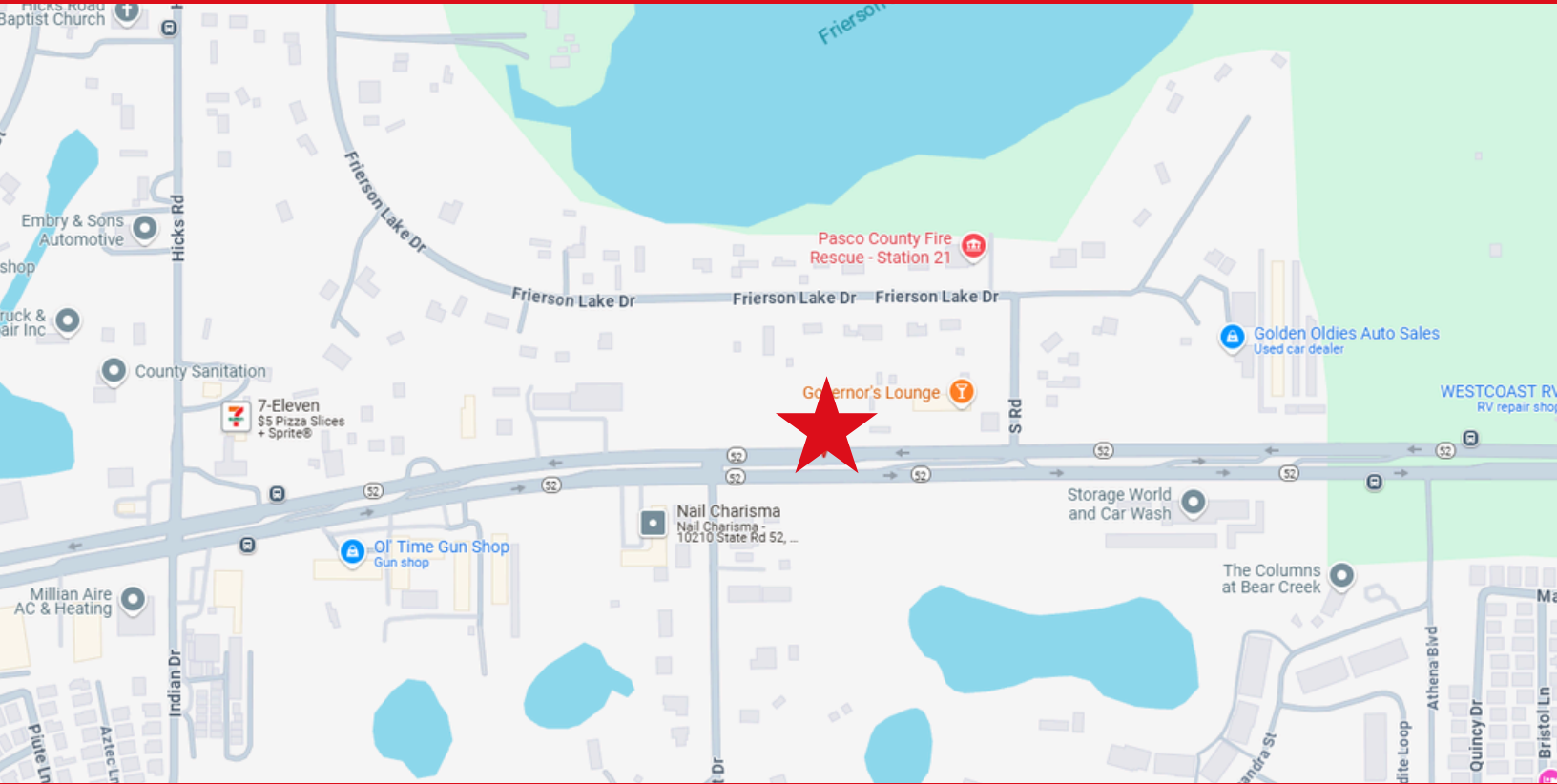


Commercial Vacant Land

10325 State Road 52, Hudson, FL 34669

FOR SALE \$225,000

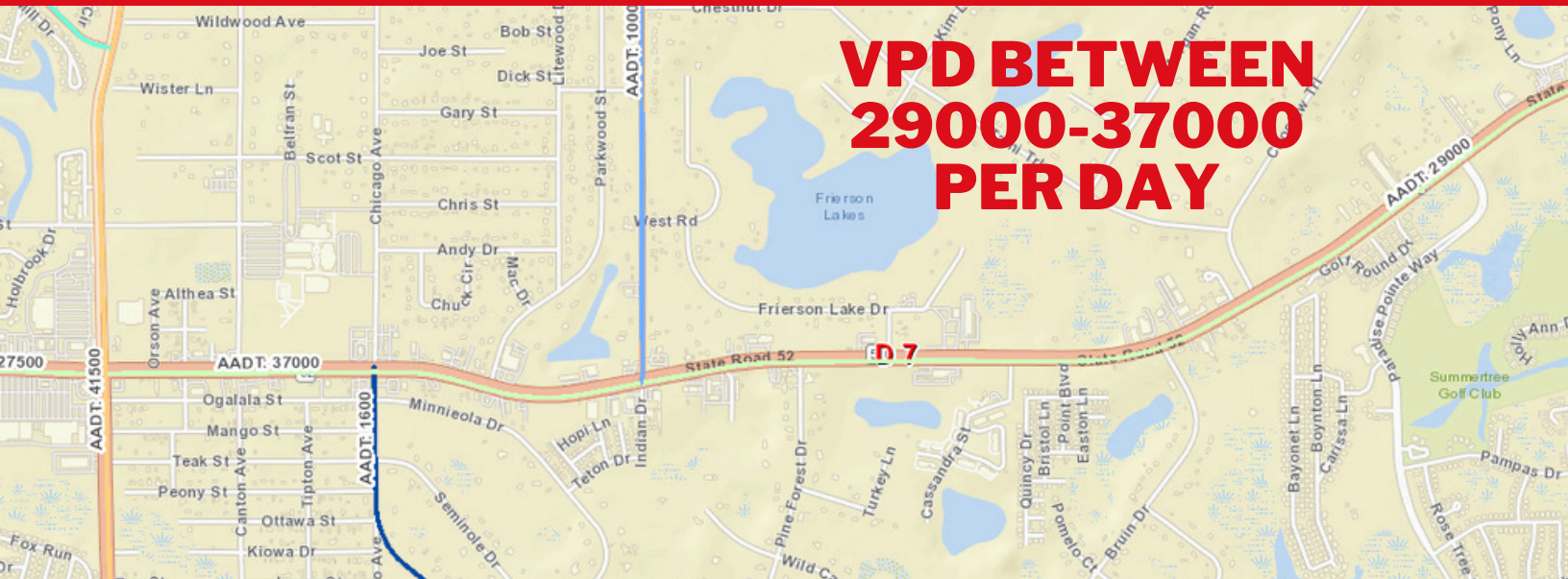


Property Highlights:

- .46 Acres Of Prime Commercial Land On State Road 52 In Hudson With 100 Ft Of Frontage!

- C2 Zoning

- Between 29,000-37,000 Vehicles Passing By Each Day



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Hernando County, FL Demographics

Population:

206,893

Median Household Income:

\$53,301

Median Age:

43.5

**.46 Acres Of Prime Commercial Land On State Road 52 In Hudson
With 100 Ft Of Frontage! C2 Zoning and Between 29,000-37,000
Vehicles Passing By Each Day. Go And Show! Call For More
Information!**

VPD 10325 STATE ROAD 52 ~ 29,000-37,000 PER DAY



KW ELITE PARTNERS
KELLERWILLIAMS.REALTY

MLS# 2250375 &
W7870519



Sean Bradley

Cell: 352-293-6089

Seanbradley@kw.com

2715 Forest Road
Spring Hill, FL 34606

Land Active
MLS# 2250375

00 State Road 52, Hudson, FL 34669

\$225,000



Key #: 0052
County: Pasco
Property Sub Type: Unimproved Land
Subdivision: Not In Hernando
Zoning: C2
Zoning: Highway Commercial
Description:
Elementary School: Not Zoned for Hernando
Middle School: Not Zoned for Hernando
High School: Not Zoned for Hernando
Sinkhole: Unknown
Sinkhole Report: Unknown

I own the photos or have the right to use.: Yes
Lot Size Acres: 0.46
Lot Size Square Feet: 20,037.6
Lot Size Dimensions: 100x200
Lot Dimensions Source: Appraiser
List Price/Acre: \$489,130.43
Waterfront YN: No

Directions: State Road 52 east of Hicks Road**Latitude:** 28.331765 **Longitude:** -82.64404**Public Remarks:** .46 Acres Of Prime Commercial Land On State Road 52 In Hudson With 100 Ft Of Frontage! C2 Zoning and 29,000 Vehicles Passing By Each Day. Go And Show! Call For More Information!**Association YN:** No**CDD Fee YN:** No**Tax Annual Amount:** \$2,238**Tax Year:** 2023**Current Use:** Commercial**Lot Features:** Other**Photo and AI Remarks Rights:** I own the AI Remarks or have the right to use.: Yes; I own the photos or have the right to use.: Yes**Road Frontage Type:** State Road**Road Surface Type:** Asphalt**Sewer:** Unknown**Utilities:** Cable Available; Electricity Available; Water Available**Water Source:** None**Original Entry Timestamp:** 12/10/2024**List Price:** \$225,000**Listing Terms:** Cash; Conventional**List Price/Acre:** \$489,130.43**Special Listing Conditions:** Standard**Possession:** Close Of Escrow

Tax Legal Description: LAKEWOOD ACRES UNIT SIX UNREC PLAT TRACT 471 DESC AS COM NW COR OF SEC TH S00DEG49' 38"W ALG W LN 1901.03 FT TH S89DEG23'34"E 225 FT TH S00DEG49'38"W 3100.76 FT TH S71DEG56'33"E 309.58 FT TH S89DEG49'07"E 1293.90 FT FOR POB TH S89DEG49'07"E 100 FT TH S00DEG49'38"W 200 FT TH N89DEG49'07"W 100 FT TH N00DEG49'38"E 200 FT TO POB

Sean P Bradley

Keller Williams-Elite Partners

Primary: 352-293-6089

Office: 352-688-6500

Mobile: 352-293-6089

seanbradley@kw.com

Information is deemed to be reliable, but is not guaranteed. © 2024 MLS and FBS. Prepared by Sean P Bradley on Thursday, December 12, 2024 1:23 PM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.

Classification

01000-Vacant Comm

Mailing Address

ZAMBROTTO JOHN & SARAH K
PO BOX 371
PORT RICHEY, FL 34673-0371

Property Value

Just Value	\$132,652
Ag Land	\$0
Land	\$132,020
Building	\$0
Extra Features	\$632

Physical Address

No Physical Address

Legal Description (First 200 characters)

LAKEWOOD ACRES UNIT SIX UNREC PLAT TRACT
471 DESC AS COM NW COR OF SEC TH S00DEG49'
38"W ALG W LN 1901.03 FT TH S89DEG23'34"E
225 FT TH S00DEG49'38"W 3100.76 FT TH
S71DEG56'33"E 309.58 FT TH S89DEG49'[...]

Assessed
Homestead Exemption
Additional Exemptions

Non-School	School
\$132,652	\$132,652
-\$0	-\$0
-\$0	-\$0

Jurisdiction
[PASCO COUNTY, BOARD OF COUNTY COMMISSIONERS](#)

Taxable Value **\$132,652** **\$132,652**

Community Dev District
N/A

Community Redevelopment Area
N/A

Land Detail (Card: 1 of 1)

Line	Use	Description	Code	Zoning	Units	Type	Price	Condition	Value
1	1000V	Vacant Commercial	MS52D-1	00C2	11000.000	SF	\$7.00	1.15	\$88,550
2	1000V	Vacant Commercial	MS52D-2	00C2	9000.000	SF	\$4.20	1.15	\$43,470

Additional Land Information

Acres	Tax Area	FEMA Code	Subsidence Activity	Neighborhood Code(s)
0.46	UF	X	None Reported	MS52

Building Information - Use (Card: 1 of 1)

Unimproved Parcel

Extra Features (Card: 1 of 1)

Line	Code	Description	Year	Units	Value
1	RCLFENCE	CHAIN LINK FENCE	1998	1,404	\$632

Sales History

Previous Owner:

ZAMBROTTO CARMINE & MARY E

Month/Year	Book/Page	Type	DOR Code	Condition	Amount
10/2022	10713 / 3602	Warranty Deed	11	I	\$0
7/2006	7078 / 0771	Warranty Deed		V	\$129,000
5/2005	6349 / 0733	Trustee's Deed		V	\$140,000
10/2003	5644 / 1315	Warranty Deed		V	\$0
1/2001	4525 / 1506	Quit Claim Deed		V	\$0
9/1983	1282 / 1628			V	\$35,000

