

LAND FOR SALE

## BLACK HAMMOCK AGRICULTURAL AND ESTATE SITES

SEMINOLE COUNTY, FL

49 +/- ACRES\*

8 PARCELS from 4-13+/- ACRES

OFFERED AT

**VARIABLE\***

\*8 PARCELS  
PRICING PAGE 2

## Central Florida Charm.

The historic Black Hammock in Seminole County, Florida encompasses 10,000+/- gorgeous acres of bountiful farmland, cattle ranches, citrus groves, natural lands, state-owned public lands, and recently, the growth of large acreage estate homes. This 8-parcel property is located just north of historic Downtown Oviedo, and just east of Winter Springs - family friendly towns in Central Florida. Oviedo was ranked in 2020-2021 as "One of the Best Places to Live" by multiple publications, including money.com, WalletHub, and Relocate America. Seminole County, and Oviedo boast strong economic activity, growth, and a fantastic A-rated school system.

Seminole County, Oviedo and Winter Springs offers the best of Florida living. These land parcels provide the opportunity to live and work in the vibrant and energetic lifestyle of Central Florida, as well as retreat to a large acreage, rural estate home.

Modern amenities are conveniently located within a short driving distance, including grocery, retail, restaurants/fine dining, accessibility to interstates/highways and thoroughfares, and university/college campuses.

\*This property is offered as (8) varying acreage lots. Price is relevant to lot selected.

PRESENTED BY:

**John A. Evans, Sr.**  
Founder/Broker

## Authentic Florida vibes.

Balance rural living with the vibrancy of Central Florida. These properties are great for recreational use, farming hobbyists, estates, wildlife lovers, equine enthusiasts, and agricultural uses.

### LOCATION

Seminole County, FL  
Historical Black Hammock  
Oviedo, Florida (address)

### SIZE

· 50 +/- acres (TOTAL)  
· (8) varying acre lots

### PRICING

Parcel 1: \$723,800.00	13.16 acres
Parcel 2: \$379,500.00	6.90 acres
Parcel 3: \$275,000.00	4.85 acres
Parcel 4: \$275,000.00	4.97 acres
Parcel 5: \$275,000.00	4.84 acres
Parcel 6: \$275,000.00	4.86 acres
Parcel 7: \$275,000.00	4.49 acres
Parcel 8: \$275,000.00	5.00 acres

### IDEALLY LOCATED

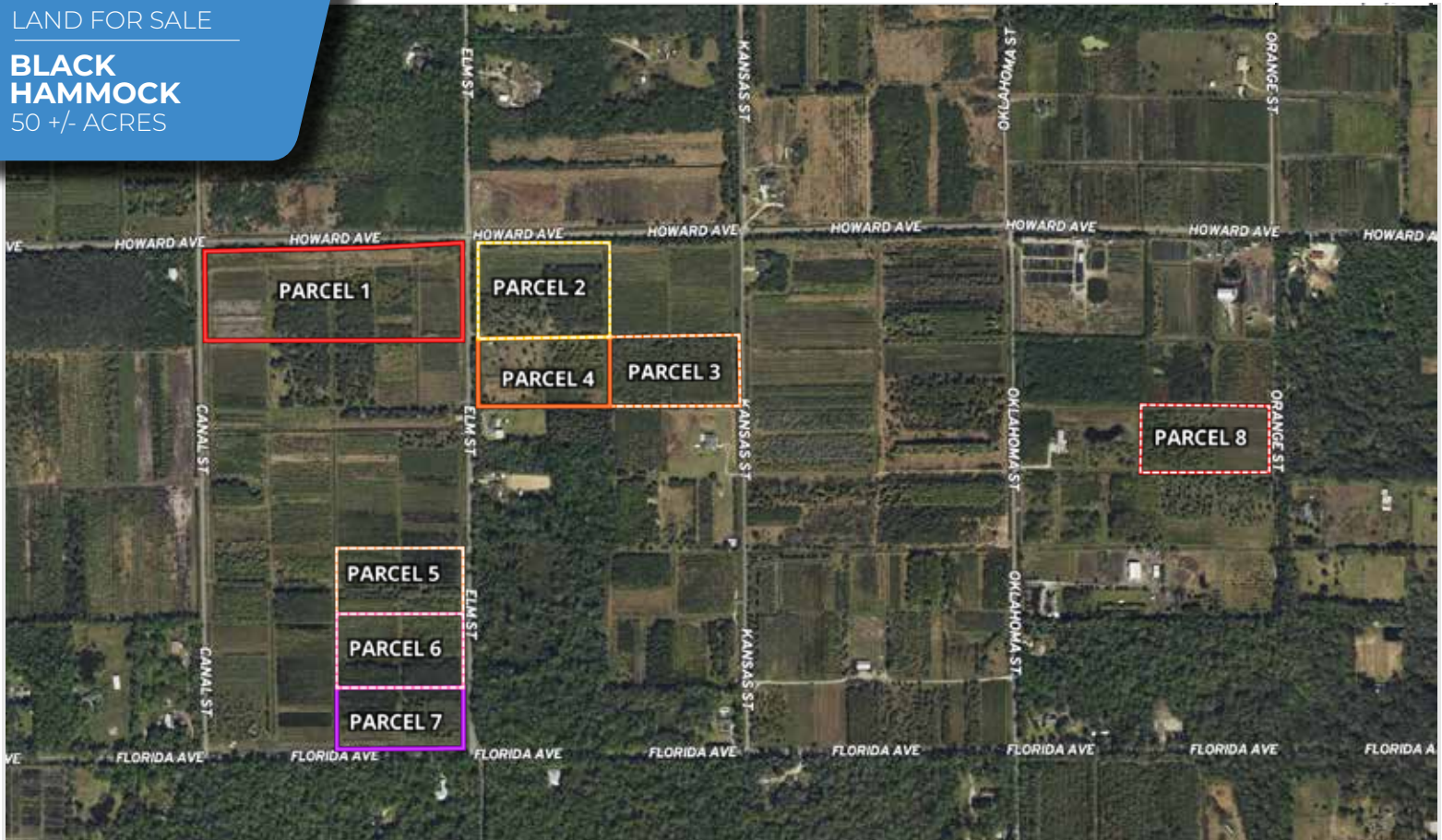
PROPERTY is conveniently located within short distances to major cities, airports, and thoroughfares.

- ◆ 15 minutes to Sanford
- ◆ 30 minutes to Winter Park
- ◆ 30 minutes to Altamonte
- ◆ 30 minutes to Maitland
- ◆ 30 minutes to Orlando
- ◆ 40 minutes to Orlando Airport
- ◆ 30 minutes to local universities
- ◆ 5 minutes to 417 Interchange, Oviedo, and Winter Springs

### POTENTIAL USES

- Estate uses (buy and build dream home/farm estate)
- Hobby Farming
- Equestrian
- Recreational
- Estate uses (buy and build dream home/farm estate)
- Agricultural Uses (tree farming, vegetable farming, cattle grazing, etc.)

**BLACK HAMMOCK**  
50 +/- ACRES



Parcel 1	Size
25-20-31-5BA-0000-1300	4.63
25-20-31-5BA-0000-130A	1.97
25-20-31-5BA-0000-1290	3.47
25-20-31-5BA-0000-129A	3.09
<b>Total</b>	<b>13.16</b>
Price per Acre	\$55,000/acre
<b>Total Asking Price</b>	<b>\$723,800.00</b>

Parcel 2	Size
25-20-31-5BA-0000-1630	3.5
25-20-31-5BA-0000-163A	3.4
<b>Total</b>	<b>6.9</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$379,500.00</b>

Parcel 3	Size
25-20-31-5BA-0000-1620	4.85
<b>Total</b>	<b>4.85</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$275,000.00</b>

Parcel 4	Size
25-20-31-5BA-0000-162A	4.97
<b>Total</b>	<b>4.97</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$275,000.00</b>

Parcel 5	Size
25-20-31-5BA-0000-1340	4.84
<b>Total</b>	<b>4.84</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$275,000.00</b>

Parcel 6	Size
25-20-31-5BA-0000-1350	4.86
<b>Total</b>	<b>4.86</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$275,000.00</b>

Parcel 7	Size
25-20-31-5BA-0000-1360	4.49
<b>Total</b>	<b>4.49</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$275,000.00</b>

Parcel 8	Size
25-20-31-5BA-0000-2530	5
<b>Total</b>	<b>5</b>
Price per Acre	\$55,000.00
<b>Total Asking Price</b>	<b>\$275,000.00</b>

\*All Buyers who enter under contract with Seller will be required to seek a lot verification/research request from Seminole County to confirm their Buyers intended use.

LAND FOR SALE

**BLACK  
HAMMOCK**  
50 +/- ACRES

PARCEL ONE



LAND FOR SALE

# BLACK HAMMOCK

50 +/- ACRES



MoonBeam Land Company is your premier brokerage for Florida Agri-Real Estate and Commercial Land sales. Backed by seven generations of Florida heritage, MoonBeam Land Company is the expert in Florida land, real estate investments, and advisory. Led by John A. Evans, Sr., Licensed Real Estate Broker, our market experience spans 15 years yielding more than \$575 million in transactional volume on more than 84,000 acres of land sales throughout the state.



**John A. Evans, Sr.**  
Founder/Broker

[moonbeamlandco.com](http://moonbeamlandco.com)

[John@moonbeamlandco.com](mailto:John@moonbeamlandco.com)

**407.947.3335**