



\$125,900 -- 10 acres

Northeast 137th Place, Citra, FL 32113

- Marion County

- Recreational Property
- Residential Property
- Undeveloped Land

10-Acres Located in Beautiful Agricultural District

State	County	City	Zip
Florida	Marion County	Citra	32113
Address	Price	Acreage	Bedrooms
Northeast 137th Place	\$125,900 -	10 acres	0
Baths			
0			

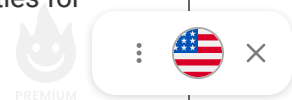
Description

Lucky Dog Price: \$125,900

Market Value: \$246,000

Savings of 49%!!

Welcome to Citra, Florida, where an exceptional opportunity awaits on this expansive 10-acre parcel of vacant land. Nestled in the heart of Marion County, this property offers a blank canvas for your dreams to flourish, providing endless possibilities for development, investment, or simply creating your own personal oasis.



Take advantage of the benefits from its proximity to the region's renowned equestrian culture. Marion County is often referred to as the "Horse Capital of the World," boasting miles of scenic trails, prestigious horse farms, and world-class equestrian events. If you're an equine enthusiast or desire to immerse yourself in the equestrian lifestyle, this land is an ideal choice.

Citra, FL, is renowned for its charming small-town atmosphere, friendly community, and strong sense of local pride. Experience the warmth of Southern hospitality as you engage with the welcoming residents and immerse yourself in the local culture. From community events to farmers' markets, there is always something to enjoy in this tight-knit community. The vibrant city of Ocala is just a short drive away, offering a wide array of shopping, dining, and entertainment options, while still preserving the privacy and seclusion of country living.

Whether you're planning to build your dream home, establish an agricultural venture, or explore commercial possibilities, this land offers the necessary infrastructure to support your ambitions. City Electric is available, to be verified by buyer. A well and septic would need to be installed.

Don't miss this incredible opportunity in Citra, Florida. With its generous acreage, convenient location, and boundless potential, this vacant land presents an extraordinary chance to create your own unique vision.

Closest Street Address:

6955 NE 137TH PL CITRA, FL 32113-5444

*This is NOT the address of the property, but a neighboring lot and should only be used for directional purpose and general area location. This address/property is not related to this listing in any way. Please do not disturb any neighbors.

Site Address: NE 137TH PLACE - CITRA, FL 32113

County / State: Marion County, Florida

Parcel Number: 09686-000-19

Parcel Size: 10 Acres

Parcel Area: 310 ft x 1405 ft

Zoning: A-1 (Agricultural)

of Dwellings Allowed to be Built: 2 Dwelling Units

Flood Zone: Flood Zone A

Electric: City available, to be verified by buyer

Water: Well needed

Sewer: Septic needed

Survey/Plat Map: No

Percolation Test: No

Property Access: Dirt Road

Legal Description: Sec 19 Twp 13 Rge 23 Black Sink Prairie Acreage Govt Lot 5 Exc W 990.9 Ft Subj To An Easement Along W 20 Ft

Subdivision: Black Sink Prairie

Center GPS Coordinates: 29.35234034105683,-82.04231883429617

RV Parking / Living Allowed: Not allowed

Mobile Homes Allowed: Not allowed

Farming Allowed: Yes

Livestock Allowed: Yes

Both Surface & Mineral Rights Included: To be verified by buyer

Timber Rights Available: To be verified by buyer

Annual Taxes: \$512.57 (2022)

HOA Fees / Name of HOA: to be verified by buyer

Elevation: 24.0 m or 78.7 feet

Elementary School: Sparr Elementary School (352) 671-6060

Middle School: North Marion High School (352) 671-6010

High School: North Marion High School (352) 671-6010

Buyers Agent Commission Offered: 3%

Title Provided: Warranty Deed w/ Title Insurance

Amenities

Financing Options

Mortgage Options

- Owner Finance

Land

Easements

- Access

Proposed Use

- Agriculture
- Residential Single

Lot Description

- Acreage
- Heavily Treed

Topography

- Level

Seller Contact Information

Lucky Dog Land Deals

Lucky Dog Land Deals

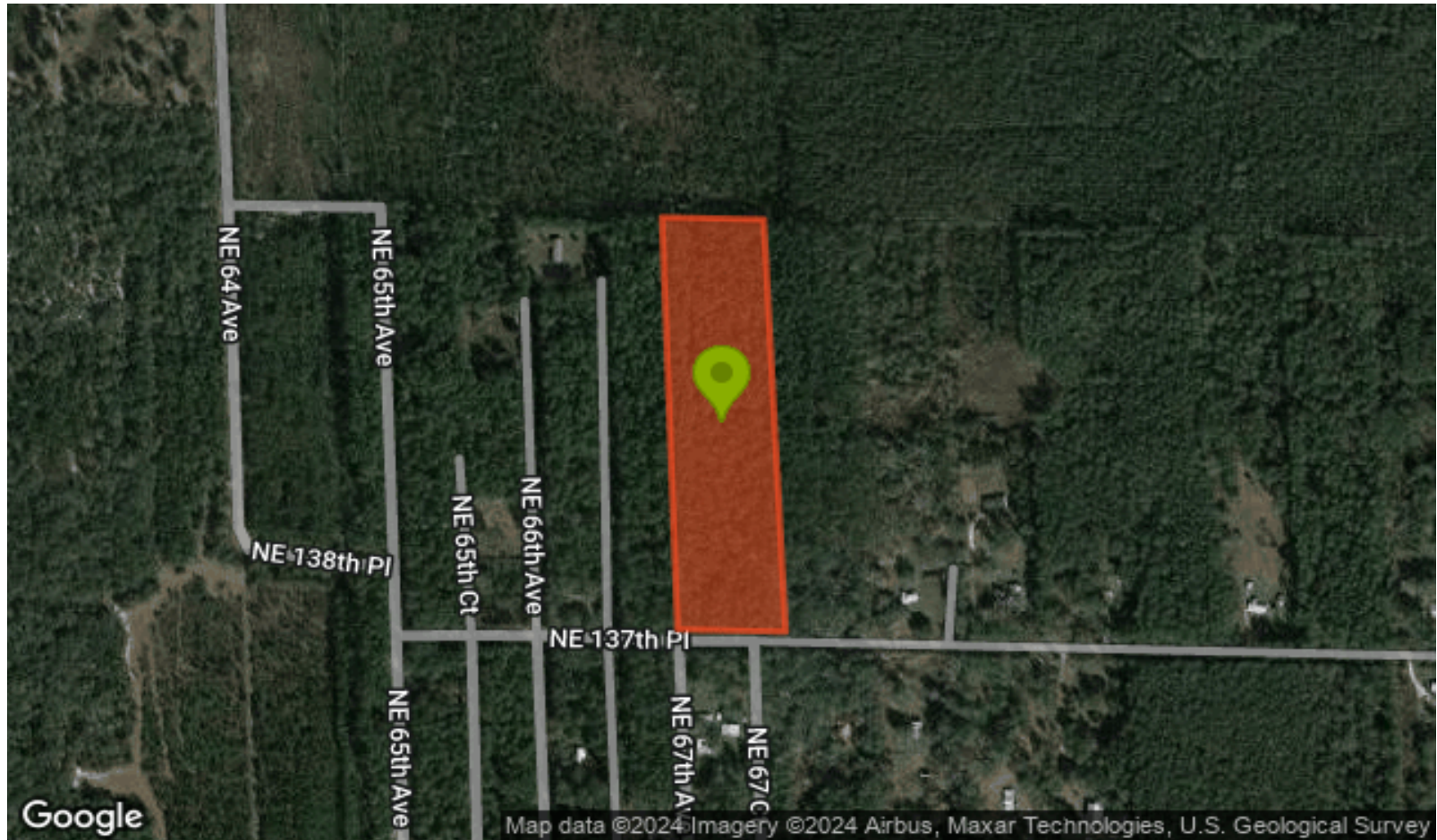
101 Creekside Xing

Brentwood, TN 37027

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(727) 282-5492 (Office)

Property Boundaries



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This information believed accurate but not warranted