

25± ACRES | OFFERED AT \$1,200,000

Flowers Road Farm

WIMAUMA, FL | HILLSBOROUGH

High & Dry Agricultural Land

9003 FLOWERS ROAD, WIMAUMA, FL

Set in a quiet and secluded area of Wimauma, Flowers Road Farm offers 25± acres of high-and-dry agricultural land with an established pasture and existing infrastructure already in place.

Currently utilized for cattle grazing, the property is well suited for a variety of agricultural and rural lifestyle uses. Whether you envision a hobby farm, livestock operation, equestrian property, rural homesite, or private country retreat, this property provides the space, privacy, and infrastructure to bring that vision to life.



Presented By

John A. Evans, Sr., David Fuller & Isabelle Updike

(407) 947-3335 | (407) 230-7208 | (863) 978-8068



PROPERTY HIGHLIGHTS

- **A – Agriculture zoning**
- **A – Agriculture Future Land Use**
- **High and dry**
- **Flood Zone X**
- Approximately **0.15 miles of paved frontage along Flowers Road**
- Private gravel drive extending approximately **0.10 miles into the property**
- Secluded setting with little surrounding disturbance
- Eastern boundary adjacent to **Hillsborough County-owned land**
- Northern boundary bordered by **Southwest Florida Water Management District**
- Existing perimeter fencing and pasture
- Pond on the southeast portion of the property
- **3,000± SF pole barn**
- Three wells, approximately 300 feet deep
- Two wells currently operational
- Existing agricultural water infrastructure



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Established Agricultural Infrastructure

The property is currently being used to run approximately 35 head of cattle and one donkey, demonstrating the land's existing agricultural utility. The property is estimated to support approximately 60 head of cattle, depending on management and conditions.

The existing infrastructure includes perimeter fencing, pasture areas, a pond, multiple wells, and a 3,000± SF pole barn currently used for hay and panel storage. The improvements provide a strong starting point for a buyer looking to continue the existing operation or establish something of their own.

MORE THAN A CATTLE PROPERTY

While the property is currently operated as a cattle pasture, its appeal extends well beyond livestock. With 25± acres of agricultural land, an established barn, fencing, water resources, and a peaceful setting, Flowers Road Farm presents an opportunity for buyers looking to embrace a more rural lifestyle.

Imagine having the space for a small hobby farm, horses, livestock, gardens, agricultural pursuits, or simply enjoying the privacy and freedom that comes with owning acreage.

The property's agricultural zoning and existing infrastructure provide a practical foundation, while the size and setting allow a future owner to make the property their own.

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The Opportunity

Flowers Road Farm is conveniently accessed from paved Flowers Road while maintaining a private, secluded atmosphere once entering the property. The property offers the best of both worlds—a peaceful country setting with convenient access to the surrounding Wimauma area.

One of Flowers Road Farm's distinguishing characteristics is its position alongside publicly owned land. The property's eastern boundary adjoins Hillsborough County-owned land, while the northern boundary borders land owned by the Southwest Florida Water Management District (SWFWMD). This unique setting enhances the property's sense of privacy, limited surrounding disturbance, and connection to the larger rural landscape.

CREATE YOUR OWN PIECE OF RURAL FLORIDA.

Flowers Road Farm offers 25± acres of high-and-dry agricultural land, established pasture, existing improvements, and the flexibility to pursue a variety of rural and agricultural uses.

Continue the cattle operation. Start a hobby farm. Bring your horses. Build your rural lifestyle. The possibilities are yours to create.

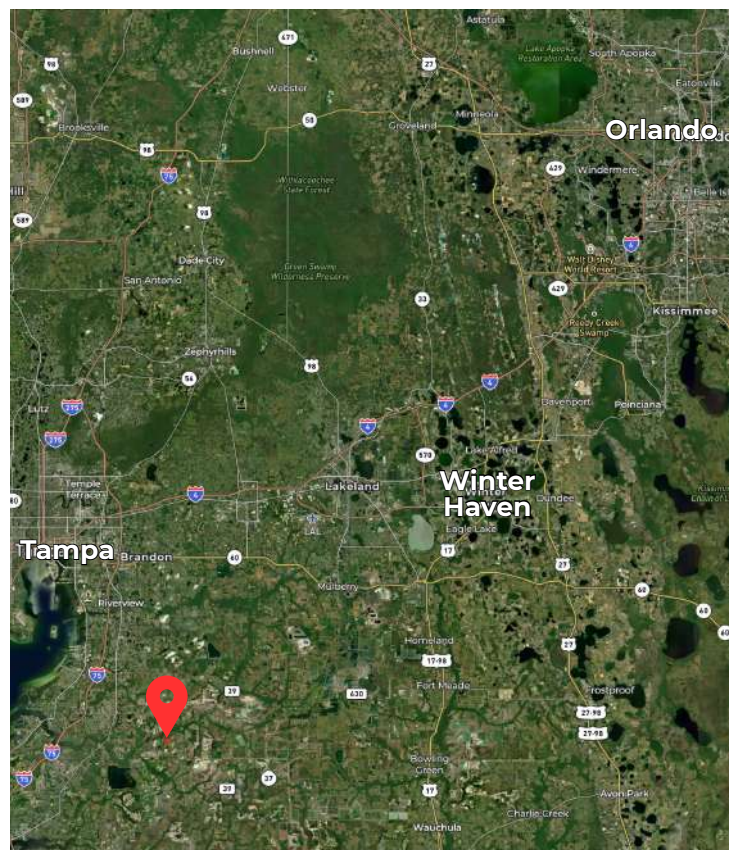
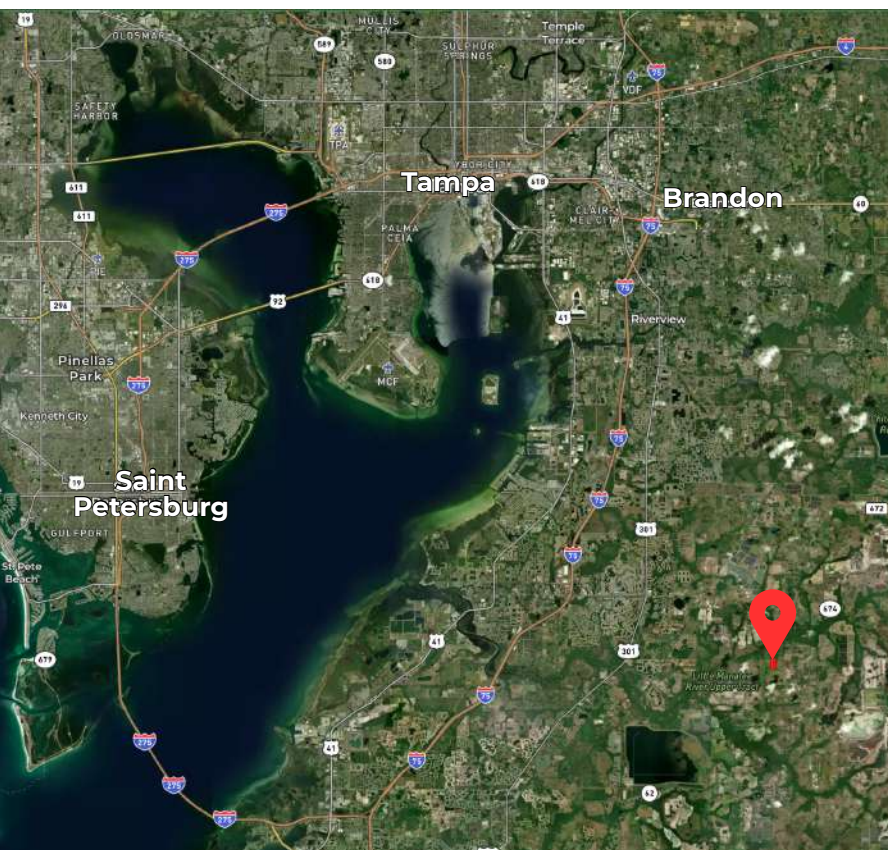
IDEALLY LOCATED

- 45 Minutes to Tampa
- 1 Hour to St. Petersburg
- 2 Hours to Orlando

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MoonBeam Land Company

YOUR TRUSTED PARTNER IN FLORIDA AGRICULTURAL & LAND REAL ESTATE

Rooted in seven generations of Florida heritage, **MoonBeam Land Company** is a premier brokerage specializing in agricultural real estate, rural land transactions, and strategic investment advisory services throughout the state of Florida.

Under the leadership of **John A. Evans, Sr.**, Licensed Real Estate Broker, our team brings over 17 years of proven market expertise. To date, we have successfully closed more than **\$646 million** in transactions, representing over **90,200 acres** of land across Florida.

Inquire for More Details

For personalized assistance, please contact:



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