with rolling contours; 8" Well, could be divided for smaller tracts, great site for planting citrus or a blueberry or nursery operation.



SPECIFICATIONS & FEATURES

Acreage: 7.51 ± acres

Sale Price: \$75,000

Price per Acre: \$10,000

Location: Ponds Road

Road Frontage: 11 St

Lake Frontage: View

Soil Type: Candler

Variety: Pushed

Uplands/Wetlands: 100% Uplands

GPS: 27.730742, -81.520058

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east and the property is 800' east of Lemon Ave on the left.

Property Features: Beautiful views of Lake Reedy. Trees have been pushed. Includes a 4" well.



SPECIFICATIONS & FEATURES

Acreage: 10.56 ± acres

Sale Price: \$125,000

Price per Acre: \$12,000

Location: Scenic Ft Meade

Road Frontage: 530' Scenic Hwy (paved) and 700' Ft Meade Road (Paved)

Soil Type: Candler

Variety: Navel

3 Year Prod Avg: 1,848 Boxes

Boxes per Acre (Avg): 175 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$478.18

GPS: 27.730400, -81.532503

Driving Directions From Frostproof:

- Head south on Scenic Hwy to Ft Meade Road/11St E, property is at the northwest corner

Property Features: Beautiful, good quality navel grove; inside the city limits of Frostproof; great commercial site with a land use change, city water is across the street. Mircojet irrigation supplied by a 6" well with electric pump; great corner location, The Ferguson and Lowe's distribution facilities are across the street.



SPECIFICATIONS & FEATURES

Acreage: 0.73 ± acres

Sale Price: \$125,000

Location: Reedy Lake front

Road Frontage: 150' Lake Reedy Blvd S (paved)

Lake Frontage: View

Soil Type: Candler

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$686.61

GPS: 27.734351, -81.505981

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 9 St E and turn left
- Head east to Lake Reedy Blvd South,
- Turn right follow lake to the east, property is 1,500' east of Ponds Road on the left.

Property Features: A ready to build lakefront home site on 3,500 acre Lake Reedy. Can be combined with tracts across the street for a larger home site or residential development.



SPECIFICATIONS & FEATURES

Acreage: 16.91 ± acres

Sale Price: \$250,000

Price per Acre: \$15,000

Location: Cock Pen Road

Road Frontage: 1,000' Cock Pen Road (clay)

Soil Type: Candler

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$327.81

GPS: 27.730861, -81.506389

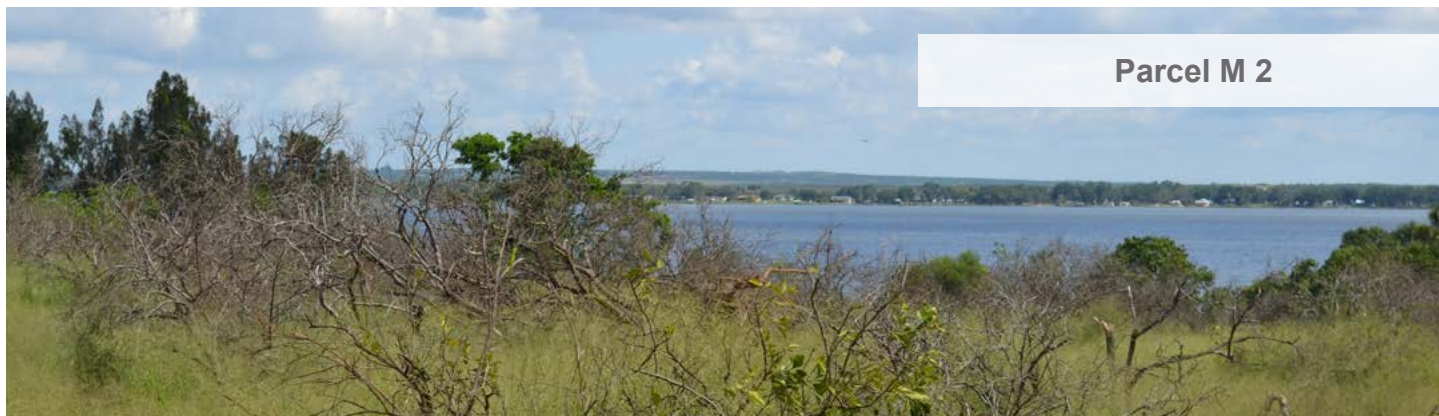
3 Year Prod Avg: 3,044 Boxes

Boxes per Acre (Avg): 180 Boxes

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, continue east, the road name changes to Cock Pen Road, property is 650' east of Ponds Road on the left.

Property Features: Good quality grove, microjet irrigation, 12" well, beautiful views of Lake Reedy to the north and east.



Parcel M 2

SPECIFICATIONS & FEATURES

Acreage: 2.87 ± acres

Sale Price: \$70,000

Price per Acre: \$25,000

Location: Lake Reedy Blvd

Road Frontage: 170' on Lake Reedy Blvd S (paved)

Lake Frontage: View

Soil Type: Candler

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$63.88

GPS: 27.727603, -81.509875

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, continue east, property is on the left.

Property Features: Fantastic views of Lake Reedy. Suitable for a great home site and could be combined with Lot 12 for direct Lake Reedy access.



Parcel M 3

SPECIFICATIONS & FEATURES

Acreage: 13.51 ± acres

Sale Price: \$200,000

Price per Acre: \$15,000

Location: Lake Reedy Blvd & Ponds Rd

Road Frontage: 650' on Lake Reedy Blvd S (paved) and 920' on Ponds Road (paved)

Soil Type: Candler

Variety: Valencia/GF

3 Year Prod Avg: 2,918 Boxes

Boxes per Acre (Avg): 216 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$319.27

GPS: 27.733358, -81.511754

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, continue east, the property is at the southwest corner of Ponds Road and Lake Reedy Blvd.

Property Features: Valencia & grapefruit grove with fantastic views of Lake Reedy. Suitable for a great home site and could be split for home sites. The city limits allow for possible annexation for high density uses.



SPECIFICATIONS & FEATURES

Acreage: 19.46 ± acres

Sale Price: \$195,000

Price per Acre: \$10,000

Location: Southeast corner of Turkey Hill and Cock Pen Road

Road Frontage: 650' on Cock Pen Road (clay) and 1,320' on Turkey Hill Rd (clay)

Lake Frontage: View

Soil Type: Candler

Variety: Valencia

3 Year Prod Avg: 2,919 Boxes; 150 Boxes per acre Avg.

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$474.52

GPS: 27.728904, -81.513674

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Turkey Hill road. Property is on the southeast corner of Turkey Hill and Cock Pen Road.

Property Features: Beautiful grove with stunning views of Lake Reedy, great potential home site.



SPECIFICATIONS & FEATURES

Acreage: 19.67 ± acres

Sale Price: \$235,000

Price per Acre: \$12,000

Location: Cock Pen Road

Road Frontage: 650' on Cock Pen Road (clay)

Lake Frontage: View

Soil Type: Candler

Variety: Jaffa

3 Year Prod Avg: 4,839 Boxes

Boxes per Acre (Avg): 246 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$410.25

GPS: 27.728895, -81.505660

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 11St E and turn left
- Head east to Ponds Road, continue east, the road name changes to Cock Pen Road, property is 1,300' east of Ponds Road on the Right..

Property Features: Good quality Jaffa Orange grove, microjet irrigation, water is supplied by a well on an nearby tract. Beautiful view north & east of Lake Reedy.



SPECIFICATIONS & FEATURES

Acreage: 39.16 ± acres

Sale Price: \$390,000

Price per Acre: \$10,000

Location: T.S. Wilson Road

Road Frontage: 1,300' on T.S. Wilson Road (paved)

Soil Type: Candler

Variety: Valencia

3 Year Prod Avg: 6,422 Boxes

Boxes per Acre (Avg): 164 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$979.91

GPS: 27.719474, -81.504630

Driving Directions From Frostproof:

- Head south on Scenic Hwy to T.S. Wilson Road
- Turn left and head east, property is on the northeast of Old Avon Park Rd & T.S. Wilson Rd on the left.

Property Features: Good quality grove, well maintained. Large 12" well, microjet irrigation.



SPECIFICATIONS & FEATURES

Acreage: 4.27 ± acres

Sale Price: \$65,000

Price per Acre: \$15,000

Location: Scenic Hwy & 9th St E

Road Frontage: 300' on Scenic Hwy & 630' on 9th St E

Soil Type: Candler

Variety: Valencia

3 Year Prod Avg: 630 Boxes

Boxes per Acre (Avg): 148 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$138.43

GPS: 27.734536, -81.529439

Driving Directions From Frostproof:

- Head south on Scenic Hwy to 9th Street East. Property is on the northeast corner of 9th St E and Scenic Hwy.

Property Features: Good Quality Valencia grove, microjet irrigation, and a 4" well. Located on a commercial corner with good visibility, currently zoned for medium density residential but suitable for a variety of uses.



SPECIFICATIONS & FEATURES

Acreage: 39.42 ± acres

Sale Price: \$475,000

Price per Acre: \$12,000

Location: T. S. Wilson Road

Road Frontage: 650' frontage on Lake Reedy Blvd/T.S. Wilson road (paved) and 660' on Godwin Road (clay)

Soil Type: Candler

Variety: Hamlins/Pineapple

3 Year Prod Avg: 10,525 Boxes

Boxes per Acre (Avg): 267 Boxes

Uplands/Wetlands: 100% Uplands

Taxes: 2017 - \$904.35

GPS: 27.718296, -81.493450

Driving Directions From Frostproof:

- Head south on Scenic Hwy to T.S. Wilson Road, turn left and head east, property is 4,000' east of Old Avon Park Road, on the right.

Property Features: Very good quality grove, 10" deep well in site.





SPECIFICATIONS & FEATURES

Acreage: 12.86 ± acres

Sale Price: \$325,000

Price per Acre: \$25,000

Lake Frontage: 760' Lake Frontage

Soil Type: Candler

Variety: Pineapple/Valencia

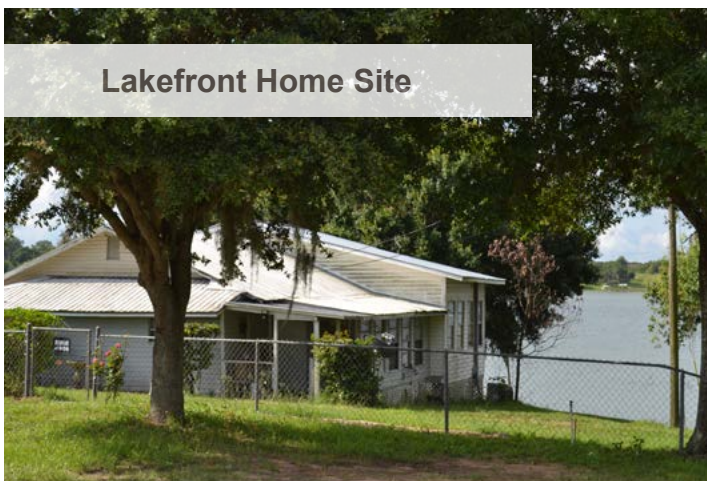
Taxes: 2017 - \$3,345.98

GPS: 27.728705, -81.533855

Driving Directions From Frostproof:

- Head south on Scenic Hwy to Ft Meade Road, turn right and go west. Property is on the southwest corner of Silver Lake Road and Ft Meade Road.

Property Features: Beautiful lakefront residential development site! The property slopes to the lake providing gorgeous views of Silver Lake. The 760 +/- feet of frontage on the lake allow you to step right into the white sandy bottomed lake. Silver Lake is a spring fed lake that is about 140 acres in size. Two small wood frame buildings and a house are located on the tract but provide limited value. With the announcement of Nucor coming to town and the proximity to Ferguson and Lowe's distribution centers, the site is prime for a residential development. The current county land use will allow up to 3 units per acre. This site is well suited for family retreat or multiple family homesites. Could also be annexed for a "[tiny home](https://tinyurl.com/y79y5ldj)" community! 8 " well.





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

55.67 ± Acres • Commercial Land or Residential Development Potential

SREland.com/LakeReedy

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