

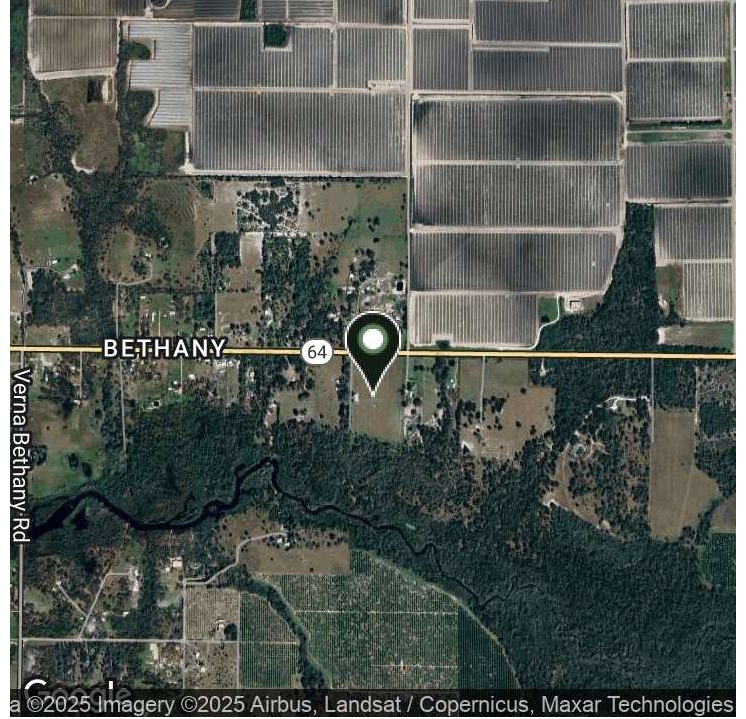
WYMAN, GREEN & BLALOCK
REAL ESTATE INC.

Since 1908

FOR SALE

LAND

28024 SR 64 E. MYAKKA
28024 SR 64 E., MYAKKA CITY, FL 34251



OFFERING SUMMARY

Sale Price: \$990,000.00

Lot Size: 23.54 Acres

Zoning: A

PROPERTY OVERVIEW

Sought-after Myakka City area. This stunning property, zoned A, presents an array of desirable features for land and other investors. Boasting a 5" barn well, an 8" deep well, and a spacious 3,700 sq. ft. metal barn, the possibilities are endless for agricultural, equestrian and residential pursuits. The presence of two serene fish ponds, along with the property being fenced, grassed, well-drained, and highly usable, further enhances its appeal.

PROPERTY HIGHLIGHTS

- 5" barn well.
- 8" deep well.
- 3,700 sq. ft. metal barn.
- Two fish ponds
- Fenced and grassed.
- Well drained and highly useable percentage buildable.

FOR MORE INFORMATION

WILLIAM BLALOCK, ALC

941.748.9776

wmb@blalockrealestate.com

While the information contained herein is believed to be accurate, it is not warranted by Wyman, Green & Blalock Real Estate, Inc.

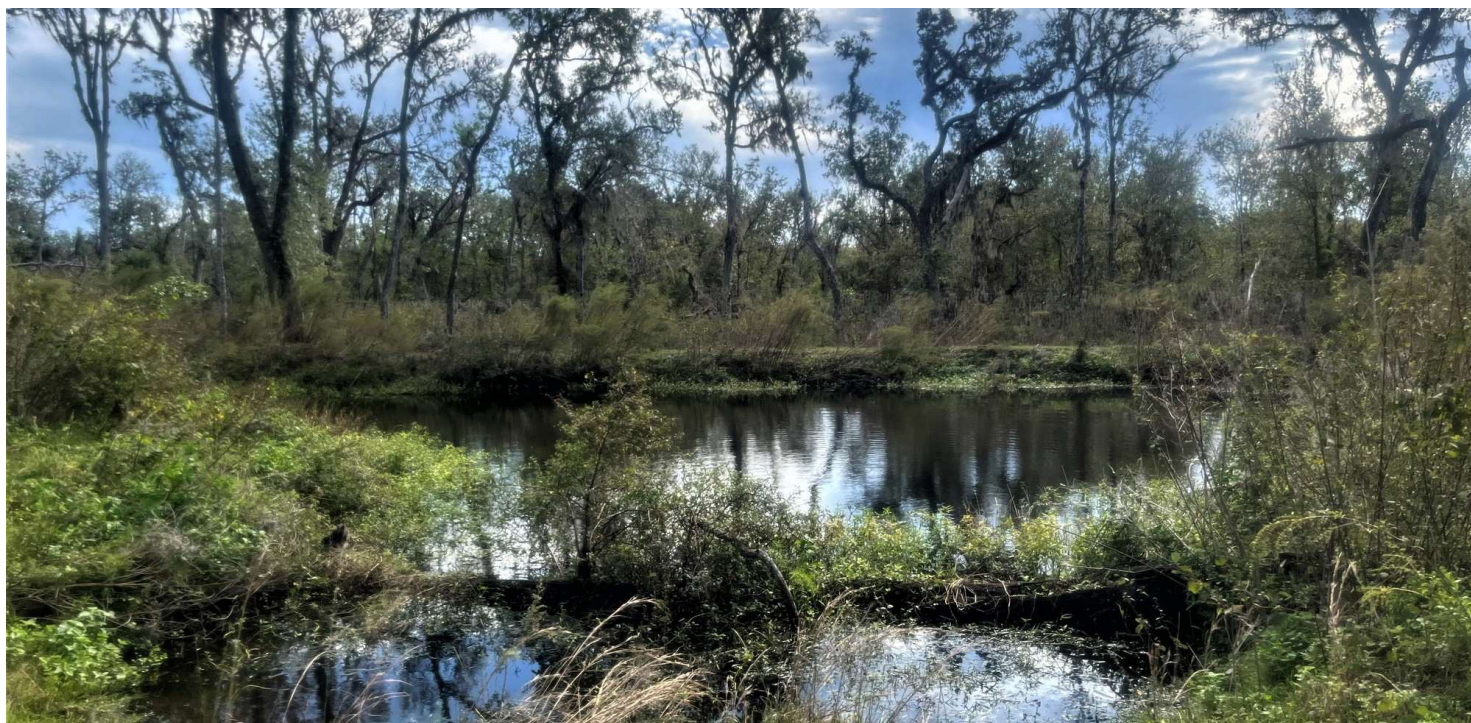
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LOCATION DESCRIPTION

Rapidly developing area. Myakka City is known for its picturesque landscapes and close-knit community, making it an attractive location for land and other investors. The area is surrounded by natural beauty, including nearby Myakka River State Park, renowned for its wildlife and outdoor activities. With easy access to major highways and convenient proximity to Sarasota and Bradenton, the property presents an enticing opportunity for those seeking to capitalize on the growth potential of this charming and thriving community.

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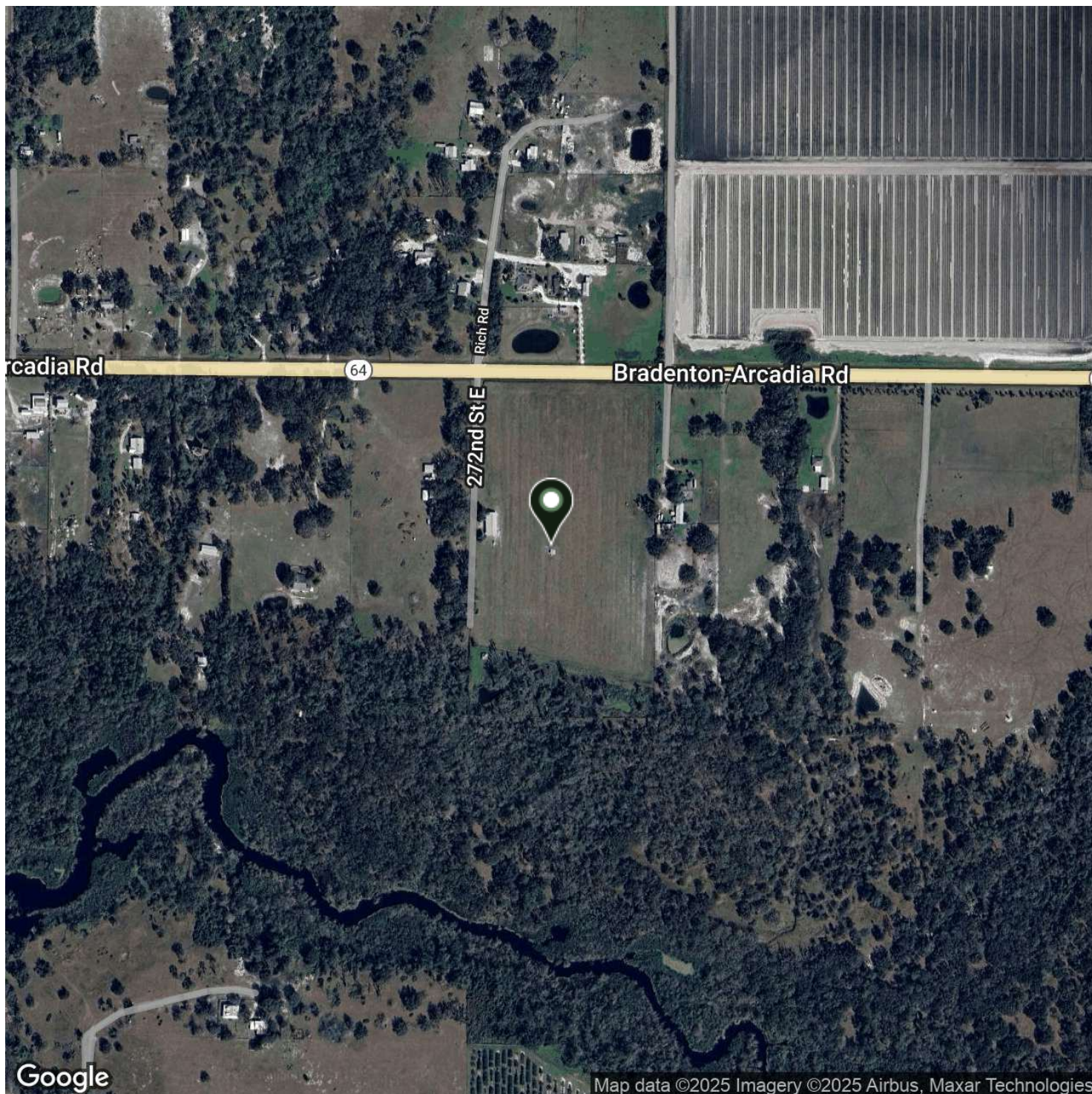
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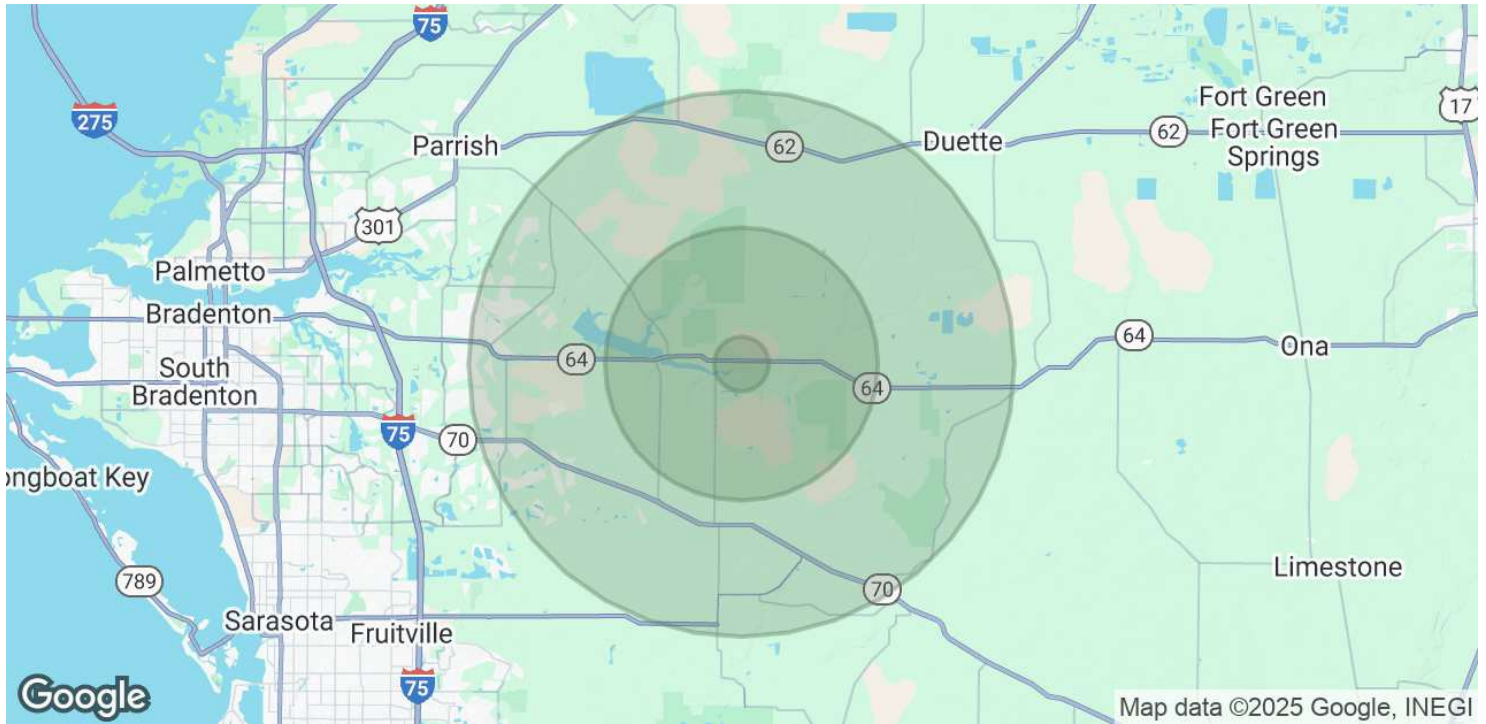
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POPULATION

1 MILE

5 MILES

10 MILES

Total Population	58	3,526	30,974
Average Age	40.6	44.8	44.7
Average Age (Male)	36.3	41.6	45.1
Average Age (Female)	43.2	46.7	44.7

HOUSEHOLDS & INCOME

1 MILE

5 MILES

10 MILES

Total Households	17	1,180	12,117
# of Persons per HH	3.4	3.0	2.6
Average HH Income	\$91,297	\$82,197	\$114,137
Average House Value	\$362,079	\$424,572	\$471,616

2020 American Community Survey (ACS)

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