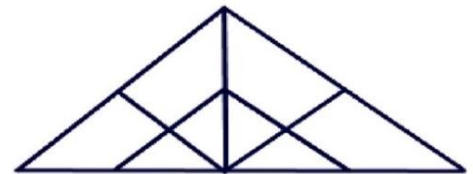


*11.9+/- ACRE
DEVELOPMENT SITE
FRONTING
TWO MAJOR ROADS*



STUART, FL



HARTMAN REAL ESTATE
COMMERCIAL • INDUSTRIAL • ACREAGE

3500 SW CORPORATE PKWY, SUITE 202
PALM CITY, FL 34990
772 287-4690 - 772 287-9643 (Fax)

PROPERTY INFORMATION

LOCATION:	3153 S Kanner Hwy & 3100 SE Willoughby Blvd Stuart, FL 34994
SIZE:	11.9± Acres
FRONTAGE:	350± feet on S Kanner Hwy 50± feet on SE Willoughby Blvd
IMPROVEMENTS:	3 bedroom, 2 bath, wood frame residence constructed in 1975. The dwelling contains 1,372 square feet of living area, a large carport and porches. Separate utility building. 794 square foot 1 bedroom, 1 bath cottage built in 1961 1,137 square foot 1 bedroom, 1 bath cottage built in 1961 712 square foot 1 bedroom, 1 bath cottage built in 1961 and laundry
UTILITIES:	Water (City of Stuart) & Septic System
TAXES:	\$35,931.28 (2018)
PRICE:	\$3,950,000.00
COMMENTS:	Excellent site for retail/commercial or residential development with 350± feet on S Kanner Hwy and 50± on SE Willoughby Blvd. The property can be combined with an additional 36 acres to the south providing a total of 47± acres. Recently annexed into the City of Stuart with many different uses available.
CONTACT:	Peter Hartman

The above information has been obtained from sources we consider reliable, but we do not guarantee it; submitted subject to errors, prior sale, withdrawal, or change in price or terms and conditions without notice.



3153 SW Kanner Hwy



3100 SE Willoughby Blvd



3100 SE Willoughby Blvd

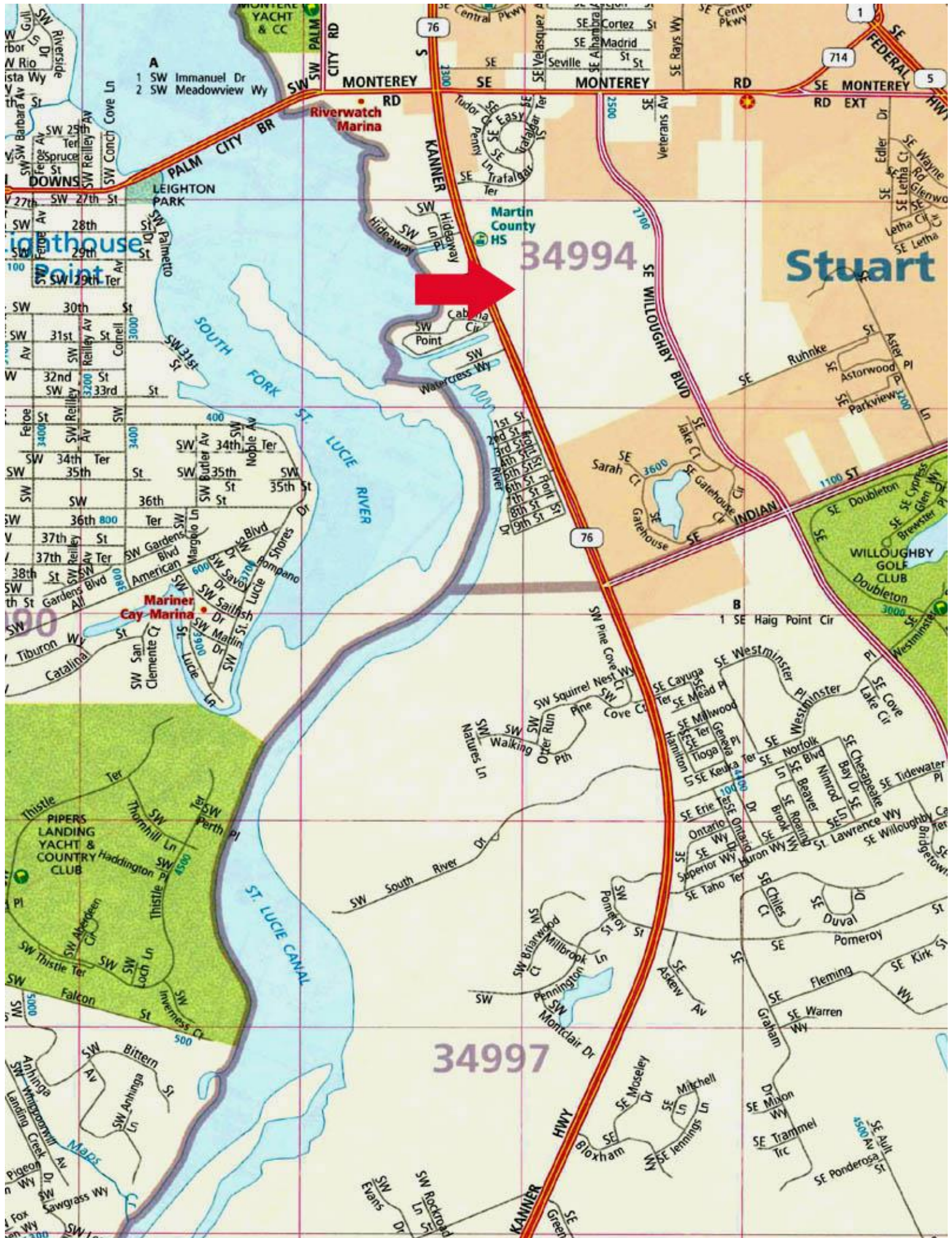




SE WILLOUGHBY BLVD

S KANNER HWY

ESTABLISHED 1912
WILLOUGHBY BLVD



- A
- 1 SW Immanuel Dr
 - 2 SW Meadowview Wy

34994

Stuart

34997