



Wester Road 32 Acres

Lake City, FL • Columbia County

32 +/- Acres



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Beautiful rolling land features Granddaddy oaks with perfect sites for a home. Plenty of land for privacy but only a few miles to shopping and dining!

Acreage: 32 +/- acres

Sale Price: \$132,500

Price per Acre: \$4,140.62

Site Address: Wester Rd. Lake City FL 32024

Road Frontage: 1,500 +/- feet on paved Wester Road

Water/Utilities: Well, septic, power needed

Soil Types: Albany and Bonneau Fine Sands

Grass Types: Heavily Shaded, Bahia where it can grow!

Land Cover: Oak Hammock

Uplands/Wetlands: 100% Uplands

Zoning: Split zoning RSF-1 zone on Wester Road with A3 zone to the rear

FLU: Residential very low that allows 1 dwelling unit per acre according to the Zoning Map on Columbia County's site

Current Use: Vacant

Potential Uses: Hunting, homesites

Game Populations: Deer

Taxes: \$161.65 (2016)

Parcel ID: 31-4S-17-08921-001

- From the intersection of I-75 and SR 47, head west on SR 47 approximately 1 mile
- Turn left on Wester Road and property is 1,000 feet on the right

Showing Instructions:

- Call agent for gate combo or property can be walked
- Although the road is open all the way through to the adjoining 89-acre parcel, prepare for some tight squeezes and many scratches on your vehicle!

- Within 4.5 Miles of all the Conveniences of Lake City's Shopping and Dining
- Minutes to Schools and I-75

Hunting, Homesites

For additional details, go to:
SREland.com/Wester32



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