

# FOR SALE

1992 Aenon Church Road Tallahassee, FL 32310

## 16.46 ACRES

PRIME COMMERCIAL LAND

1992 AENON CHURCH ROAD  
TALLAHASSEE, FL 32310



## OFFERING SUMMARY

Sale Price: \$625,000

Lot Size: 15.84 Acres

Zoning: R-3

Price / SF: \$0.91

## PROPERTY OVERVIEW

Discover the investment potential of this prime property located at a lighted intersection in the sought-after western Tallahassee area. Zoned R-3 with a density allowance of up to 8 dwellings per acre, the property offers a unique opportunity for residential development in a thriving community.

Boasting a spacious lot and favorable zoning, this property presents a promising canvas for building residential units or a custom home in a desirable location. Plus, with approximately 4 acres at the northwest corner recently filled and leveled, the potential for development is further enhanced.

With its ideal zoning, coveted location, and recent improvements, this property is a compelling choice for your next residential investment endeavor.

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