



66TH AVE 78 ACRES

66TH AVE
VERO BEACH, FL 32967

Jeff Cusson, CCIM
C: 772.473.8497
jeffcusson@svn.com

Bryan Cusson
C: 772.559.4789
bryan.cusson@svn.com

Property Overview



Sale Price

\$4,696,800

PROPERTY OVERVIEW

The property is a well-located Indian River County property on 66th Ave (Lateral A), which is in the process of expansion to a four-lane divided highway. The 78-acre location, adjacent to the Urban Service Line and 1 mile east of the newly expanded City of Sebastian limits, provides potential for a number of future uses for the property. The land is a former citrus grove, with no identified wetlands. The property's current A-1 zoning allows one unit per five acres. The property has been cleared and fenced for cattle providing low taxes and outsourced upkeep of the property. Indian River County is currently reviewing its Comprehensive Land Use Plan with expectations of future expansion. Priced for a quick sale.

OFFERING SUMMARY

Acreage:	78± Acres
Price / Acre:	\$60,000
City:	Vero Beach
County:	Indian River
Property Type:	Land

Specifications & Features



SPECIFICATIONS & FEATURES

Uplands / Wetlands:	78 acres of uplands
Soil Types:	Eaugallie Fine Sand 75 acres Myakka Fine Sand 3 acres
Taxes & Tax Year:	\$1,992.74 in 2023
Zoning / FLU:	A-1 one unit per 5 acres
Water Source & Utilities:	four 4 inch wells two 5 inch wells
Road Frontage:	1300 feet on 66th ave 2600 feet on 73rd st
Nearest Point of Interest:	One half mile west of the County owned Sand Ridge Golf Course
Fencing:	Property is completely fenced with barbed wire around the perimeter.
Current Use:	Cattle grazing
Grass Types:	Bahia

Location



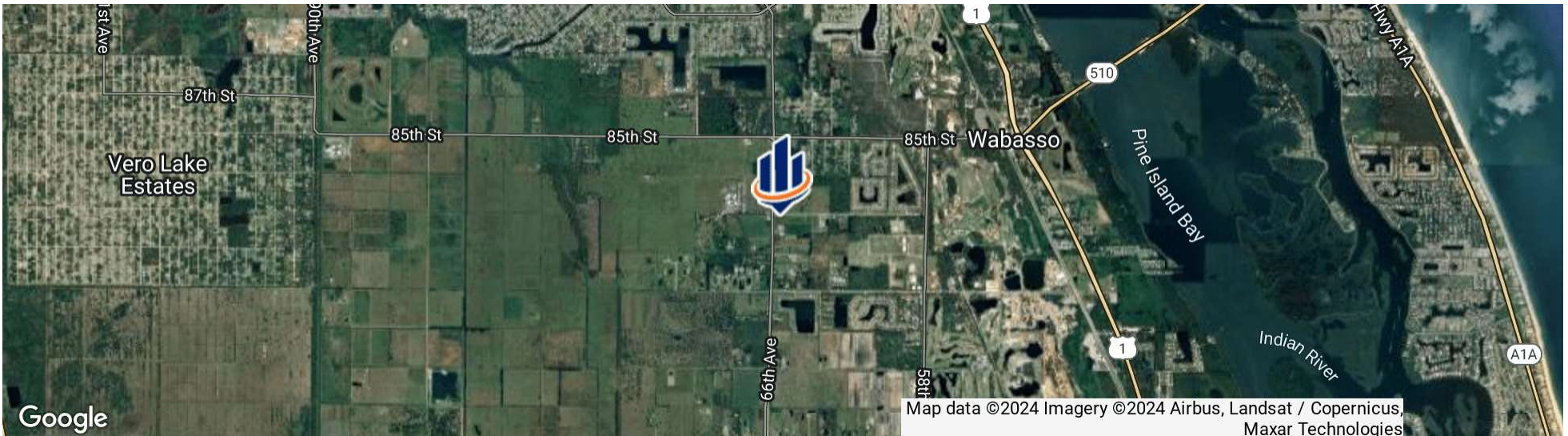
LOCATION & DRIVING DIRECTIONS

Parcel: 32390500001011000001.0

GPS: 27.740571, -80.4609798

Driving Directions:

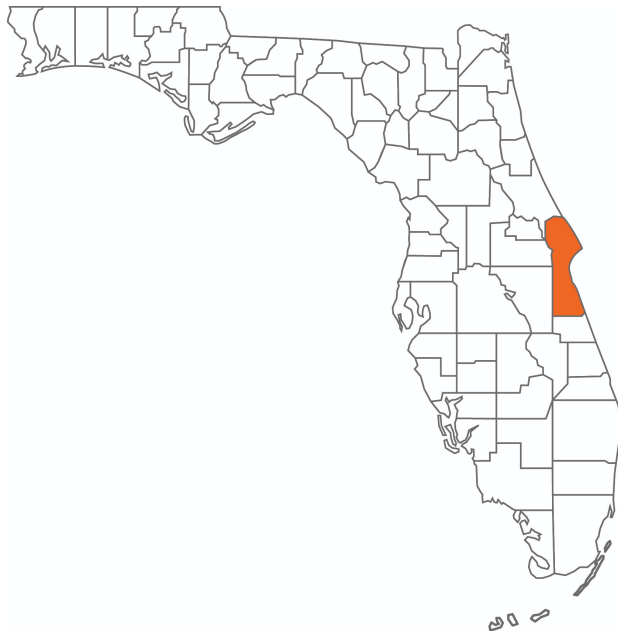
- From the intersection of I-95 and SR-60 travel east on SR-60 3.5 miles to 66th Ave
- turn left and travel north 5.5 miles to 74th St
- Turn right cross over the bridge and take and immediate right





Additional Photos





INDIAN RIVER COUNTY

FLORIDA

Founded	1925	Density	317.8 [2019]
County Seat	Vero Beach	Population	166,991 [2023]
Area	617 sq miles	Website	https://www.irco.gov/

Indian River County is located in the Treasure Coast region of the U.S. State of Florida. The county was named for the Indian River Lagoon, which runs through the eastern portion of the county. Enjoying a moderate tropical climate, the county offers prime spots for surfing, unique diving and snorkeling sites, as well as captivating Nature Preserves and beaches. Its abundance of recreational opportunities makes Indian River County an ideal destination for park visits and camping. The county seat, Vero Beach, boasts exclusive private golf clubs and challenging public courses.

Spanning 617 square miles, including 114 square miles of water, Indian River County is conveniently positioned between Miami and Jacksonville. Its strategic location, just 1.5 hours from Orlando and Palm Beach, is a significant advantage for both visitors and business travelers.



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HEADQUARTERS

1723 Bartow Rd
Lakeland, FL 33801
863.648.1528

ORLANDO

605 E Robinson Street, Suite 410
Orlando, Florida 32801
386.438.5896

NORTH FLORIDA

356 NW Lake City Avenue
Lake City, Florida 32055
352.364.0070

GEORGIA

203 E Monroe Street
Thomasville, Georgia 31792
229.299.8600

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