



# LAND & COMMERCIAL, INC.

Serving Maryland's Real Estate Needs Since 1974

FOR SALE

Surveyed 202 Acre Farm

OS Zone

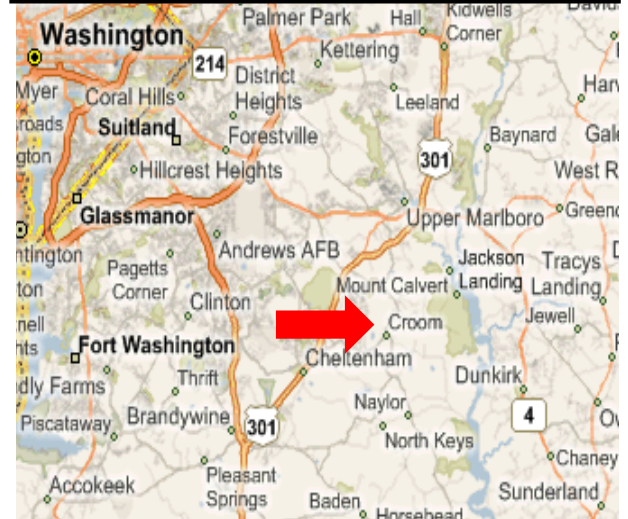


## 11407 Croom Road

Upper Marlboro, MD 20772

### Property Information:

- ◆ 2 Parcels: Total surveyed 202 acres
- ◆ Approx. 110 acres in fields
- ◆ OS Zoning (could be developed with 4 majestic home sites easily and 7 more possible with a second entrance)
- ◆ Currently leased for farming with \$6,300 per year income
- ◆ Tear down existing house and use the rights to build your Dream home... overlooking a pond of about 1 acre!
- ◆ Barn and equipment shed on site.
- ◆ Hunting (Deer, Geese, Turkey); several blinds in place.
- ◆ SOLAR and other revenue streams possible.
- ◆ Enjoy privacy and serenity, but still be convenient to shopping and amenities. (Within 15 min. of restaurants, grocery and shopping).



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**Leo Brusio, SIOR**

Note: The information contained within this publication has been obtained from sources believed reliable. While we believe it is accurate, we make no guarantees, warranties or representations as to its accuracy.

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