

505 Avenue A. NW  
Suite 306  
Winter Haven, FL 33881



Office: 863.293.5600  
Fax: 888.823.0412

**OFFERED FOR SALE**  
**POLK COUNTY, FLORIDA**  
**110 ACRE GROVE**

**DESCRIPTION:** 110 acres total land. 103± tree acres. The grove rests on ridge soils south of Lake Aurora in Lake Wales. Varieties include approximately 30% early & mid season and 70% Valencia oranges.

**LOCATION:** From SR 60, proceed south on Golden Bough Road 1.1 miles, then left on Flame Flower Lane for 0.2 miles, right on Kimbrel to grove at end paved surface.

**IRRIGATION:** Low volume under tree with one twelve-inch well. Irrigation powered by Deere diesel engine. 10 acres on north side irrigated from adjacent source.

**VARIETIES:** Approximately 12-13 acres pineapple/ mid sweet on swingle. As pineapples die they are replaced by mid sweet, 10 acres Hamlin on swingle, 80 acres of Valencia on rough lemon and swingle.

**FRUIT CONTRACT:** 2008-2009 E & M's oranges are sold for \$1.15 pps.

**PRODUCTION:**

	<u>04-05</u>	<u>05-06</u>	<u>06-07</u>	<u>07-08</u>	<u>08-09 est.</u>
E & M's	7,879	14,417	8,155	11,828	14,000
Valencia	22,115	37,804	27,288	31,944	40,000

**ZONING:** Agriculture

**PRICE:** \$20,000.00 per acre.

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*All information provided above is from reliable sources but should be verified for accuracy by independent professionals representing a prospective buyer.*



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Licensed Real Estate Broker

