

# LAND FOR SALE

## \$11,000,000

89 ACRES MIXED USE HOWEY IN THE HILLS

PORTO FINO DR, HOWEY IN THE HILLS, FL 34737





# 89 ACRES MIXED USE HOWEY IN THE HILLS

Porto Fino Dr, Howey In The Hills, FL 34737

## Property Summary

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## PROPERTY DESCRIPTION

89 MOL acres mixed use opportunity at the northeast corner of the intersection of State Rd 19 & County Rd 48 at the Mission Inn in Howey in the Hills, FL. Scenic vistas of Little Lake and Lake Harris are present from the rise to 125' peak elevation parcel with 1,300' on Little Lake Harris and 1,874' on SR-19. The Harris Chain of Lakes (Harris, Little Harris, Dora, Eustis, Griffin and Apopka are all connected) covers 10's of thousands of acres of lakes that allows you to travel to the Atlantic Ocean at Jacksonville. The tract is across SR 19 from a proposed grocery anchored shopping center that would have a traffic light at the subject.

## PROPERTY HIGHLIGHTS

- Fast Growing part of Lake County
- Across SR-19 from a proposed traffic light & 100,000 sqft grocery anchored shopping center
- Mixed Use zoning possible in Howey in the Hills
- 1,300' on Little Lake Harris/ 1,874' on SR-19
- Lake Harris Hickory Point Recreational Park and boat ramp one mile north on SR 19
- Water Utilities Available. Central Lake CDD is planning expansion of the sewer system

## OFFERING SUMMARY

Sale Price:	\$11,000,000
Lot Size:	89 acres

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	188	7,423	59,549
Total Population	380	15,336	119,210
Average HH Income	\$78,540	\$65,736	\$59,337

ID#: 1298013

Ben Crosby, CCIM, ALC  
Broker  
ben@crosbydirt.com  
863.412.8977

Lorena Alvarez Cordero  
President | Chief Operating Officer (COO)  
lorena@crosbydirt.com  
863.412.9288



**crosbydirt.com**

Corporate Office  
141 5th St. NW Suite 202  
Winter Haven, FL 33881

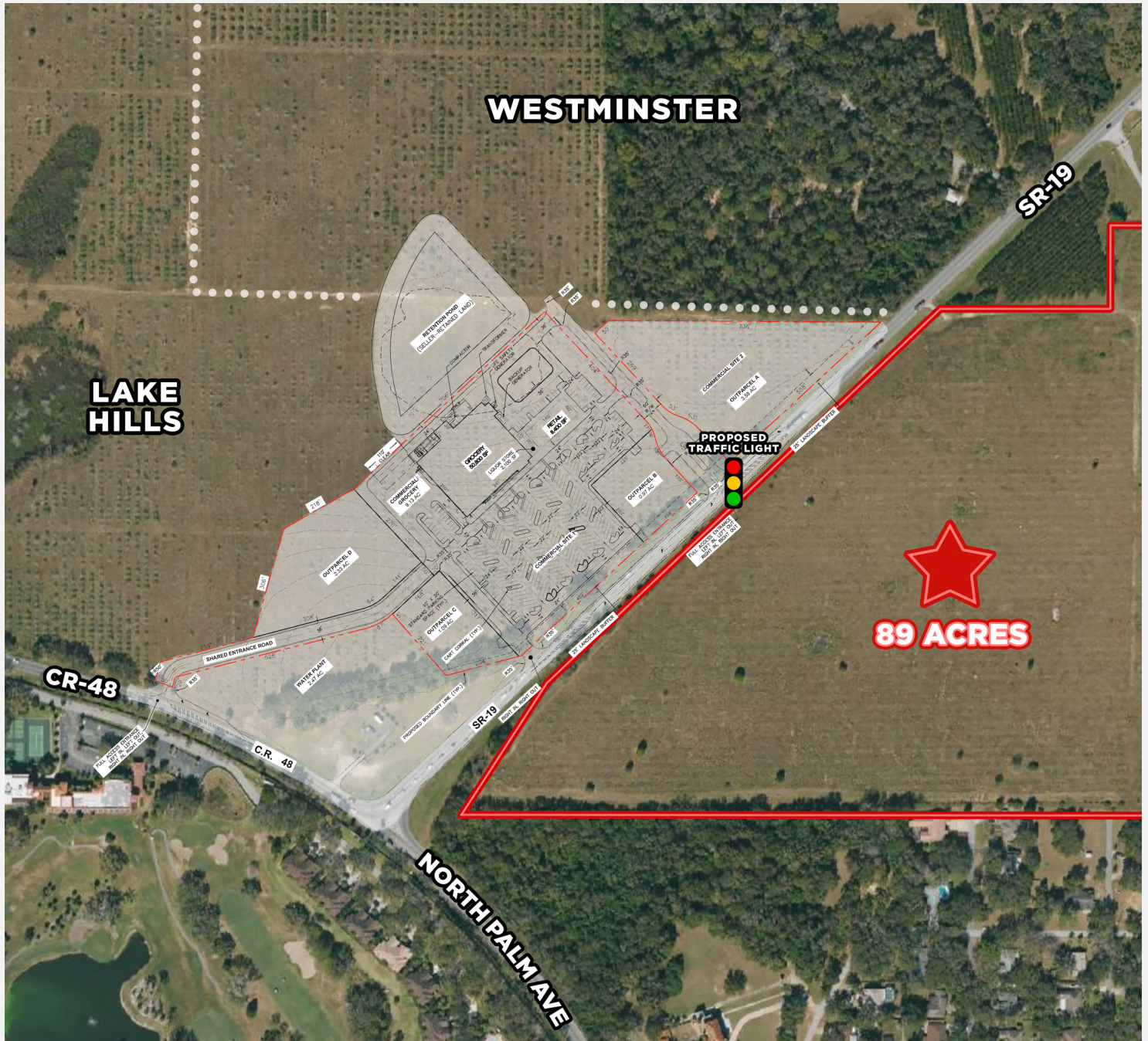


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Proposed Shopping Center

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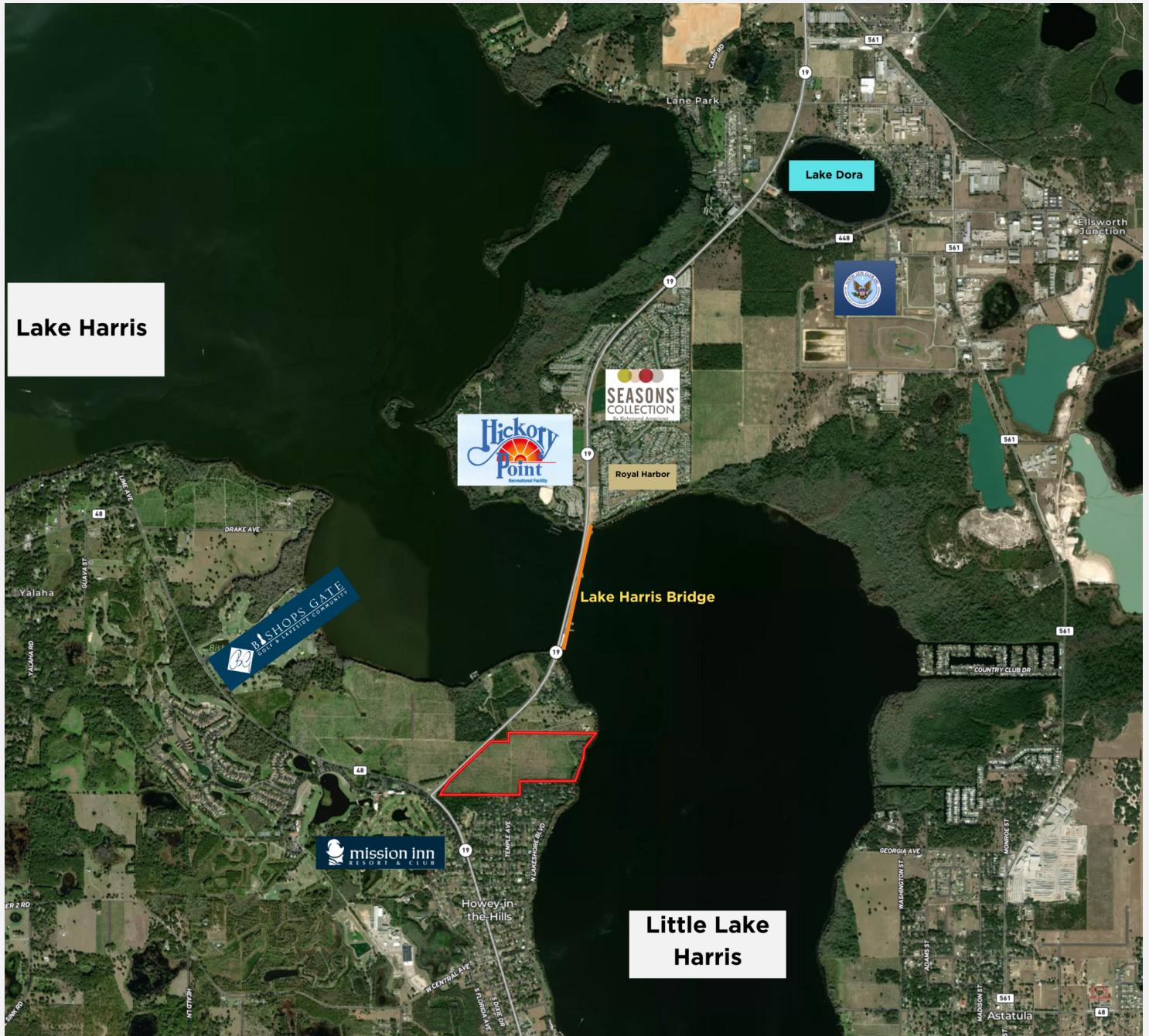


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Additional Photos

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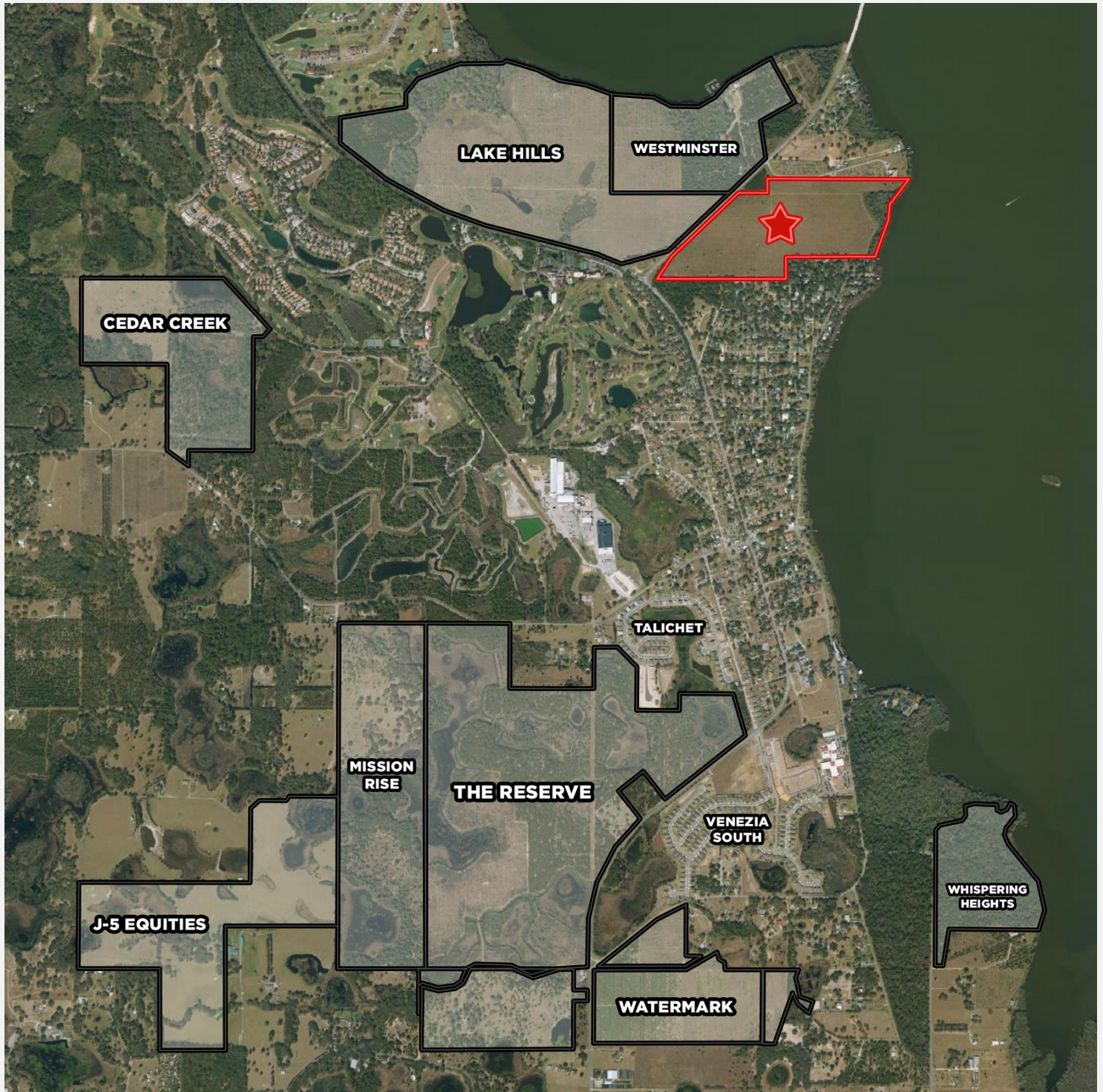


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Major Projects Map

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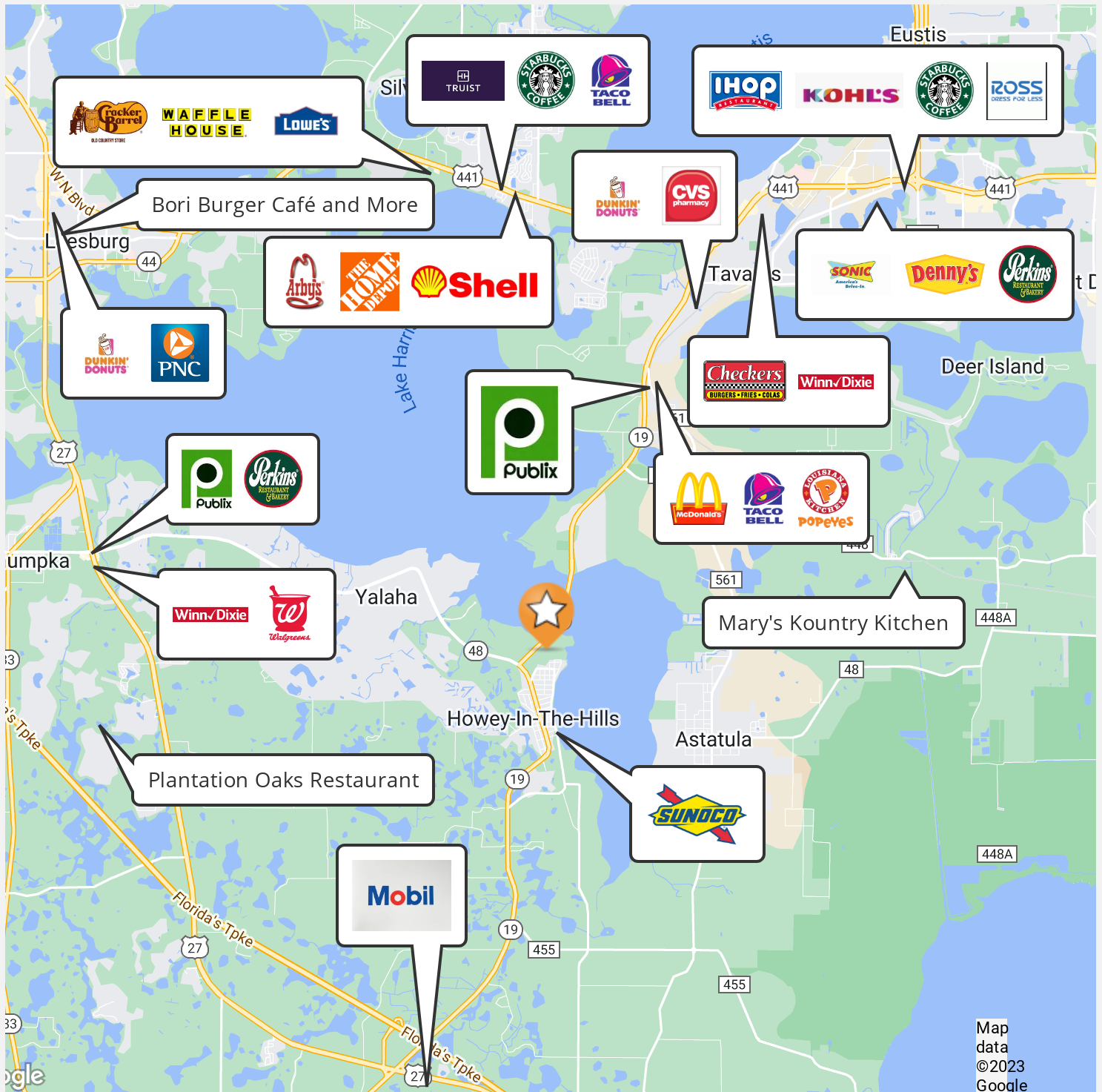
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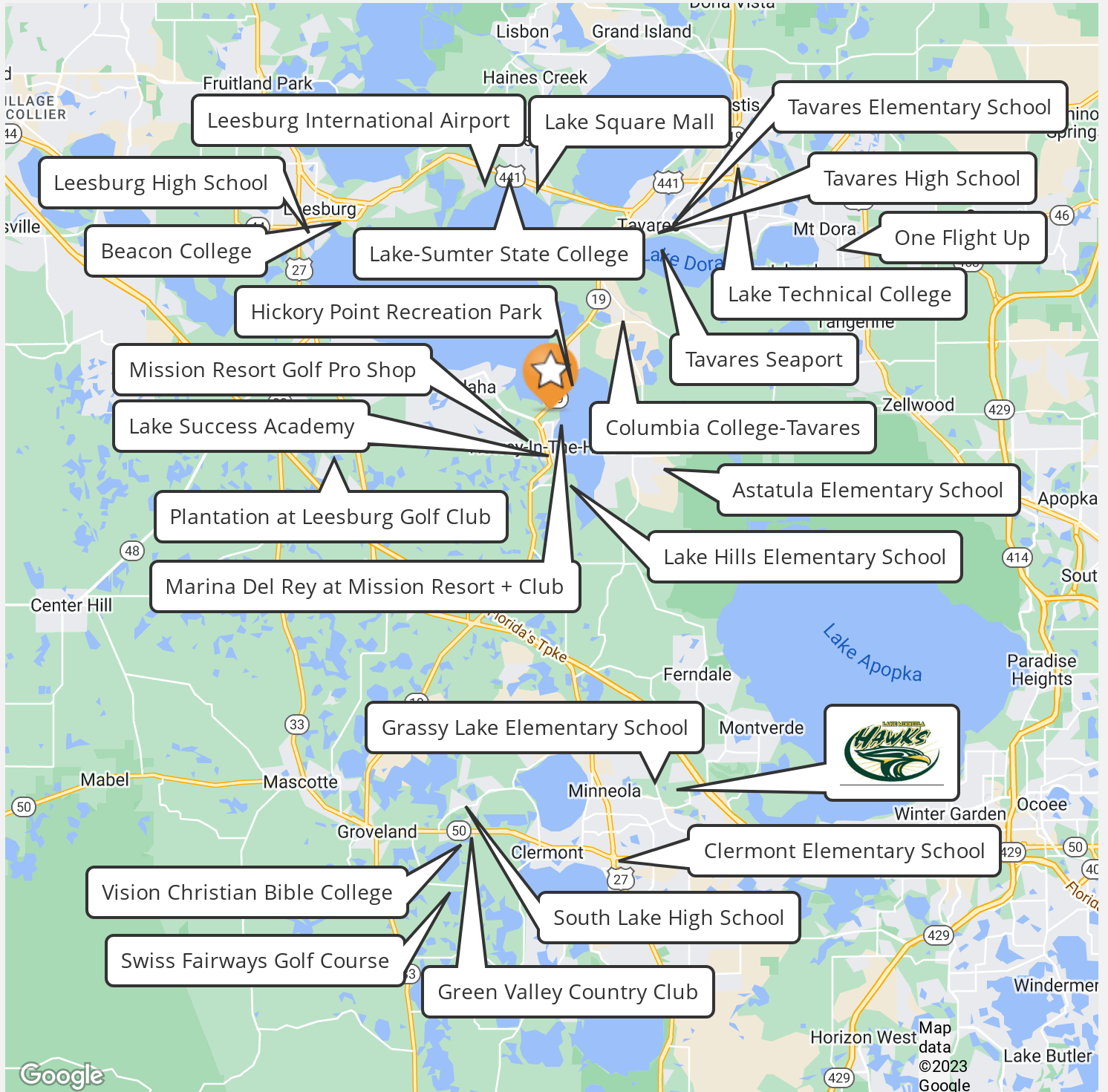


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Regional Map

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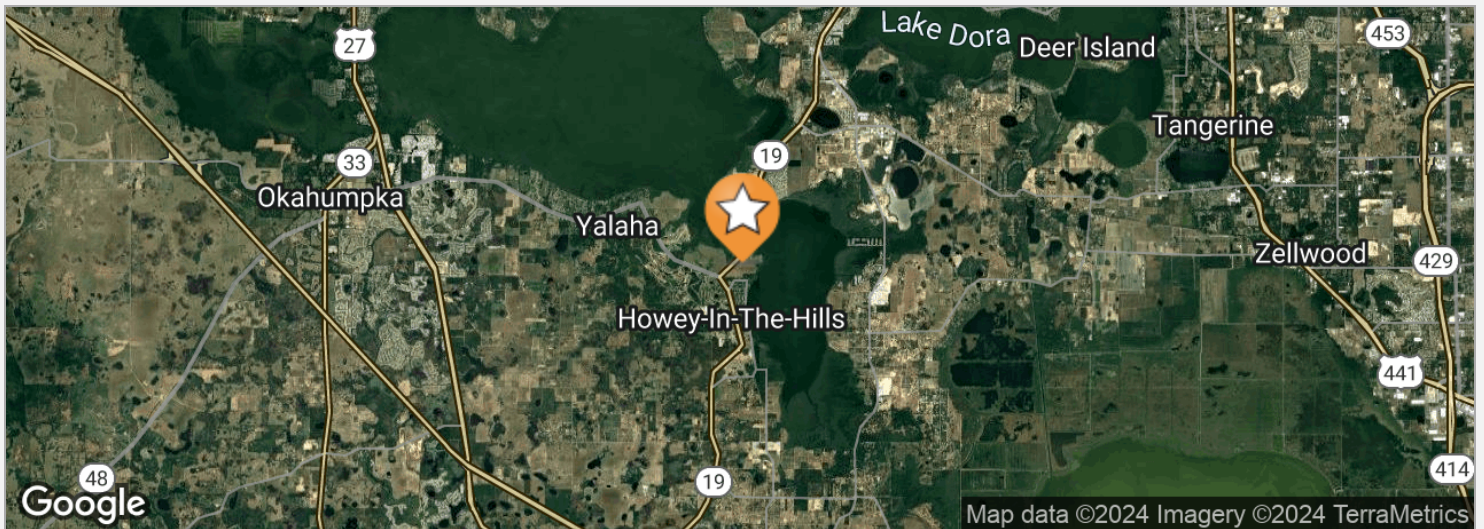


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Location Maps 2

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## DRIVE TIMES

7 minutes to US 27 & The Florida Turnpike  
15 minutes to Leesburg International Airport  
45 minutes to Downtown Orlando  
50 minutes to Orlando International Airport  
90 minutes to Downtown Tampa

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