



**FOR SALE**  
**RESIDENTIAL HOMESITE**  
**\$249,000**

10.95 ACRE HOMESITE IN LAKE WALES, FL | POLK COUNTY

**11550 STATE ROAD 60 E, LAKE WALES, FL 33898**



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



**SALE PRICE** **\$249,000**

**OFFERING SUMMARY**

<b>Listing Price</b>	\$249,000
<b>Acres</b>	476,559 SF
<b>Price Per Acre</b>	\$22,760
<b>County</b>	Polk
<b>Zoning</b>	Agricultural/Residential Rural (A/RR)
<b>Utilities</b>	Electricity and Telephone
<b>Parcel IDs</b>	293016992665000741
<b>Coordinates</b>	27.8749855, -81.402635
<b>Real Estate Taxes</b>	\$3,974.17

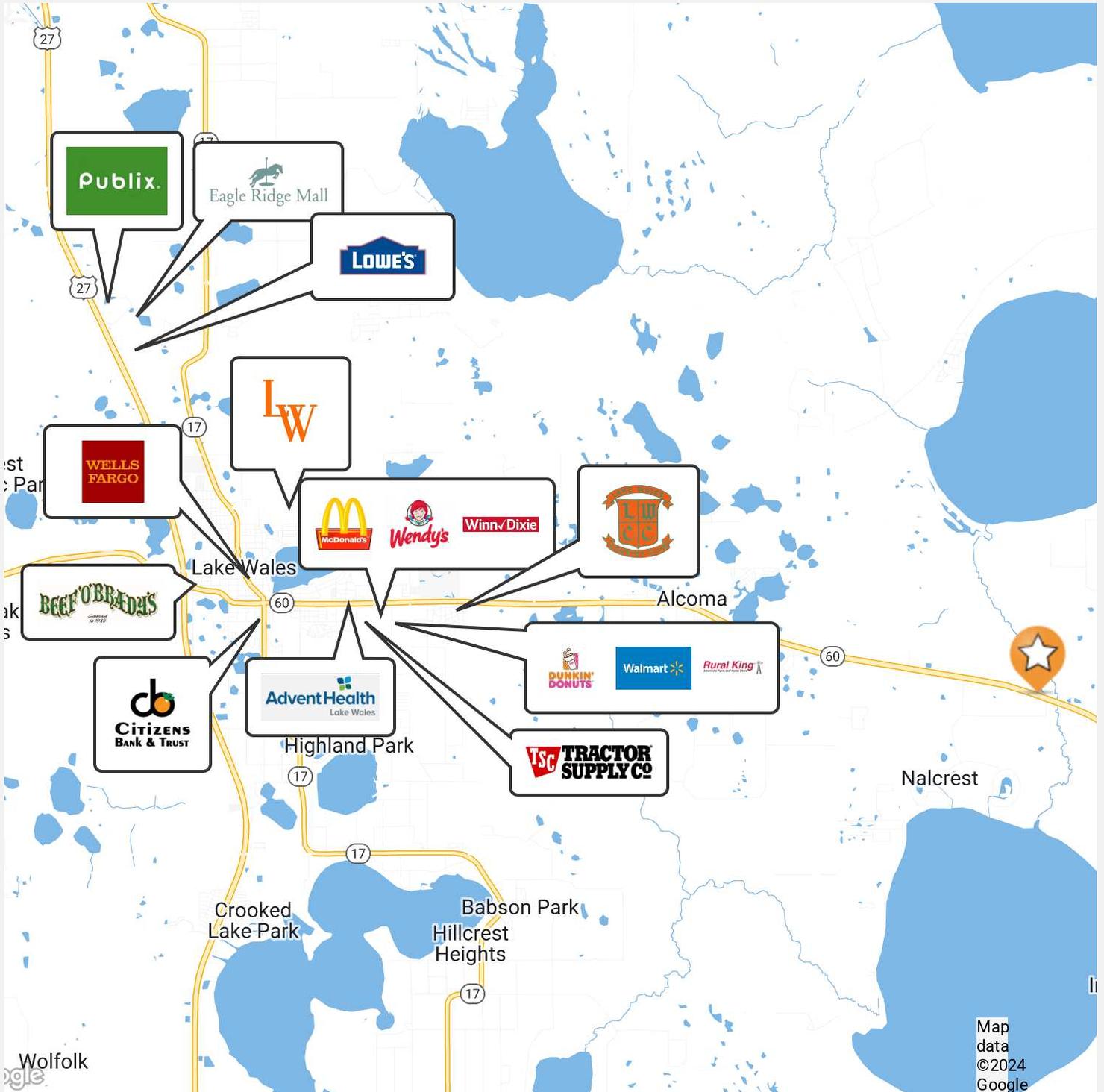
**PROPERTY OVERVIEW**

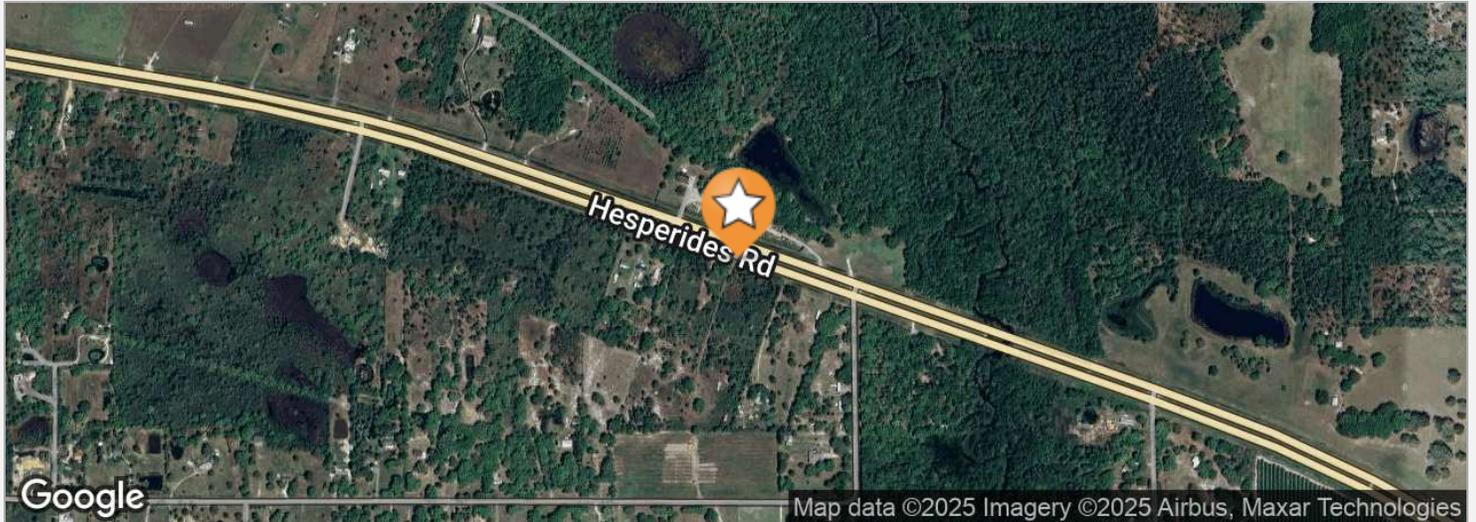
10.95 acres residential homesite. Nestled within the serene surroundings of Lake Wales, this property presents an exceptional opportunity for residential development or land investment. The property provides a peaceful rural setting while being close to amenities. Boasting the potential for a range of residential possibilities, this property in the Lake Wales area represents a compelling investment opportunity for those seeking a tranquil and versatile homesite.

**PROPERTY HIGHLIGHTS**

- Zoned Agricultural/Residential Rural (A/RR)
- Located in Lake Wales
- Peaceful rural setting
- Close to amenities
- Versatile land use
- Investment opportunity
- Two wells on site
- Electricity and telephone available







### DRIVE TIMES

- 15 minutes to Lake Wales
- 24 minutes to Frostproof
- 43 minutes to Winter Haven
- 60 minutes to Vero Beach
- 90 minutes to Orlando
- 90 minutes to Tampa

### DRIVING DIRECTIONS

From Doherty Road and SR 60 Lake Wales, travel east on SR 60 one mile to the property

### 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.