



**FOR SALE  
LAND  
\$1,820,000**

**213 ACRE VAN ADAMS GROVE - HARDEE COUNTY**

**JOHNSTON RD, ZOLFO SPRINGS, FL 33890**

**POSSIBLE SELLER FINANCING**



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





## OFFERING SUMMARY

<b>Listing Price</b>	\$1,820,000
<b>Acres</b>	213.25 Acres
<b>\$/Acre</b>	\$8,535
<b>County</b>	Hardee
<b>Zoning</b>	AG
<b>Irrigation</b>	2 Wells low volume irrigation system 2 Cat Diesel units; Model 3306 200 hp 2 Amarillo S-200 Gear heads 2- H-14 National 3 stage pumps
<b>Utilities</b>	2 12" Wells & 2 Cat 3306 200 hp diesel power units & 2 Amarillo 200 hp gear heads with H-14 3 stage National pumps
<b>Parcel IDs</b>	2035-27-0600-00001-0001, 1935-27-0000-10030-0000
<b>RE Taxes</b>	\$3,965.00

## PROPERTY OVERVIEW

This 213 acre early and valencia grove has high production history in a well known farm area of Hardee County SE of Zolfo Springs. It irrigates from 2-12" Cat diesel powered wells distributing water through a micro sprinkler system with blue and green jets. Excellent Smyrna, Myakka and Immokalee soils that will allow successful row crop, nursery or other farm operations.

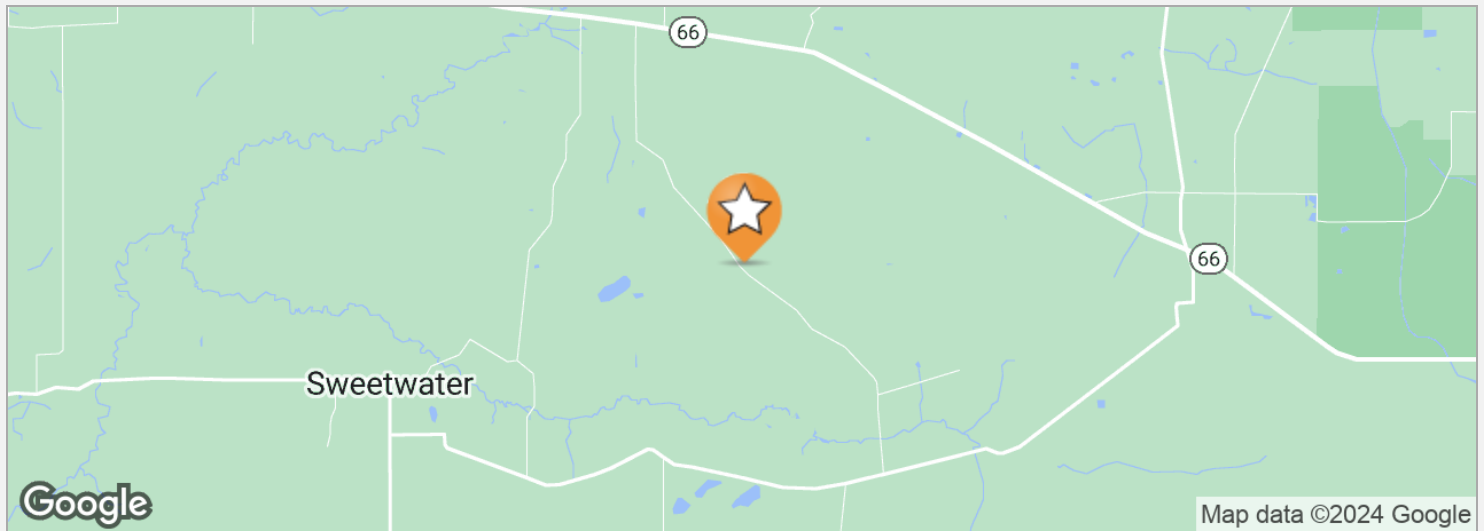
## PROPERTY HIGHLIGHTS

- Located in Opportunity Zone for tax purposes
- Smyrna, Myakka and Immokalee Soils
- Quality grove history and Convertible to row crops, nursery and other ag operations.
- Low volume irrigation powered and supplied by 2 diesel wells pumping 2,700 and 2,200 gpm
- Excellent drainage.









## DRIVE TIMES

10 minutes to Zolfo Springs  
20 minutes to Sebring  
35 minutes to Arcadia

## DRIVING DIRECTIONS

From Zolfo Springs US 17 & SR 66, proceed east on SR 66 8.7 miles, Right on Johnston Rd, 2.7 miles to grove.  
From Sebring US 27 & SR 66, proceed west on SR 66 16 miles to Johnston Rd, Left 2.7 miles to grove.