

\$550,000 - 58 Blue Gill Road, Freeport

MLS® #1005158

\$550,000

Bedroom, Bathroom,
Unimproved Land on 6.25 Acres

None, Freeport, FL

Investor's Dream & Homesteaders' Paradise Roll into One! Welcome to 6.255+/- pristine, versatile acres offering the perfect blend of privacy, utility, and immediate cash flow. Good news--flood insurance is not required for the existing structures, offering fantastic peace of mind and lower holding costs! Currently generating \$2,500/month in rental income, this unique property is a goldmine for an investor, a business owner, or someone looking to live for free while land-banking for the future.

The acreage is exceptionally equipped with a massive 40x60 pole barn and a secondary 24x36 pole barn, perfect for heavy equipment, workshops, or ultimate storage. Ready for immediate use, the land features hookups for 4 campers, serviced by city water and a well-maintained, fully functional septic tank. Enjoy dual road access via both Blue Gill Rd AND Shell Cracker Rd, making navigation and future development a breeze.

Situated in a rapidly growing area, you are just minutes from local amenities, yet tucked away enough to enjoy peaceful, rural privacy. Bonus: The existing mobile home is available for purchase at an additional cost, or the sellers will remove it before closing. Properties with this level of infrastructure and immediate income do not last. Schedule your tour today and grab your piece of fast-growing real estate!



Essential Information

MLS® #	1005158
Price	\$550,000
Acres	6.25
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	58 Blue Gill Road
Area	20 - Freeport
Subdivision	None
City	Freeport
County	Walton
State	FL
Zip Code	32439

Amenities

Utilities	Electric, Public Water, Septic Tank
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Exterior

Lot Description	Dead End, Irregular Lot, Within 1/2 Mile to Water
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School Information

Elementary	Freeport
Middle	Freeport
High	Freeport

Additional Information

Zoning	County, Resid Single Family
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Listing Details

Listing Office	Beachy Beach Real Estate
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