



Fischbach LAND COMPANY

Fischbach Land Company
510 Vonderburg Dr., Suite 208
Brandon, FL 33511
813-540-1000

***CR 672 120 +/- AC with 72 +/- AC of Deep Ponds, Wimauma, FL
Recreation, Homesites***

[FischbachLandCompany.com/Wimauma120 Acres](http://FischbachLandCompany.com/Wimauma120%20Acres)

Reed Fischbach
reed@fischbachlandcompany.com
Blaise Lelaulu
blaise@fischbachlandcompany.com



CR 672 120 +/- AC with 72 +/- AC of Deep Ponds, Wimauma, FL

Unique opportunity to own 120+/- acres with over 1,320 feet of frontage on County Road 672. This property features 72+/- acres of deep ponds, ideal for recreational use, homesites, or investment for future uses. This location is in the line of expansion and has direct access to main thoroughfares. Just 1 mile from the 5,723 acre Balm Boyette Scrub Preserve, full of peaceful hiking and mountain biking trails. Just 6 miles from Hwy 301 and 9 miles from I-75 this site is in proximity to amenities of Sun City Center, Brandon, and Tampa.

County: Hillsborough

Property Type: Vacant Land, Recreation, Acreage Homesites,

Sale Price: \$1,320,000

Size/Acreage: 120 +/- Acres with 72 +/- Acres of Deep Ponds

Price per Acre: \$11,000

Property Address: 14103 County Road 672, Wimauma, FL 33598

Nearest Intersection: County Road 672 and Balm Boyette Road

Road Frontage: 1,320+/- ft on CR 672

Water On-site: 72+/- acres of deep ponds with water frontage, access, and water views

Water: Well on site

Sewer: Septic required

Electric: TECO

Soil Types: Predominately Ona, Seffner and Zolfo Fine Sands

Fencing: Barb wire cattle fencing

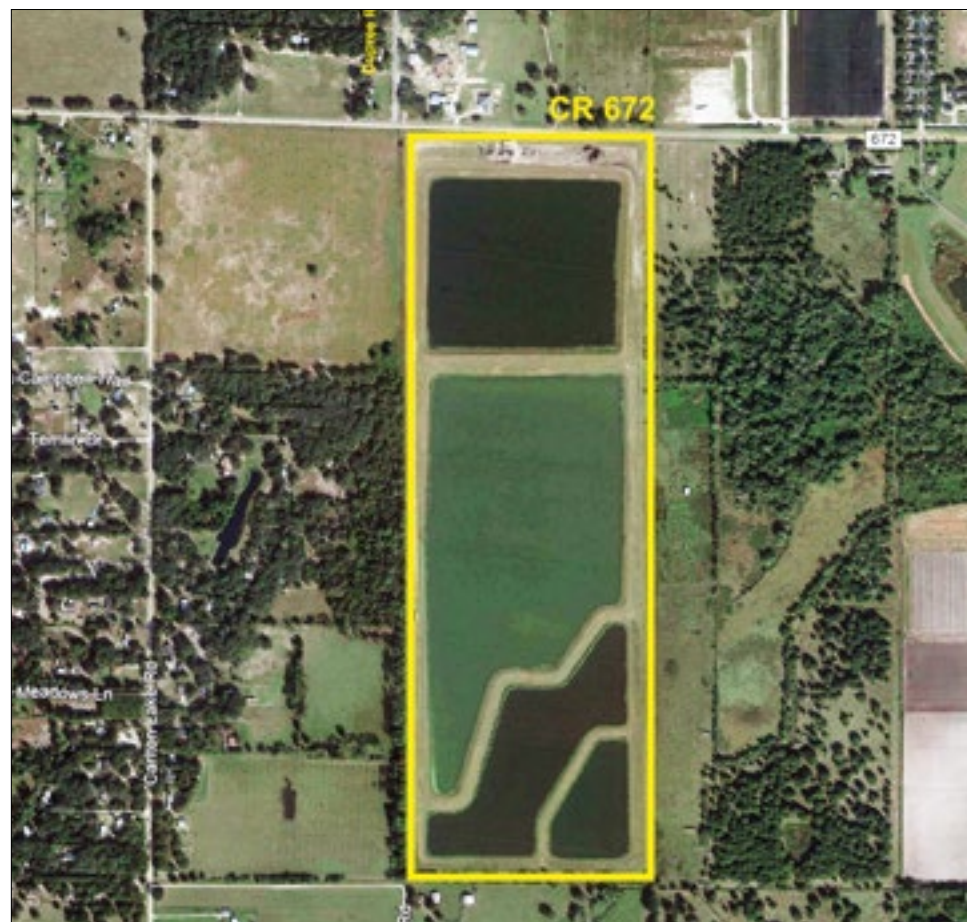
Zoning: AR

Future Land Use: AR

STR: 30-31-21

Folio/PIN: 088695-0000

Property Uses: Recreational, Homesites, RV Park



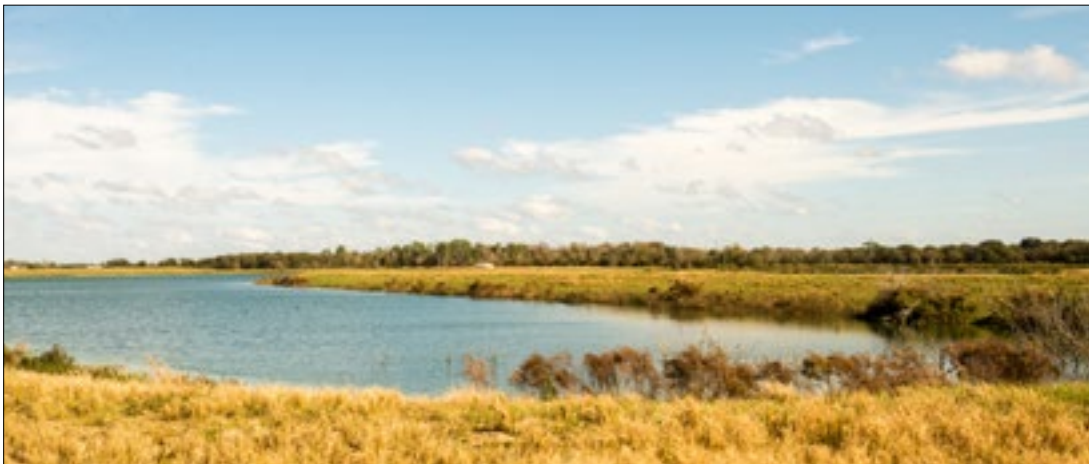
***Ideal For Recreational Use, Homesites, Or
Investment For Future Uses.***

120+/- Acres Includes 72+/- Acres Of Deep Ponds

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***Ideal For Recreation,
Homesites, or RV Park***

6 Miles From US 301 And 9 Miles From I-75 and In Proximity To Amenities Of Sun City Center, Brandon, And Tampa



Directions to Property From I-75:

- Take Exit 246 for CR 672
- Turn right onto Big Bend Rd (0.5 mi)
- Turn right onto Balm Riverview Road (4.4 mi)
- Bear left onto County Road 672 (2.3 mi)
- Property will be on left, look for sign