

460.30± Acs. for Development W State Road 80 / LaBelle FOR SALE



LOCATION: Ft. DeNaud Rd & St Rd 80 W
LaBelle, FL 33935

ZONING: PUD - Planned Unit Development

SIZE: 460.30± Acres

PRICE: \$38,672,950.00

STRAP #:

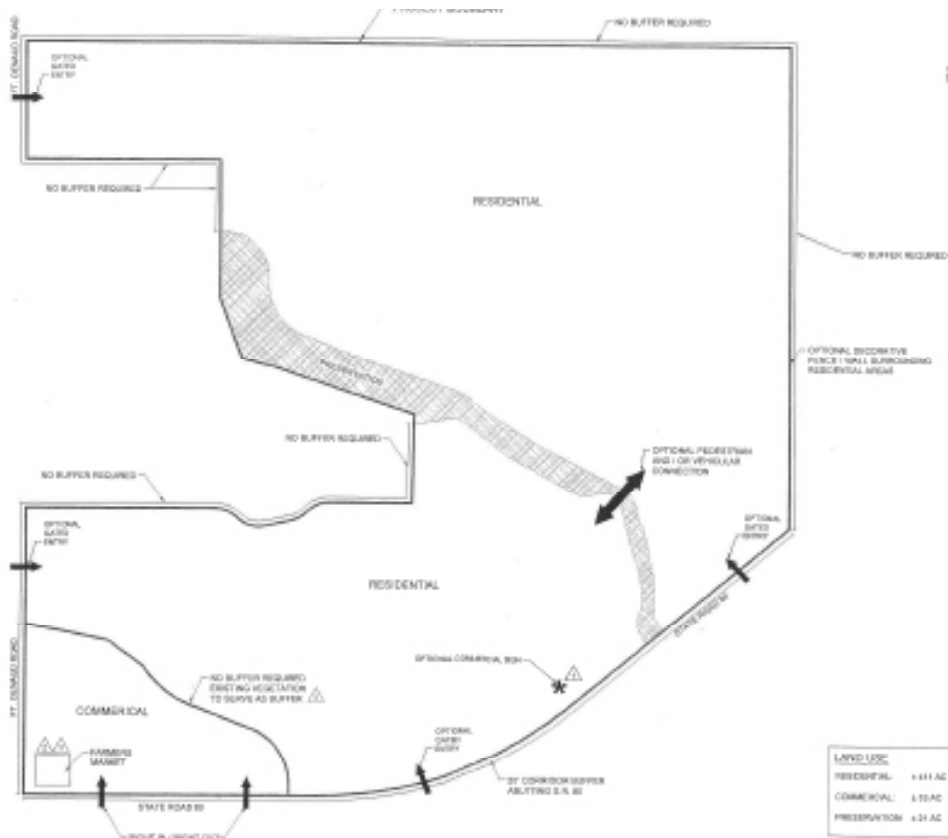
- 1 - 1 28 43 27 A00 0001.0100 - 182.53± acs
- 2 - 1 28 43 22 A00 0004.0000 - 2.30± acs
- 3 - 1 28 43 27 A00 0001.0200 - 30.18± acs
- 4 - 1 28 43 22 A00 0002.0000 - 24.59± acs
- 5 - 1 28 43 22 A00 0005.0000 - 51.87± acs
- 6 - 1 28 43 22 A00 0001.0000 - 81.05± acs
- 7 - 1 28 43 22 A00 0003.0300 - 79.05± acs
- 8 - 1 28 43 22 A00 0003.0400 - 5.00± acs

COMMENTS: 460± acres located at the northeast corner of Ft. DeNaud Rd. and State Road 80 in Hendry County. Approved PUD and Master Concept Plan calls for a 33± acre Town Center permitted for 60 residential units and 172,000 sq. ft. of commercial; 423± acres permitted for 1,140 residential units of which 315 may be recreational units; and a Village Center of 3± acres permitted for 5,000 sq. ft. of commercial. Residential zoning is approved for single family, two-family attached, townhouses, multi-family and recreational vehicles. Banana Branch Creek flows year round to the Caloosahatchee River, making a great natural amenity perfect for nature trails in addition to kayaking or canoes.

CONTACT: FRED BURSON
PHONE: (239) 425-6024
E-MAIL: fburson@wa-cr.com

The statements and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.

Approved Master Concept Plan

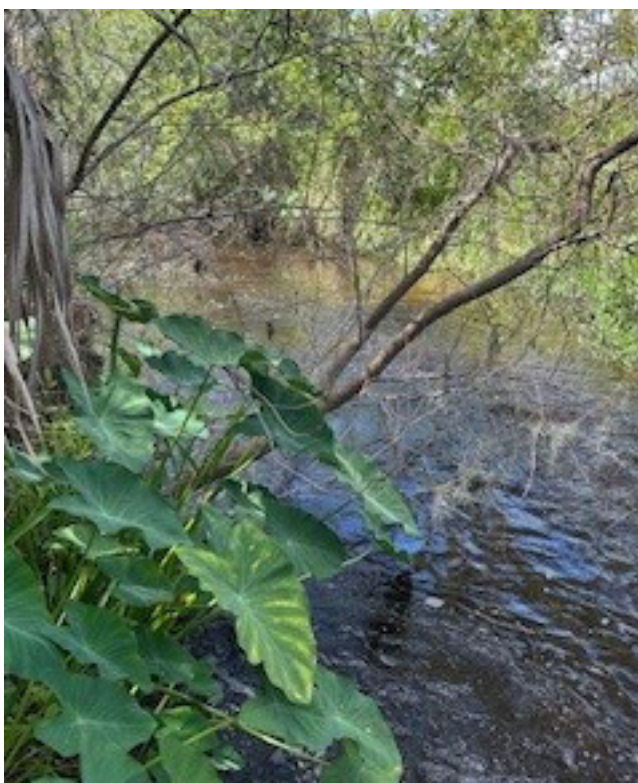
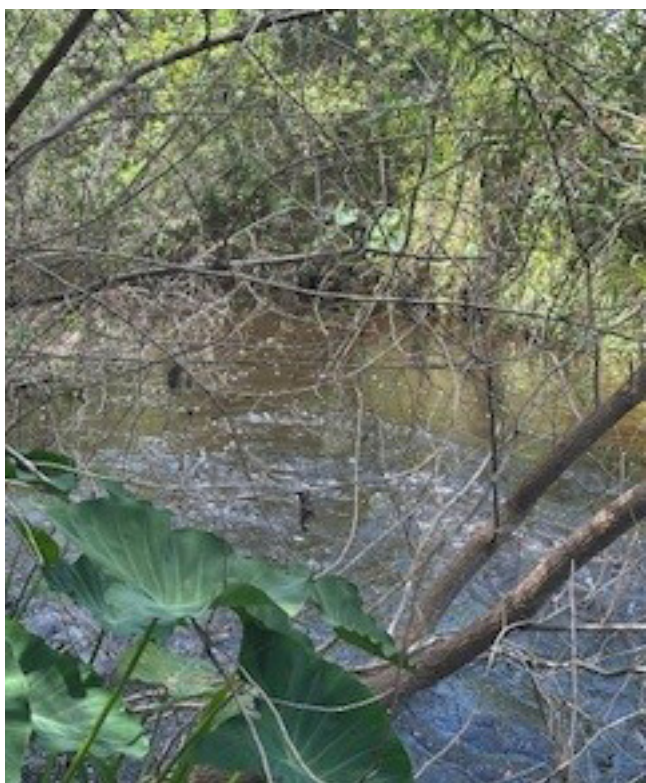


Conceptual Plan



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Banana Branch Creek



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