

ARREDONDA ACRES

MCINTOSH, NW MARION CO., FLORIDA



- Beautiful Native Land in convenient yet secluded location only 2mi. from WEC Jockey Club
- Wooded acreage w/ magnificent timber - Century Old Live Oaks & Towering Pines TONS OF WILDLIFE
- Incredible 100 foot elevation changes (100 to 200 feet)... unique views for this part of FL.
 - 6 Parcels to choose from ranging from 17ac to 50± ac - Buy ALL or Part
- Paved Road frontage on NW 193rd with shared, private meandering Limerock Drive.
- Minor Deed Restrictions to protect integrity of your investment but NO HOA!
 - Zoning - A1 / Land Use - Rural Lands (1 unit per 10 acres).
 - 30 minutes to Ocala and/or Gainesville just 2 miles West of N Hwy 441.

OWNER FINANCING AVAILABLE

10% Down, 10% & 10.9% fixed for 3 years, 10 year amortization

Buyer pays all Closing Costs on Owner Financed Purchases (includes Doc Stamps on Deed & Mortgage, Intangible Tax on Mortgage, Title Insurance, \$100 Loan Fee, \$10/mo. Collection Fee).

	Tax Parcel ID #	Acres	Price	\$/Ac.	Down Pmt	Mo. Pmt.
1	01825-000-10	17.65	\$335,262	\$18,995	\$33,526	\$4,150
2	01825-000-09	42.87	\$728,576	\$16,995	\$72,858	\$8,686
3	01825-000-08	44.53	\$578,667	\$12,995	\$57,867	\$6,893
4	01825-000-07	27.05	\$432,665	\$15,995	\$43,266	\$5,352
5	01825-000-02	43.57	\$566,192	\$12,995	\$56,619	\$6,744
6	01825-000-00	51.58	\$567,122	\$10,995	\$56,712	\$6,756



LOT 5
43.57AC

LOT 6
51.58AC

LOT 4
27.05AC

LOT 3
44.53AC

LOT 1
17.65AC

LOT 2
42.87AC

NW SB 175

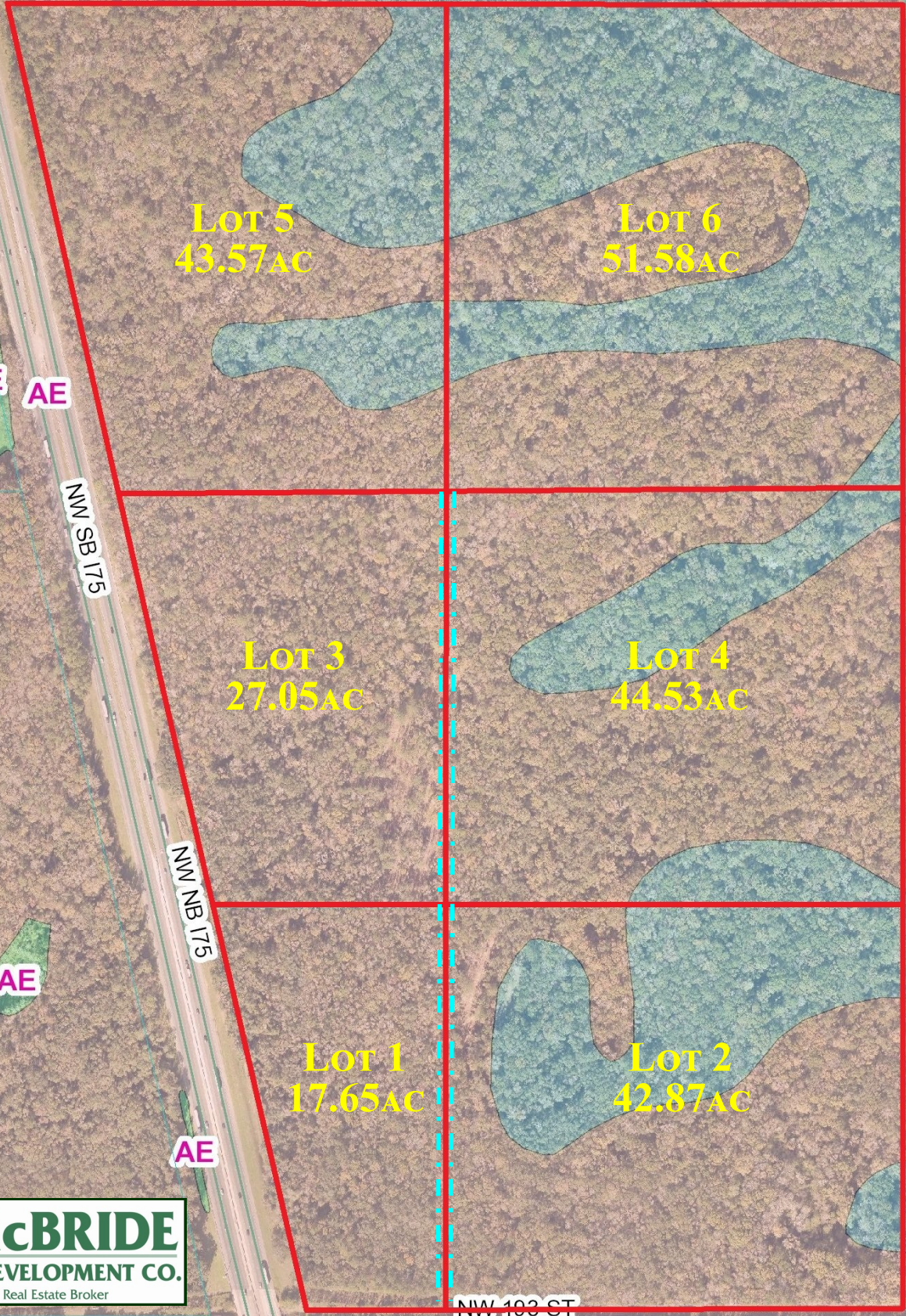
NW NB 175

NW 103 ST



Phone: (352) 401-3755
Mobile: (352) 459-5283

www.mcbrideland.com



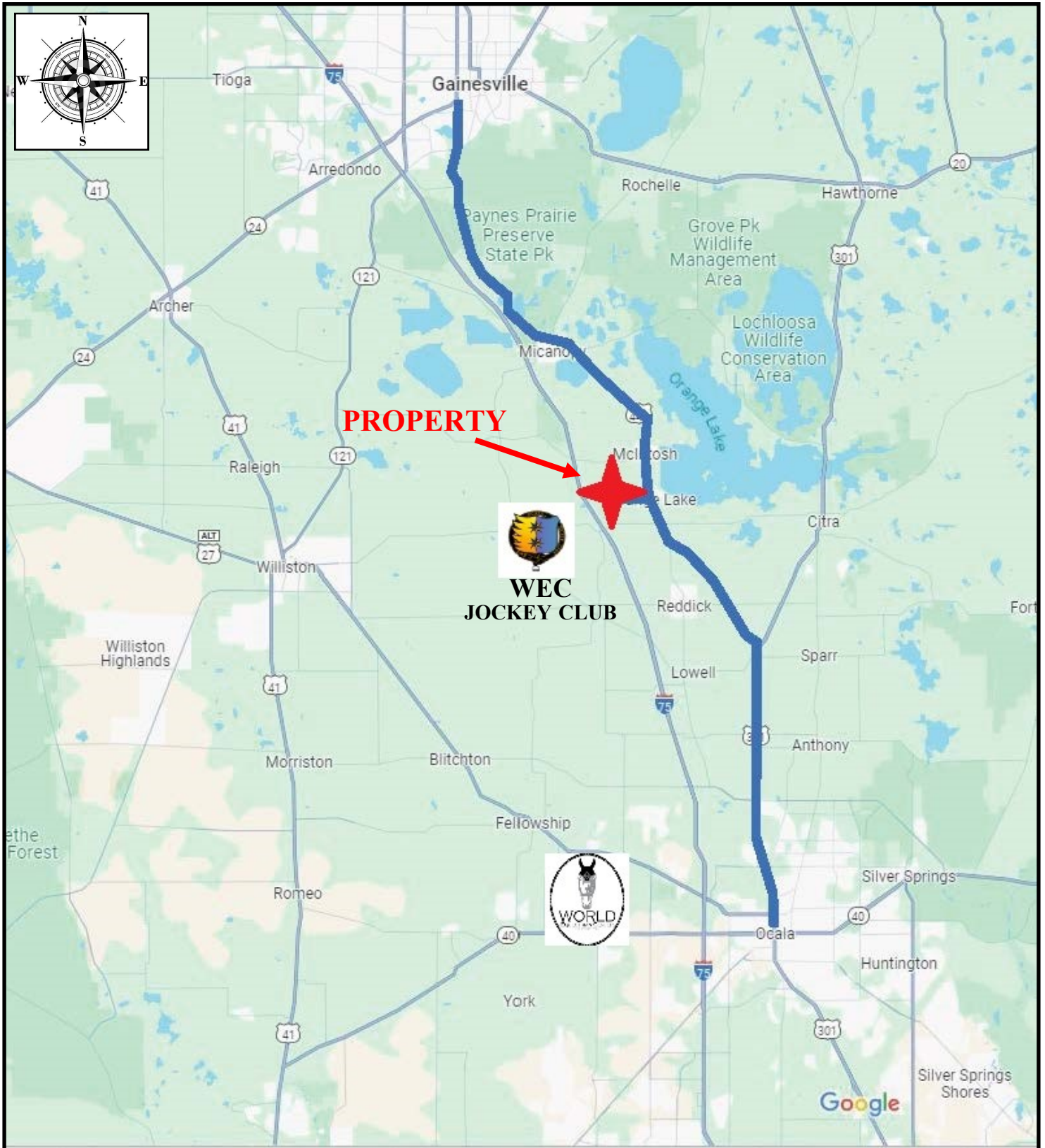
**McBRIDE**
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Licensed Real Estate Broker

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DIRECTIONS

ARREDONDA • MARION Co., FL



From Ocala: North on US-301/US-441 * Keep Left to continue on 441

* Left on NW 193rd St. and continue for 2.4 miles to property on Right

SHOWN BY APPOINTMENT ONLY