OM670323 5725 NW 210TH ST, MICANOPY, FL 32667



County: Marion Subdiv: MILLERS SUB OF BOARDMAN Subdiv/Condo: Style: Agriculture

Total Acreage: 200 to less than 500 Price Per Acre:46,837 LP/SqFt: \$1 For Lease: No Lease Rate: Total Annual Assoc Fees:0.00 Average Monthly Fees:0.00 Status: Active List Price: \$2,014,000

On Market Date: 01/25/2024 Special Sale: None ADOM: 21 CDOM: 21

Pets: Lease Price Per Acre:

This property is the epitome of Florida agricultural property. Located in North Marion County with a portion of the land in Alachua County. There are three parcels totaling approximately 212 acres. A portion of the acreage is wetlands. It is now leased for agricultural purposes.

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Selling Agent 2: Sell Office 2: Sell Offc 2 Phone: Bonus: Non-Rep: 3% Listing Service Type: Full Service Single Agent: 3% Inter Office Info: Bonus Exp Date: Trans Broker: 3% **Realtor Info:** Confidential Info: Disclosures: Seller Property Disclosure Showing Lime: Showing Instructions: Appointment Only, Call Listing Agent, Farm Animals on Site Showing Considerations: See Remarks Driving Directions: From Ocala, drive North on 441 to Micanopy, and turn right (East) onto NW 210th Street, the property is past 7th Street on the Left. Realtor Remarks: Please call list agent's cell phone for showings and questions. This property encompasses three parcels. Information has been provided by owner and/or taken from the County Property Appraiser. Information is deemed to be correct; however, neither Roberts Real Estate, Inc. nor its agents, guarantee the accuracy of the information. Buyer/Buyer's agent are encouraged to verify all information. Seller's Preferred Closing Agent Phone: 3527327750 Fax:

Closing Agent Name: Fred Roberts Jr. Email: mary@kleinandkleinpa.com Address: 40 SE 11TH AVENUE OCALA, Florida 34470 Closing Company Name: Klein and Klein, LLC.

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