



**FOR SALE**  
**RESIDENTIAL LOT**  
**\$134,700**

GLEN SAINT MARY RD LOT 3

**4541 GLEN SAINT MARY ROAD, LAKE WALES, FL 33898**



CHIP@CROSBYDIRT.COM  
CHIP FORTENBERRY MBA, ALC  
863.673.9368



CROSBYDIRT.COM  
CORPORATE OFFICE  
141 5TH ST. NW SUITE 202  
WINTER HAVEN, FL 33881





## OFFERING SUMMARY

<b>Listing Price</b>	\$134,700
<b>Acres</b>	5 Acres
<b>Price Per Acre</b>	\$26,940
<b>County</b>	Polk
<b>Zoning</b>	RC
<b>Utilities</b>	Electricity, Telephone
<b>Soils</b>	Sandy
<b>Parcel IDs</b>	293019-992821-000030
<b>Coordinates</b>	27.8543, -81.4641
<b>Frontage</b>	258 ft
<b>Real Estate Taxes</b>	\$9.30

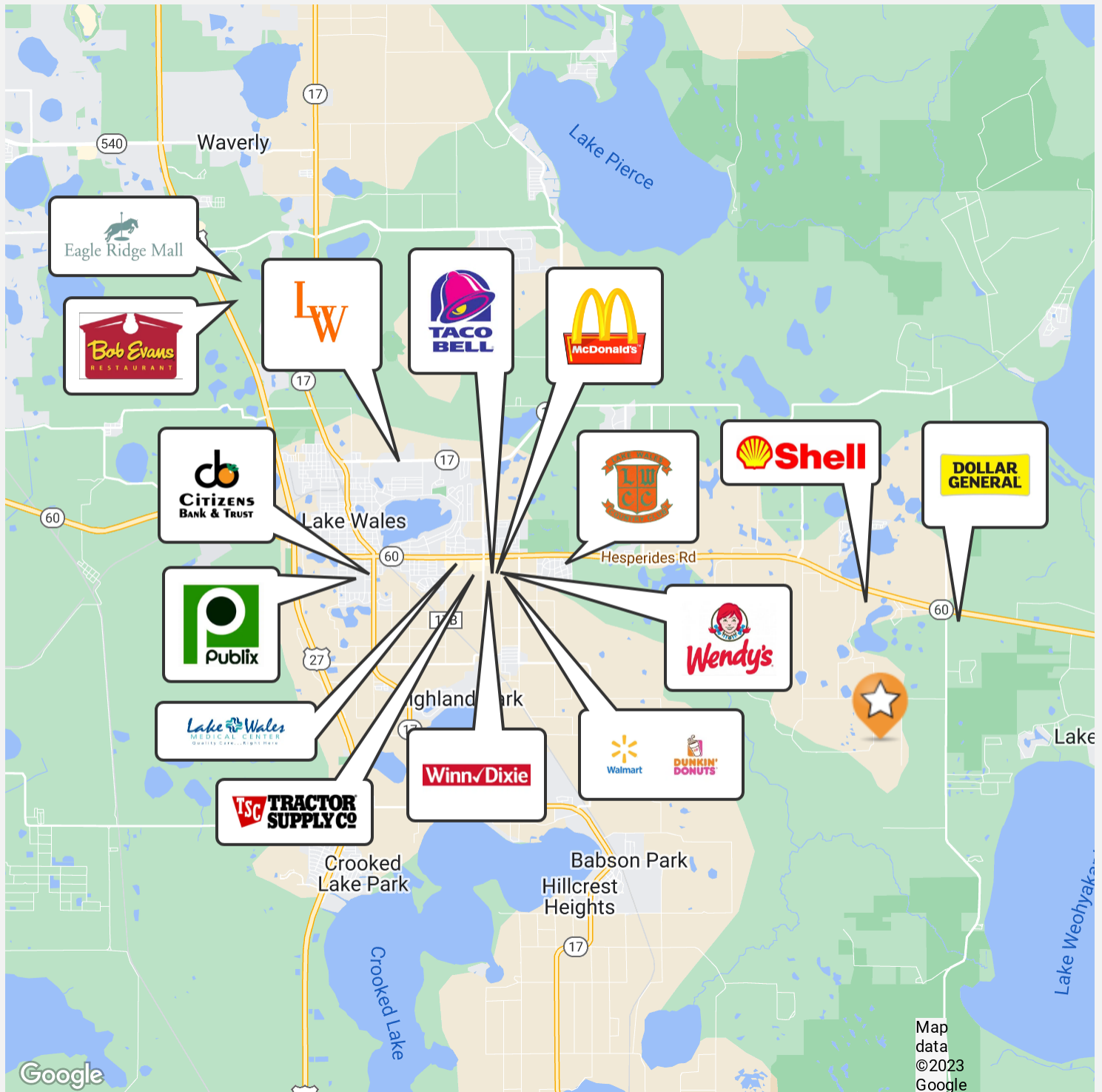
## PROPERTY OVERVIEW

Five +/- acre residential lot. Rolling hills. Secluded yet close to schools, restaurants and shopping. Deer, turkey and hogs on the property.

## PROPERTY HIGHLIGHTS

- Telephone and Electricity available onsite
- A well would be required for site
- Secluded yet close to schools, restaurants and shopping
- Deer, turkey and hogs on the property.

ID#: 1295630



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Additional Photos

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# GLEN SAINT MARY RD LOT 3

4541 Glen Saint Mary Road, Lake Wales, FL 33898

Location Maps 2

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## DRIVE TIMES

9 minutes to Lake Wales  
40 minutes to Winter Haven  
60 minutes to Vero Beach  
90 minutes to Tampa  
98 minutes to Orlando

## DRIVING DIRECTIONS

From Hwy 60 and Walk in Water Road, Travel south on Walk in Water Road 1.25 miles to Dogyard Road. Travel west on Dogyard Road 1 mile to Glen St. Mary Road. Travel south on Glen St. Mary Road 0.6 miles to property.

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Chip Fortenberry MBA, ALC  
Broker Associate  
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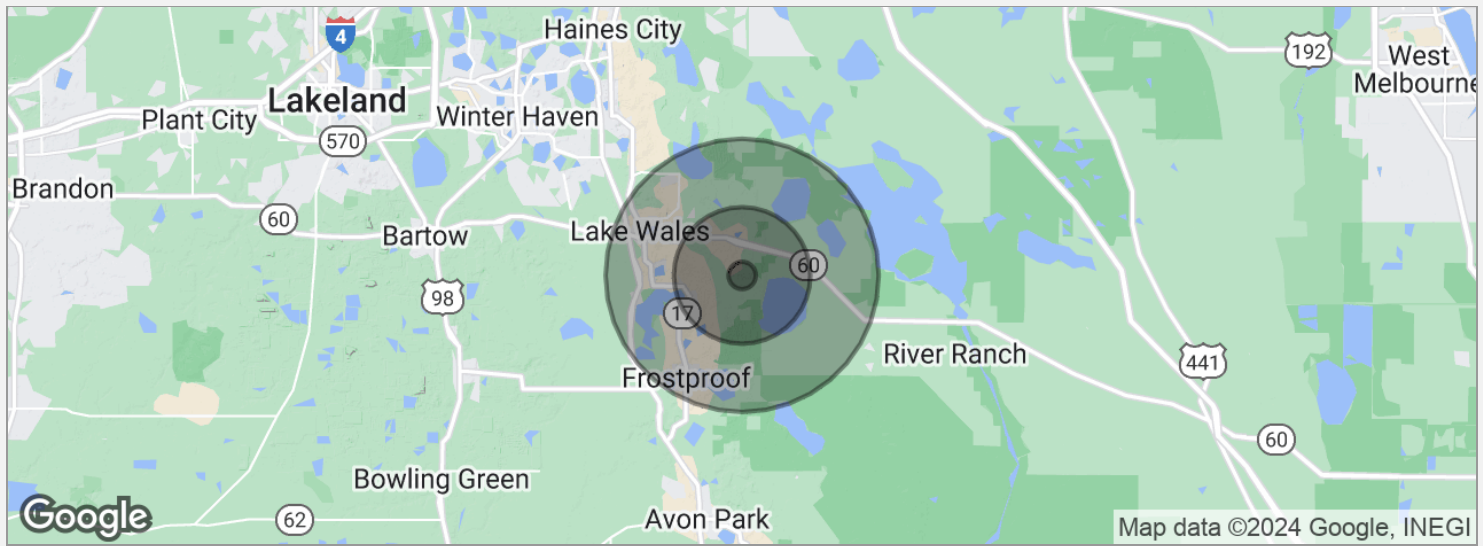
**crosbydirt.com**

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Winter Haven, FL 33881



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POPULATION	1 MILE	5 MILES	10 MILES
Total population	138	6,573	38,280
Median age	43.4	49.8	44.6
Median age (male)	46.3	49.3	43.6
Median age (Female)	40.1	48.7	46.2
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	58	4,465	19,457
# of persons per HH	2.4	1.5	2.0
Average HH income	\$42,244	\$30,698	\$43,473
Average house value	\$149,608	\$117,350	\$144,157

\* Demographic data derived from 2020 ACS - US Census



## CHIP FORTENBERRY MBA, ALC

Broker Associate



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## PROFESSIONAL BACKGROUND

Raised in Winter Haven, Florida, Chip offers specialized expertise in citrus and row crops. He has 33 years of experience managing citrus groves and farms and offered real estate services for the past 25 years. While employed with Capital Agricultural Property Services, Inc., he managed more than 6,000 acres of citrus groves in seven Florida counties. Chip's knowledge and expertise fits perfectly with Florida's agricultural real estate needs. He has also brokered commercial, industrial, land, and residential properties for his clients. BS Business and Citrus Florida Southern College, 1990. MBA University of Florida, 2005.

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