

Fischbach
Land Company

83 Acre Farm Grange Hall Loop Wimauma, FL

*Excellent
Agricultural
Investment!*

*Perfect Ranch,
Farm or Retreat*

*Approved
Water Use Permit*

Fischbach Land Company
510 Vonderburg Drive
Suite 302
Brandon, Florida 33511
813-546-1000



83 Acre Farm • Grange Hall Loop • Wimauma, FL

Beautiful farm with multiple possibilities. Approved water use permit and AGSWIM design have been completed, along with 12- and 8-inch wells. Large oaks and picturesque views make a great setting for a homesite and country retreat.

Property Type:

Strawberry or Blueberry Farm/Gentleman's Estate

Total Acreage: 83 +/- Acres

Price: \$695,000

Property Address:

22131 Grange Hall Loop, Wimauma, FL 33598
Hillsborough County

Road Frontage: 1,300 +/- ft on Grange Hall Loop

Wells: 12 and 8 Inch

Water Use Permit: 8427.5

- Avg GPD: 162,900
- Max GPD: 7,047,7000
- (Surface Water Withdraw Required)

Soils: Seffner, Zolfo, and Winder Fine Sands

Improvements:

- 1,941 hsf home built in 1982
- 1,265 hsf manufactured home
- 1,120 hsf home built in 1962
- 1,440 hsf manufactured home
- (All homes are subject to a life estate)

Parcel Folios:

088880.0100, 088881.0300, 088881.0200,
088881.0000, 088881.0100, 088880.5000,
088881.0000



Driving Directions:

From US 301:

- Turn east on State Road 674 (8.8 miles)
- Turn south on Grange Hall Loop (0.5 miles)
- Property will be on the Right
- Look for the Sign



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