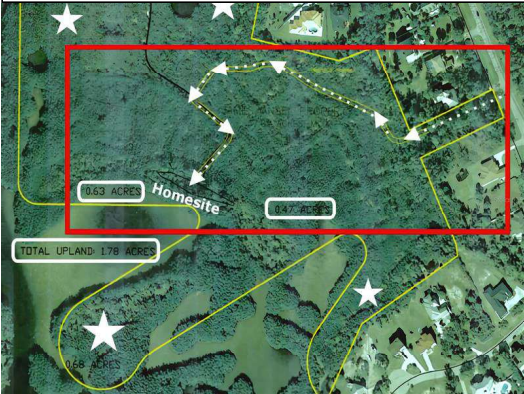


1.7 acres upland surrounded by 36 acres of diverse nature  
**TIDAL SWAMP NE, ST PETERSBURG, Florida 33702**

Listing

**Scott Polisar, Broker, 941-882-5494 Ext 701**

**C7499409 TIDAL SWAMP NE, ST PETERSBURG, FL 33702**



**County:** Pinellas  
**Subdiv:**  
**Subdiv/Condo:**  
**Style:** Residential  
**On Market Date:** 10/28/2024  
**Total Acreage:** 20 to less than 50  
**Price Per Acre:** \$9,698.00  
**For Lease:** No  
**Flood Zone Code:** AE  
**Status:** Active  
**List Price:** \$350,000

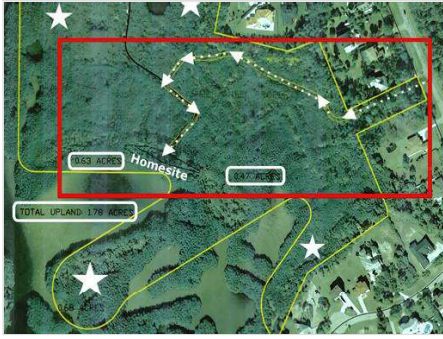
This one-of-a-kind property cannot be duplicated! Offering 1.7 acres (non-continuous) upland surrounded by 36 acres of diverse protected nature. The ultimate in privacy. The property has canal access to connect to Riviera Bay! Mitigation is required (reach out for details). The property has an access easement from San Martin Blvd NE. Drawing available for driveway to the recommended homesite. Located in an area of well-maintained exclusive homes. Just minutes away from the beautiful Weedon Island Preserve, perfect for outdoor enthusiasts. Prime Location: Only 12 minutes to Tampa Bay and 15 minutes to the restaurants of Central Ave. Everything from beaches, boating, fishing, golf, schools, and doctors are nearby. A survey is available. Reach out for more information.

<b>Taxes:</b> \$609	<b>CDD:</b>	<b>Tax Year:</b> 2023	<b>Lot #:</b> 3
<b>Homestead:</b>		<b>Annual CDD Fee:</b>	<b>Other Exemptions:</b>
<b>AG Exemption YN:</b>		<b>Additional Tax IDs:</b>	<b>Development:</b>
<b>Alt Key/Folio #:</b> 30-17-20-00000-320-0100	<b># of Parcels:</b>	<b>Complex/Comm Name:</b>	<b>Subdiv/Condo:</b>
<b>Add Parcel:</b> No		<b>Land Lease Fee:</b>	<b>Lot Size:</b> 1,572,080 SqFt / 146,051 SqM
<b>Ownership:</b> Fee Simple		<b>Lot Size Acres:</b> 36.09	
<b>Book/Page:</b> p			
<b>Lot Dimensions:</b> 933x1700			

Community Information			
<b>HOA / Comm Assn:</b> No	<b>HOA Fee:</b>	<b>HOA Pmt Sched:</b>	<b>Mo Maint\$(add HOA):</b>
<b>Master Assn/Name:</b> No		<b>Master Assn Fee:</b>	<b>Master Assn Ph:</b>
<b>Elementary School:</b> <a href="#">Lakewood Elementary-PN</a>		<b>Middle School:</b> <a href="#">Meadowlawn Middle-PN</a>	<b>High School:</b> <a href="#">Northeast High-PN</a>
Realtor Information			

**Driving Directions:** From Gandy Blvd, turn onto San Martin Blvd, drive 8 tenths of a mile to the utility road. Alternative: From Gandy Blvd, turn onto San Martin Blvd, drive 1 mile (past utility road by .2 tenths of a mile) to the first Lot on the right. The Lot is an easement for access to the property.

Photos



**Suggested Driveway to suggested homesite**



**36 Acres M/L**



**Boundary**



**Part of acreage**



**Part of Acreage**



**Riviera Bay**



**Riviera Bay**



**Part of Acreage**



**Part of Acreage**