

Big Bend Coastal Acreage

Description

Located in Taylor County, Florida, part of the state's "Big Bend" area, the Steinhatchee tract contains approximately 280 acres. Perfect for a private recreational retreat or home site with expansive views across the salt marsh, life moves at a slower pace here. Boating, fishing, scalloping, and hunting are the primary pastimes and these properties are ideally positioned to take advantage of these activities.

Situated just outside the appealing fishing and second home community of Steinhatchee, this property has an "Old Florida" feel, possessing a mix of natural pine, hardwoods, palms, and sawgrass. One unique feature of the property is Bivens Creek which reaches the interior of the property and provides the ability to launch a shallow draft boat into the Gulf during high tides.

The former owner purchased the property on a speculative basis in anticipation of the State acquiring it from him as they border on all sides. The timing was unfortunate as the downturn in the economy dried up conservation acquisitions. Still, such a scenario remains very plausible when state coffers become more flush. Survey results based on a best estimate of uplands/wetlands indicate a ratio of 50%.

Reduced!

At a Glance

Acreage:

280 Acres

Asking Price:

~~\$558,040~~ **\$418,600**

Location:

Steinhatchee, Florida
(Taylor County)

Special Attributes:

- Old Florida feel – salt marsh, palms, hardwoods, natural pine
- Bivens Creek access to the Gulf
- Surrounded by State lands
- Great recreational opportunities



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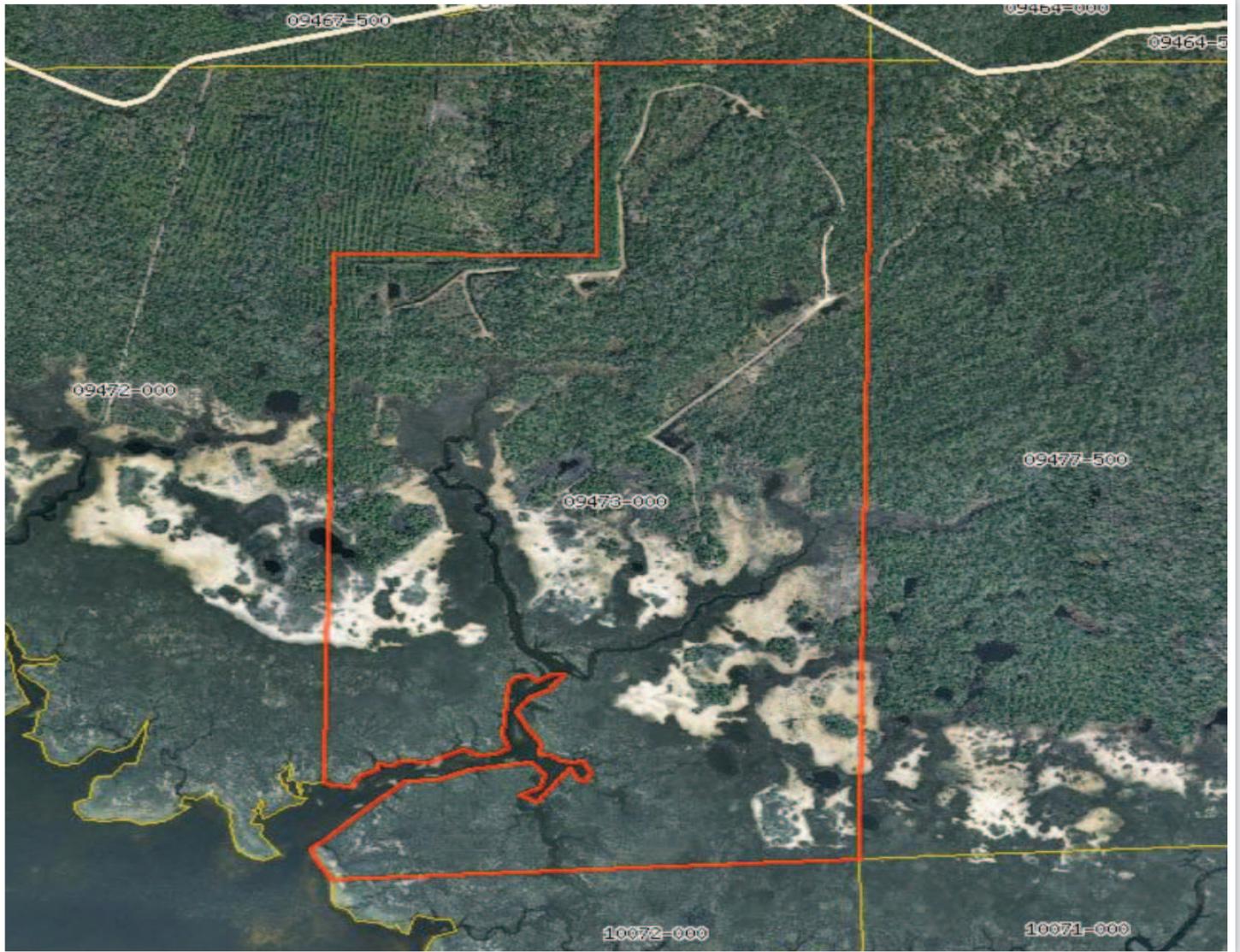
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Big Bend Coastal Acreage

Aerial Map

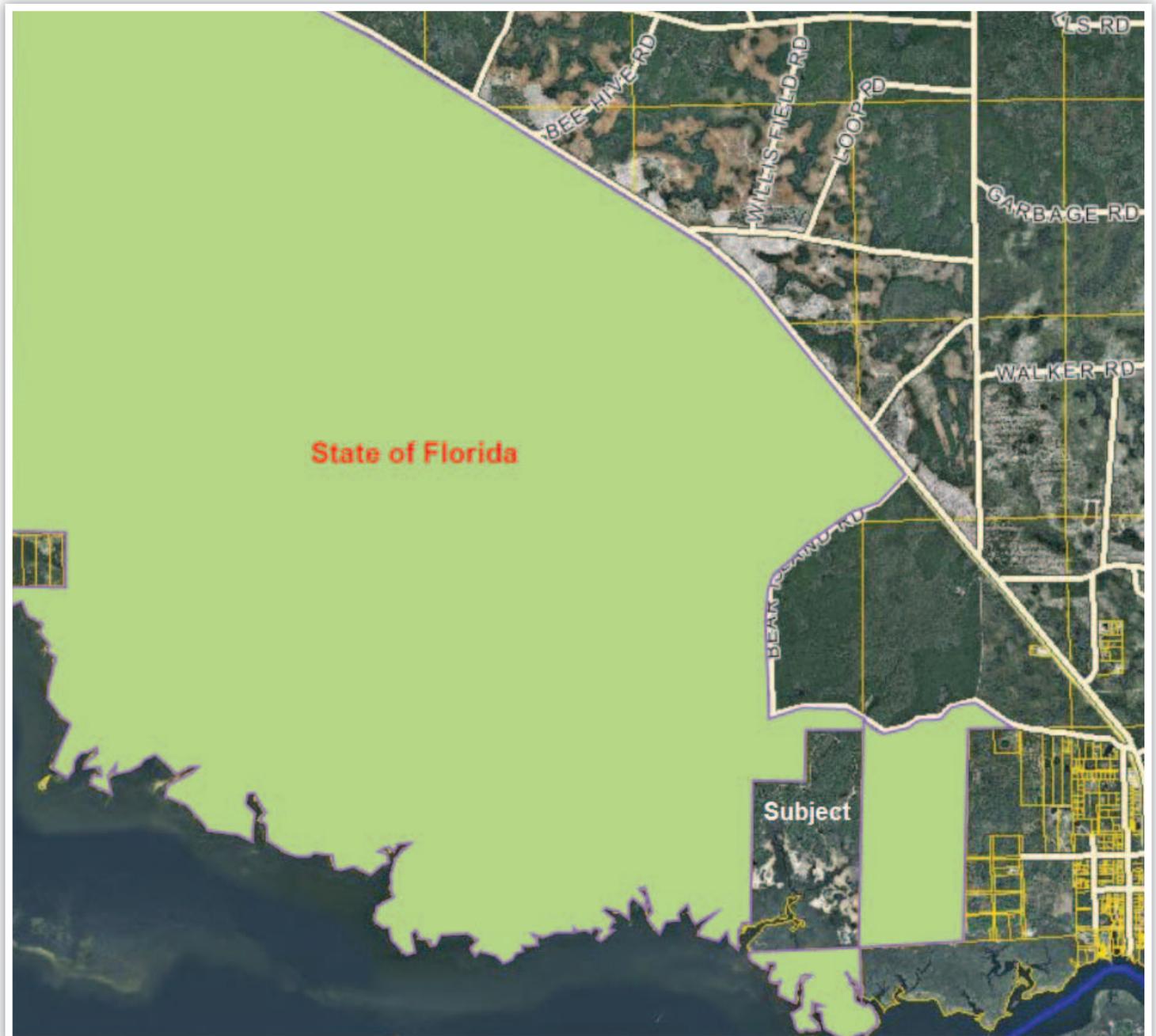


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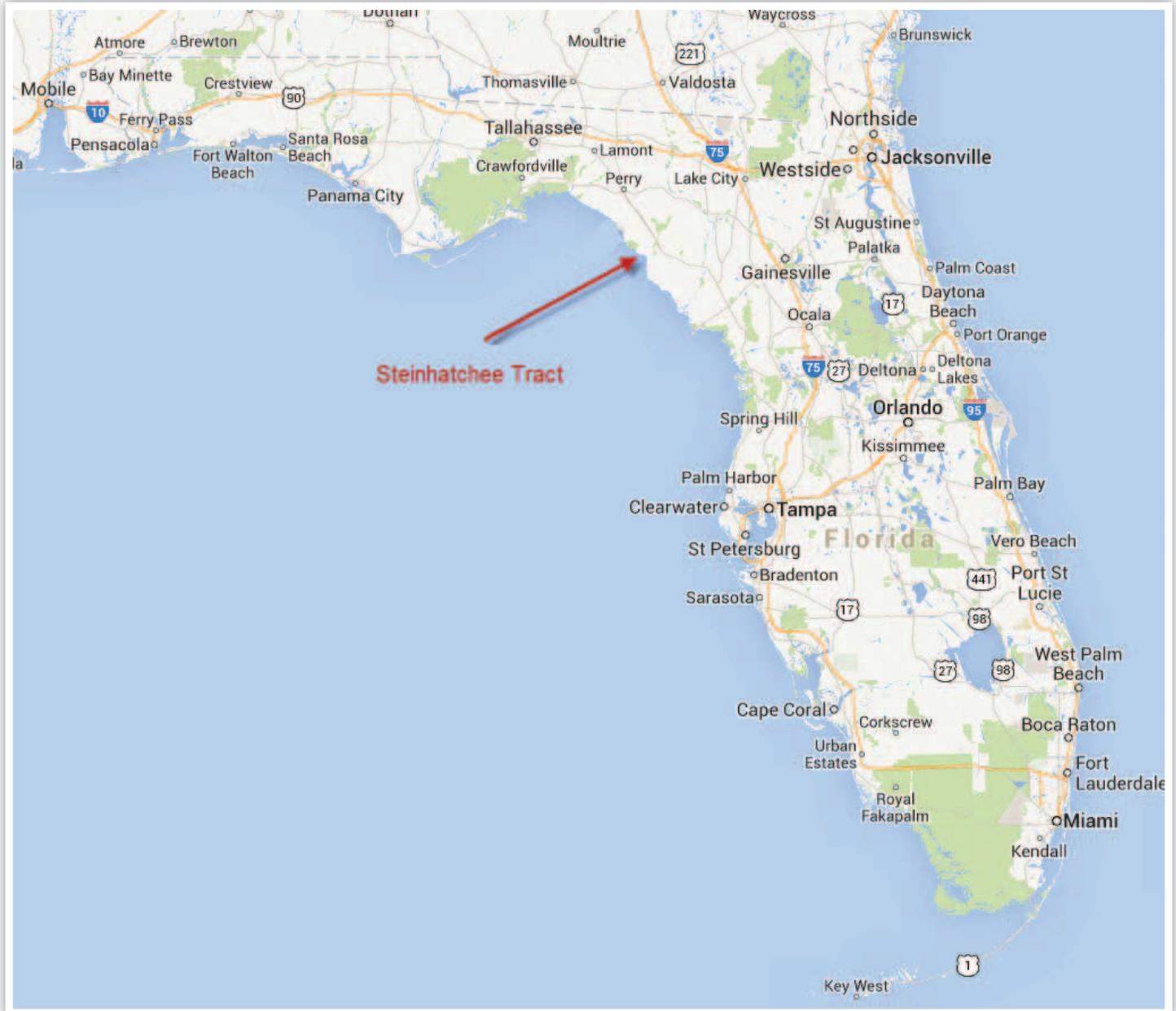


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Location Map - Regional



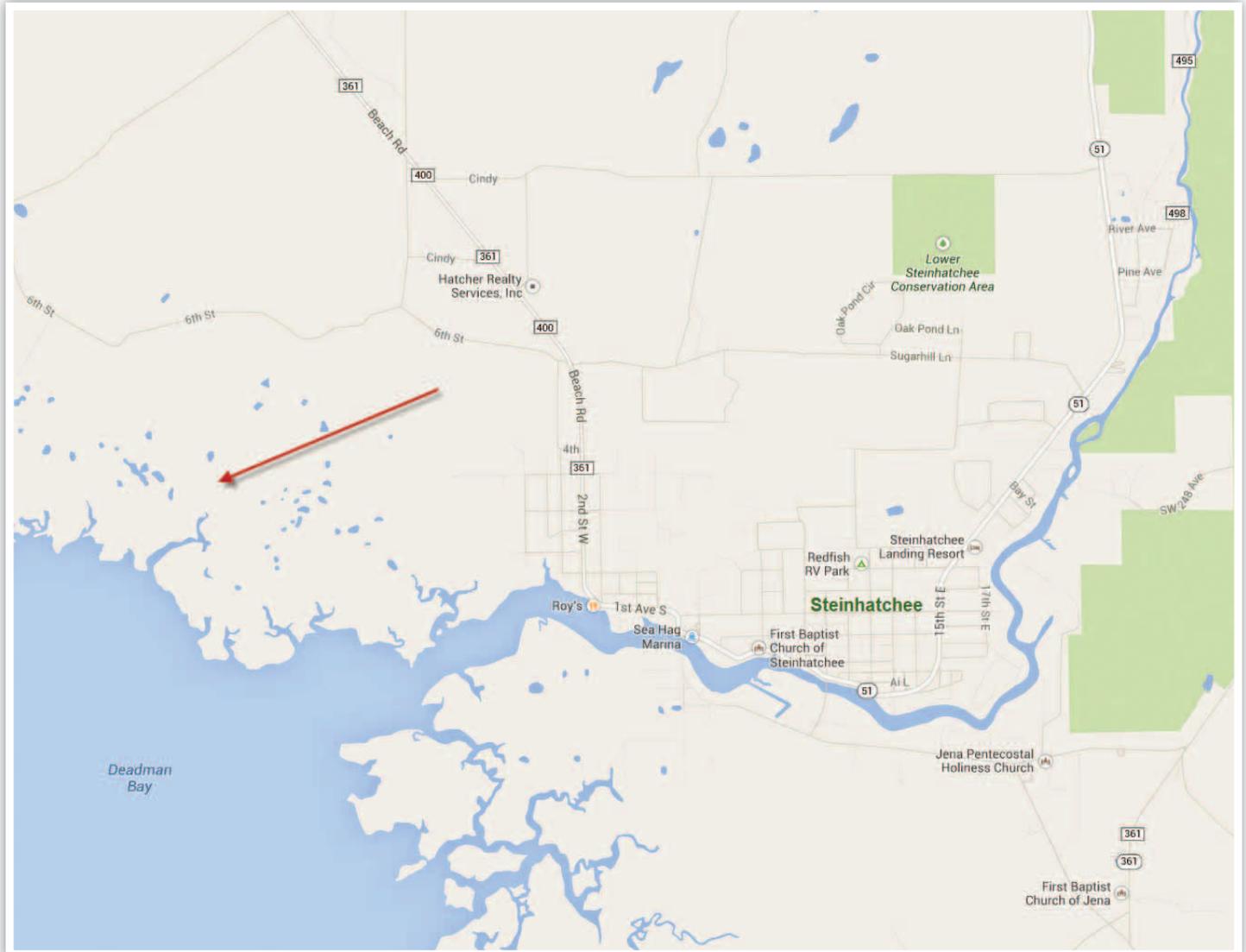
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Location Map - Local



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Photos



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