

\$395,000 - 3612 Roche Ave, Vernon

MLS® #992175

\$395,000

Bedroom, Bathroom,
Unimproved Land on 33.00 Acres

METES & BOUNDS, Vernon, FL

Located within the City Limits of Vernon with over 2000 feet on Holmes Creek here lies your DREAM property!!!! Looking to get away from it all and build your dream home or looking for a place to develop - here is your opportunity to do just that! Property offers 33 acres on Holmes Creek that feeds into the Choctawhatchee River. Property has city water, city sewer and power already in place. The property offers a cleared area already ready to build as well as a floating dock on the water. Property would be perfect for a RV Resort or Retreat Camp development! Commercial opportunity available. Call today to view this one in a lifetime opportunity to purchase!



Essential Information

MLS® #	992175
Sold Price	\$395,000
List Price	\$449,900
Acres	33.00
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Sold

Community Information

Address	3612 Roche Ave
Area	30 - Other Counties
Subdivision	METES & BOUNDS

City	Vernon
County	Washington
State	FL
Zip Code	32462

Amenities

Utilities	Electric, Public Sewer, Public Water
View	Creek/Stream
Is Waterfront	Yes
Waterfront	Creek

Exterior

Lot Description	Cleared, See Remarks, Survey Available, Wooded
-----------------	--

School Information

Elementary	See Remarks
Middle	See Remarks
High	See Remarks

Additional Information

Days on Website	251
Zoning	City, See Remarks

Listing Details

Listing Office	Merrifield & Pilcher Realty
----------------	-----------------------------

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2026, All rights reserved.

Listing information last updated on September 13th, 2026 at 5:22am CDT