

Fischbach **Land Company**



Fischbach Land Company
510 Vonderburg Dr., Suite 302
Brandon, FL 33511

Southwood Oaks Street 47 Acres • Lithia, FL
Acreage Homesite, Open Pasture, Grandfather Oak Hammock, Private Fishing Hole!

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Complete serenity and privacy on 47 +/- acres at the dead-end of Southwood Oaks Street in Lithia. Large open pasture along with beautiful grandfather oak hammock and your own private fishing hole. Rare property just minutes from Brandon, Plant City, and Tampa. Perfect location for a gentleman's ranch or weekend retreat.

Property Type: Vacant Land

Price: \$425,000

Acreage: 47 +/- acres

Price per Acre: \$9,042.55

Lot Dimensions: irregular

Road Frontage: 85 +/- feet on Southwood Oaks Street

Property Address: Southwood Oaks Street, Lithia, FL 33547

Nearest Intersection: Southwood Oaks Street & Nichols Road

County: Hillsborough

Water Onsite: Small pond (1 +/- acre)

Soil Types: Seffner, St. Johns, and Winder Fine Sands

Grass Types: Bahia mix

Fencing: 5-strand barb

Water: Well on site

Sewer: Septic required

Electric: TECO

Zoning: ASC-1

Future Land Use: R-1

S-T-R: 15-30-22, 14-30-22 & 22-30-22

Folio/PIN: 093548.0010, 093548.0600, 093548.0566 & 093662.0200

Property Taxes: \$300

Property Uses: Pasture, Homesite



Beautiful Acreage Homesite!
Open Pasture, Pond, Oak Hammock!
Additional Contiguous Acreage Available

Subject property 47 +/- acres
Additional acreage available 23 +/- acres - please inquire



*Near Chito Branch Reserve, Fish Hawk, Brandon
Close to Great Shopping, Dining, Entertainment, and Recreation!*

Directions to Property From I-4:

- At exit 19, take ramp right and follow signs for SR-566 (0.5 mi)
- Bear right onto SR-566 W / Thonotosassa Road (0.7 mi)
- Bear right onto Thonotosassa Road, and then immediately turn left onto US-92 / SR-600 / W Baker Street (1.4 mi)
- Turn right onto SR-39 / Collins Street N (5.4 mi)
- Keep straight onto CR-39 S (3.6 mi)
- Turn left onto E Keysville Road / CR-676 (2.4 mi)
- Turn left onto Nichols Road (0.4 mi)
- Turn right onto Southwood Oaks Street (0.1 mi)
- Turn left to stay on Southwood Oaks Street (0.4 mi)
- Look for sign at the dead end of the road

