

LARGE RESIDENTIAL ACREAGE

2515 George Wheeler Road Lakeland, Florida 33810

\$1,690,000

Lot Size
18.74 Acres

Frontage
45 feet

Buildings
1,440 sf

Build Class
D

Built/Renovated
N/A

Traffic (VPD)
3,200

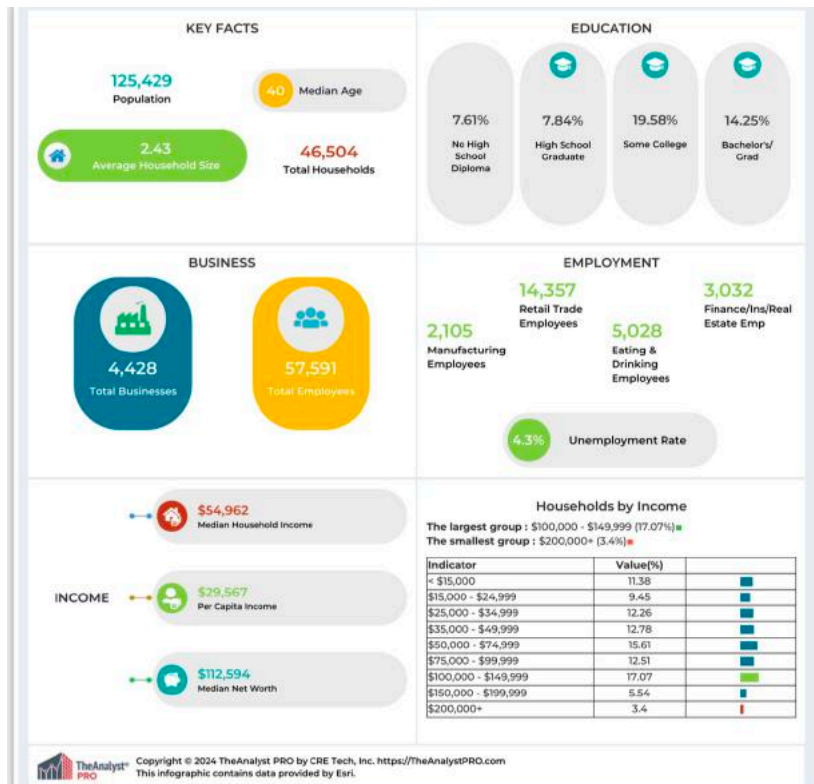
Discover the endless potential of this beautiful 18.74-acre property in Lakeland, Florida! Currently featuring a well-maintained double-wide mobile home with 3 bedrooms, 2 bathrooms, and an open-concept kitchen and living area, this land is ideal for both residential and investment opportunities.

This offering includes two parcels located within Polk County's Leisure/Recreation (L/R) future land-use district (232803-021000-000301 & 232803-021000-000302)

Permitted and feasible uses include:

- Mobile Home Park (with Level 3 Review)
- RV/Recreational Vehicle Park (with Level 2 Engineered Site Plan Review)
- Multi-family Housing or Residential Subdivision (allowed at 10 dwelling units per acre, pending site plan approval)
- Retreats, Lodges, and Other Residential or Commercial Uses (Level 3 Review may be required)

This property offers exceptional development flexibility, making it an excellent opportunity for builders, developers, or anyone seeking a unique, large parcel in a prime location.



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