

Flagler Cnty Fire
Rescue - Station 81



George Burton
Construction

Burch house

COUNTRY ACRES

Xtreme C

JC MOTORSPORTS

RIMA RIDGE
RANCHETTES

Rima Ridge
Baptist Church

Ormond Hay & Feed

Rodeo Lakes

Country Meadows

Wc

Forever Ranch

SALE

Tomoka Ranch - +/- 287 Acres Recreational Land

0 RODEO RD

Ormond Beach, FL 32174

PRESENTED BY:

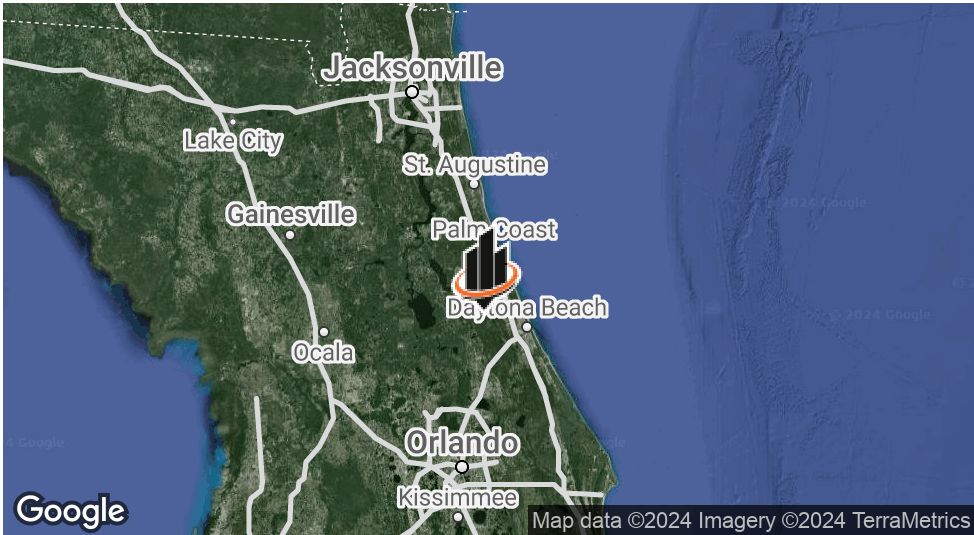
CARL W. LENTZ IV, MBA, CCIM

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FL #BK3068067

PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$1,850,000
LOT SIZE:	287 Acres
PRICE / ACRE:	\$6,446
ZONING:	Agricultural
MARKET:	Daytona Beach
APN:	402600000012, 402600000090, 402600000010, 402500000015

PROPERTY OVERVIEW

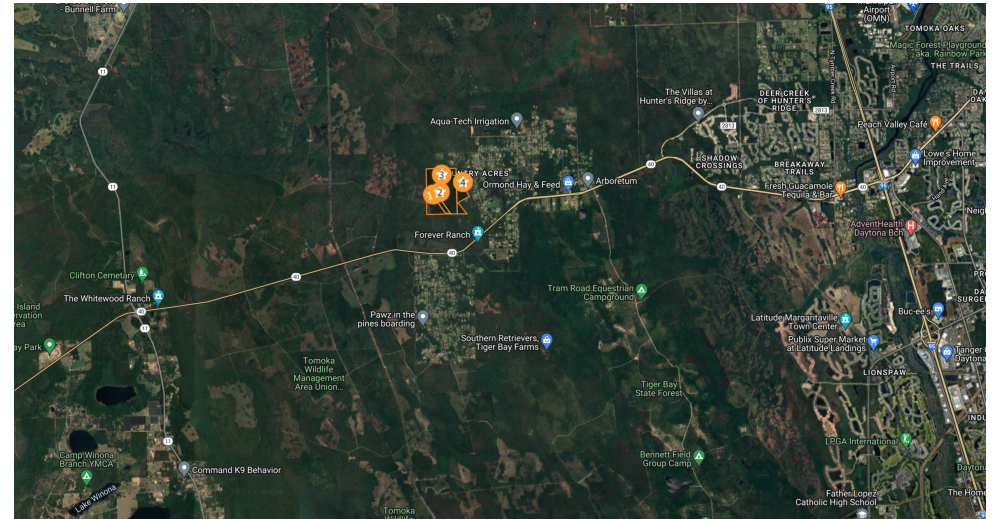
Tomoka Ranch - 286.3 Acres of Recreational Land - Ormond Beach
Between I-95 and SR 17 on the North Side of West Granada(SR40)
Zoned Agricultural - Two Bee Leases in Place for Agricultural Purposes
Numerous Trails Cut Through Property
Price Includes Brand New 40' Trailer, Deck, Pole Barn
Tractor, Two ATVs, Side By Side
2024 Sportsman 570 Four Wheeler
2022 Sportsman 570 Four Wheeler
2021 Can-Am Defender Max X MR (1000cc)
2015 Mahindra 4340 Tractor, New 6" Land Pride Brush Mower, Box Blade ++
2021 Jayco Loft 40'
Solar Power - 15KW Battery - Backup Generator
Septic System in Place
Seller Intends to Sell LLC With All Listed Items

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TOMOKA RANCH - +/- 287 ACRES RECREATIONAL LAND | 0 Rodeo Rd Ormond Beach, FL 32174

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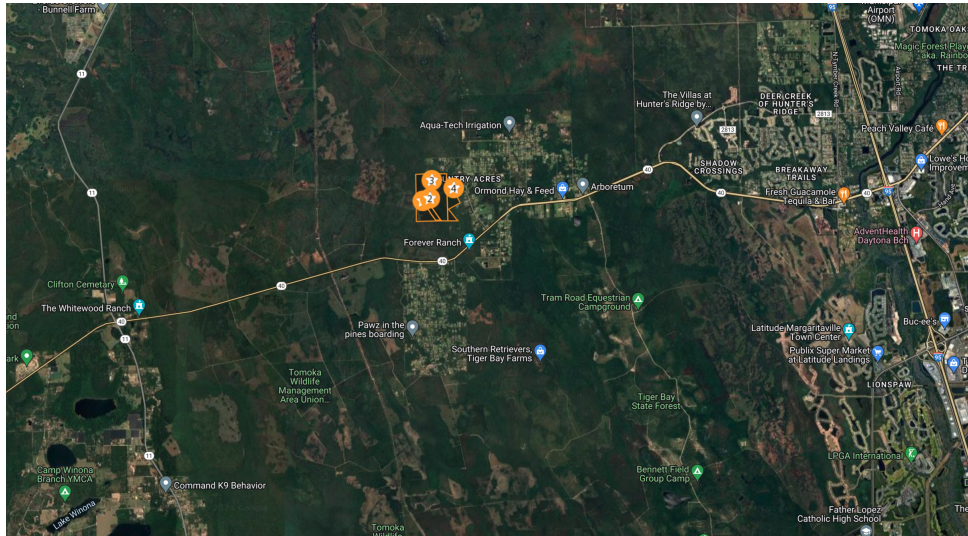
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ADDITIONAL PHOTOS



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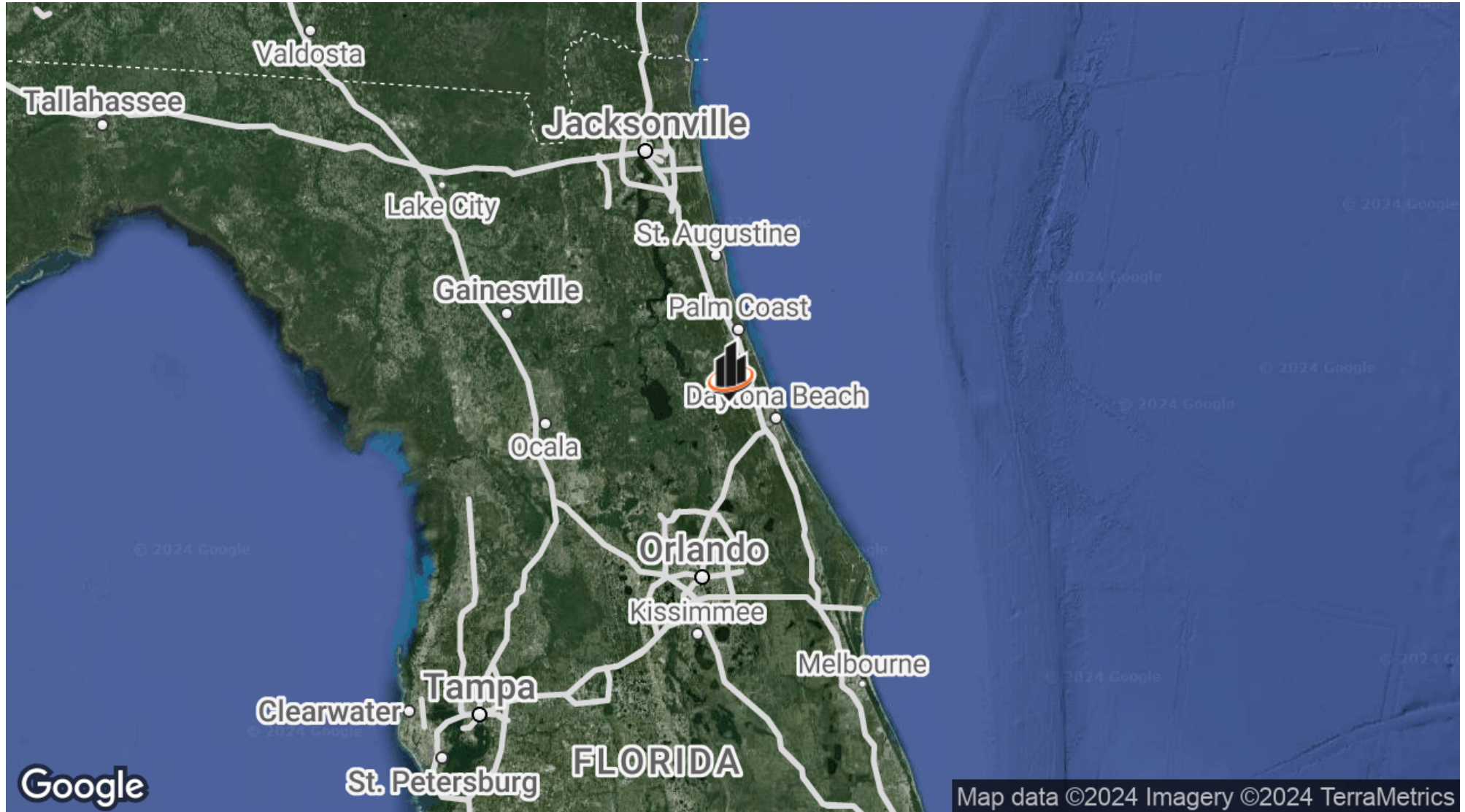
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LOCATION MAP



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