



Fischbach LAND COMPANY

0.88+/- Acres on US Hwy 27 N, Avon Park, FL
Commercial Land, 340 Feet Frontage on US 27, Zoned B-3CU

FischbachLandCompany.com/US27Commercial

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Prime investment opportunity to own 0.88 +/- acres with 340 +/- feet of hard frontage on US Highway 27. This property features an income-producing billboard and is zoned B-3CU (Business District) allowing retail, wholesale, warehouse storage and other commercial uses. Just 500 feet north of the W Styker Road/CR 17A lighted intersection.

County: Highlands

Property Type: Commercial Land

Sale Price: \$250,000

Acreage: 0.88 +/- Acres

Price per SF: \$5.74

Property Address: 1759 US 27 N, Avon Park, FL 33825

Nearest Intersection: US 27 N & W Styker Rd/CR 17A W

Road Frontage: 340+/- feet in US 27 N

Water By: 2" well on site

Sewer By: Septic on site

Electric By: Duke Energy

Fencing: 6 feet of chain link perimeter fencing

Zoning: B-3CU

Future Land Use: C

STR: 9-33-28

Parcel ID: C-09-33-28-020-0000-1310

Property Taxes: \$1,778.69 (2020 taxes)

Property Uses: Retail, Car Sales/Repair, Wholesale/Warehouse, Storage

500 +/- Feet North of Lighted Intersection

340 +/- Feet of Hard Frontage On Us 27

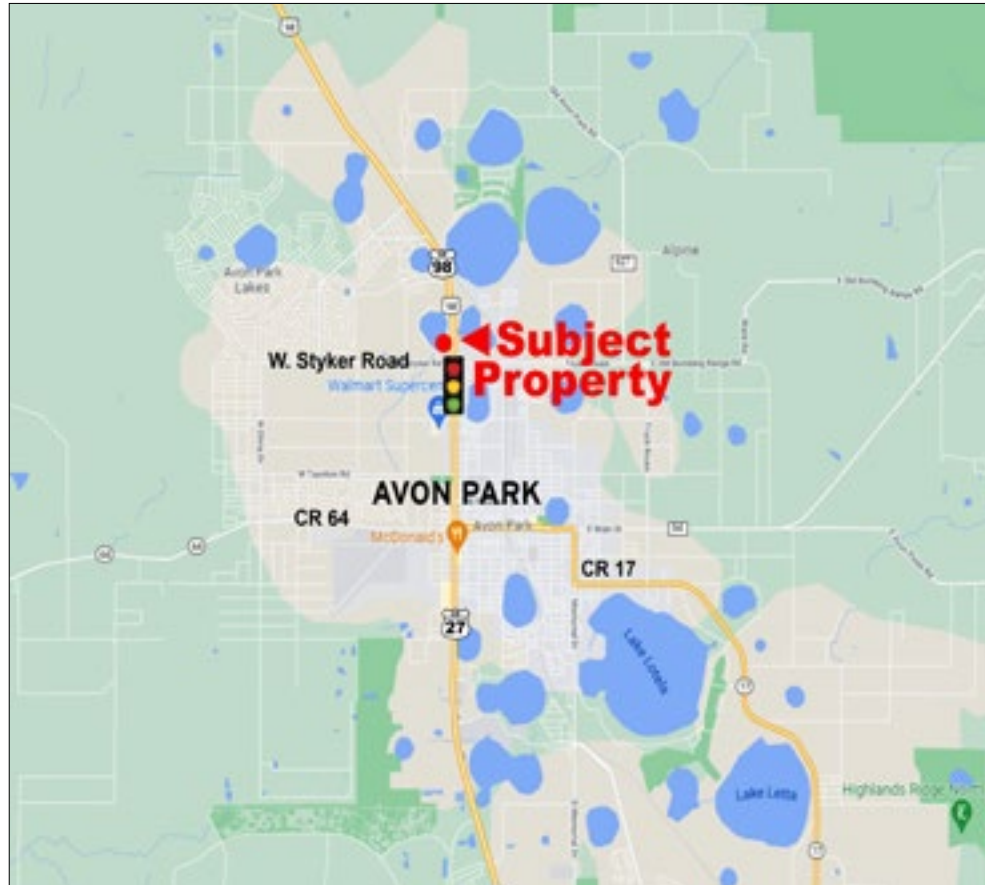
**Allows Retail, Wholesale, Warehouse Storage and
Other Commercial Uses**

Income-Producing Billboard





500 +/- Feet North of The W Styker Road/Cr 17a
Lighted Intersection



Directions to Property From SR 60:

- Turn south onto US-27
- Continue on US-27 (21.5 miles)
- Arrive at property on right (west) side of the road
- Look for sign