

20 Ac Mini-Farm Homesite Lot with Timber near  
Wewahitchka, Gulf Co., FL  
XX1 Hwy 22  
Wewahitchka, FL 32465

**\$99,867**  
19.970± Acres  
Gulf County





**20 Ac Mini-Farm Homesite Lot with Timber near Wewahitchka, Gulf Co., FL**  
**Wewahitchka, FL / Gulf County**

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**SUMMARY**

**Address**

XX1 Hwy 22

**City, State Zip**

Wewahitchka, FL 32465

**County**

Gulf County

**Type**

Recreational Land, Undeveloped Land, Timberland

**Latitude / Longitude**

30.140684 / -85.257392

**Acreage**

19.970

**Price**

\$99,867

**Property Website**

<https://farmandforestbrokers.com/property/20-ac-mini-farm-homesite-lot-with-timber-near-wewahitchka-gulf-co-fl-gulf-florida/86927/>



## **20 Ac Mini-Farm Homesite Lot with Timber near Wewahitchka, Gulf Co., FL**

### **Wewahitchka, FL / Gulf County**

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#### **PROPERTY DESCRIPTION**

This beautiful 19.97 acres MOL is located not far from the Gulf Coast just outside of Wewahitchka, FL. The land is perfect for a new mini-farm homesite, with beautiful planted pine trees growing, natural hardwood, plenty of wildlife, and easy access to the coast!

The property has access onto paved Highway 22, with power located at the boundary. A shared driveway forms the southern boundary of the lot, allowing for easy homesite placement throughout the tract. The area is rural and private, with large timberland and farmland properties creating the bulk of the neighborhood. The town of Wewahitchka is just a few minutes away for food and supplies, and you can be on the water at Port St. Joe or Mexico Beach in just 30 minutes!

Give us a call today to discuss this great mini-farm. This property is Lot 1 of 2 available, so additional acreage can be purchased if desired!





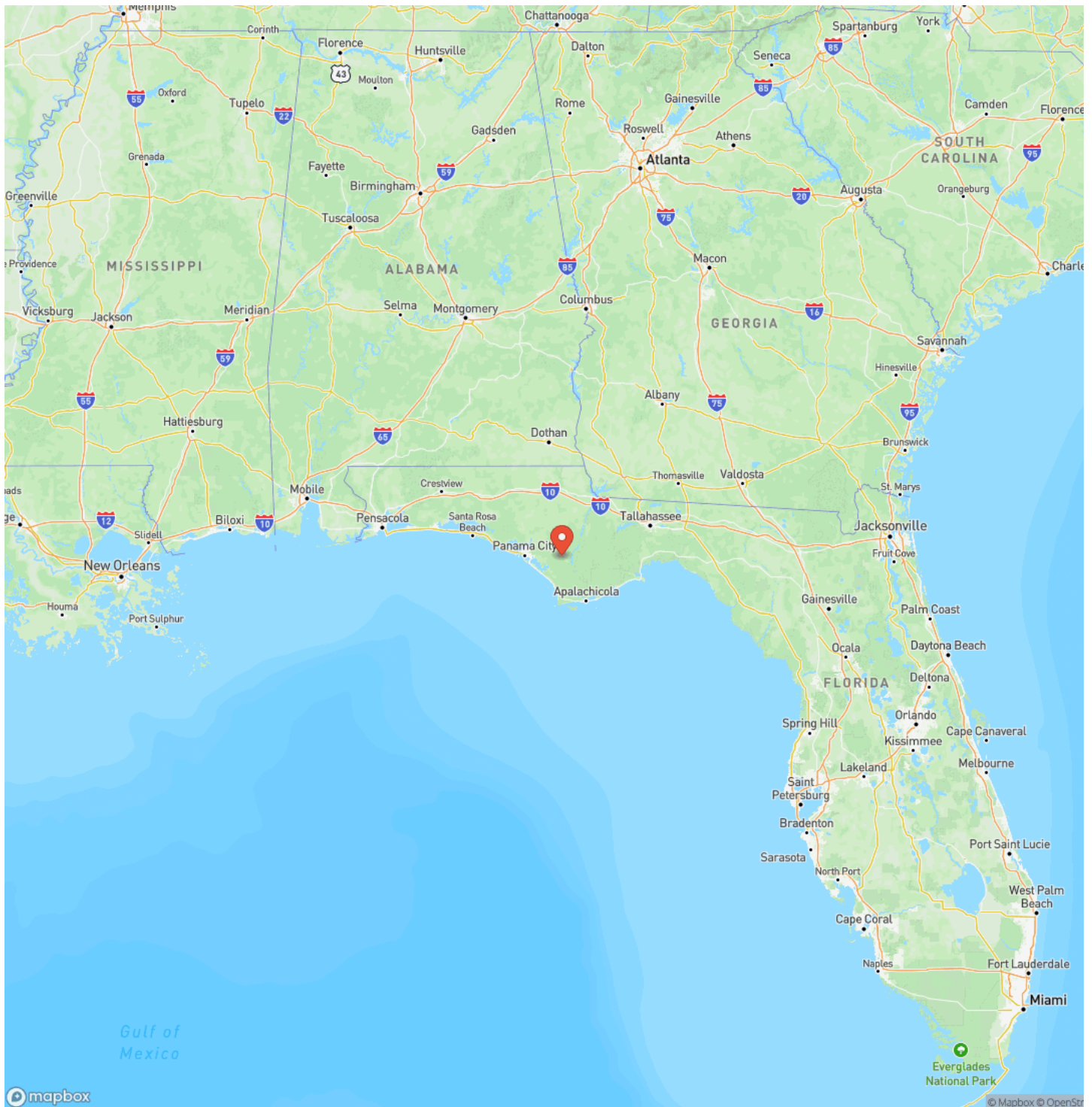
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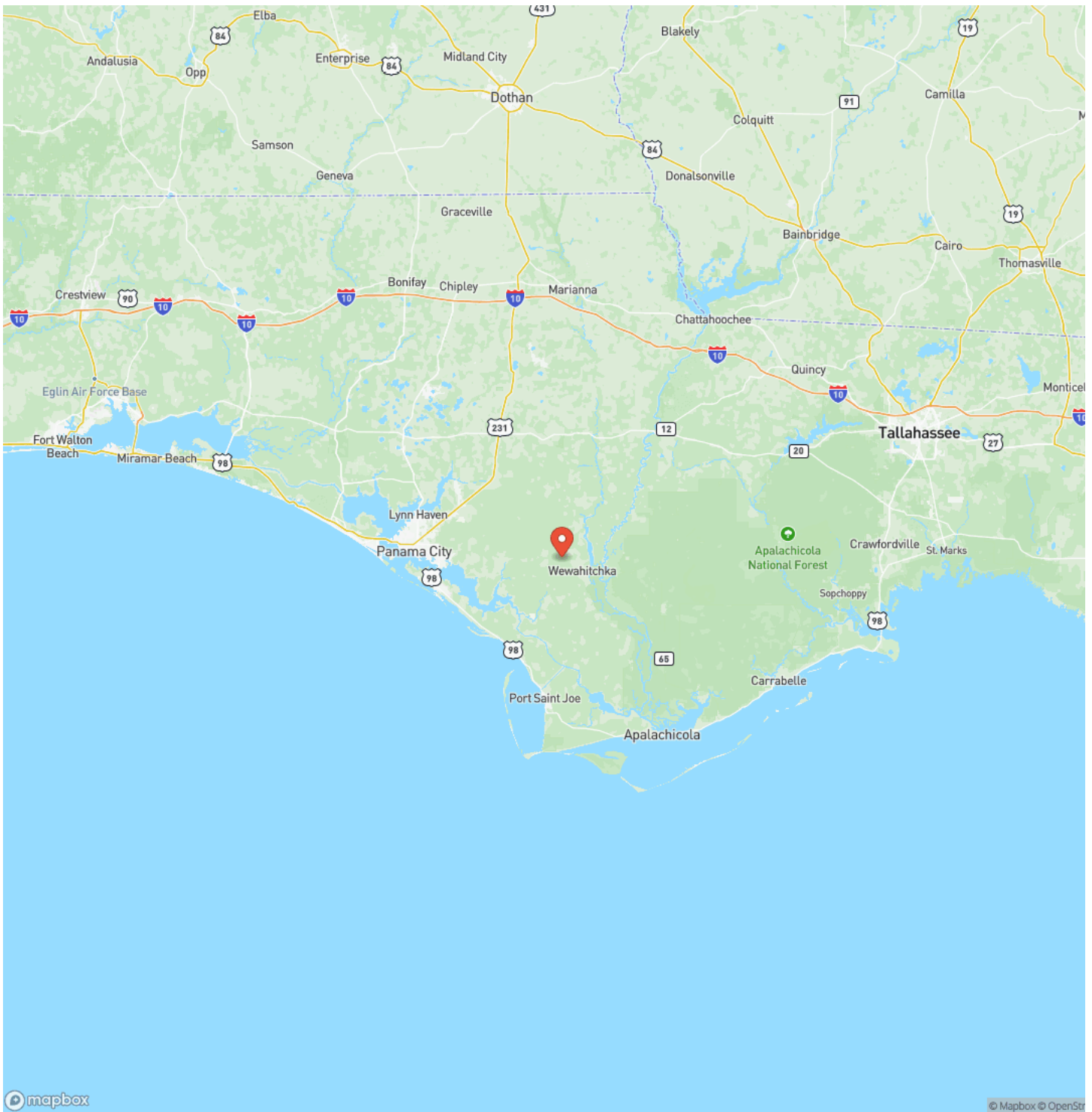




## Locator Map

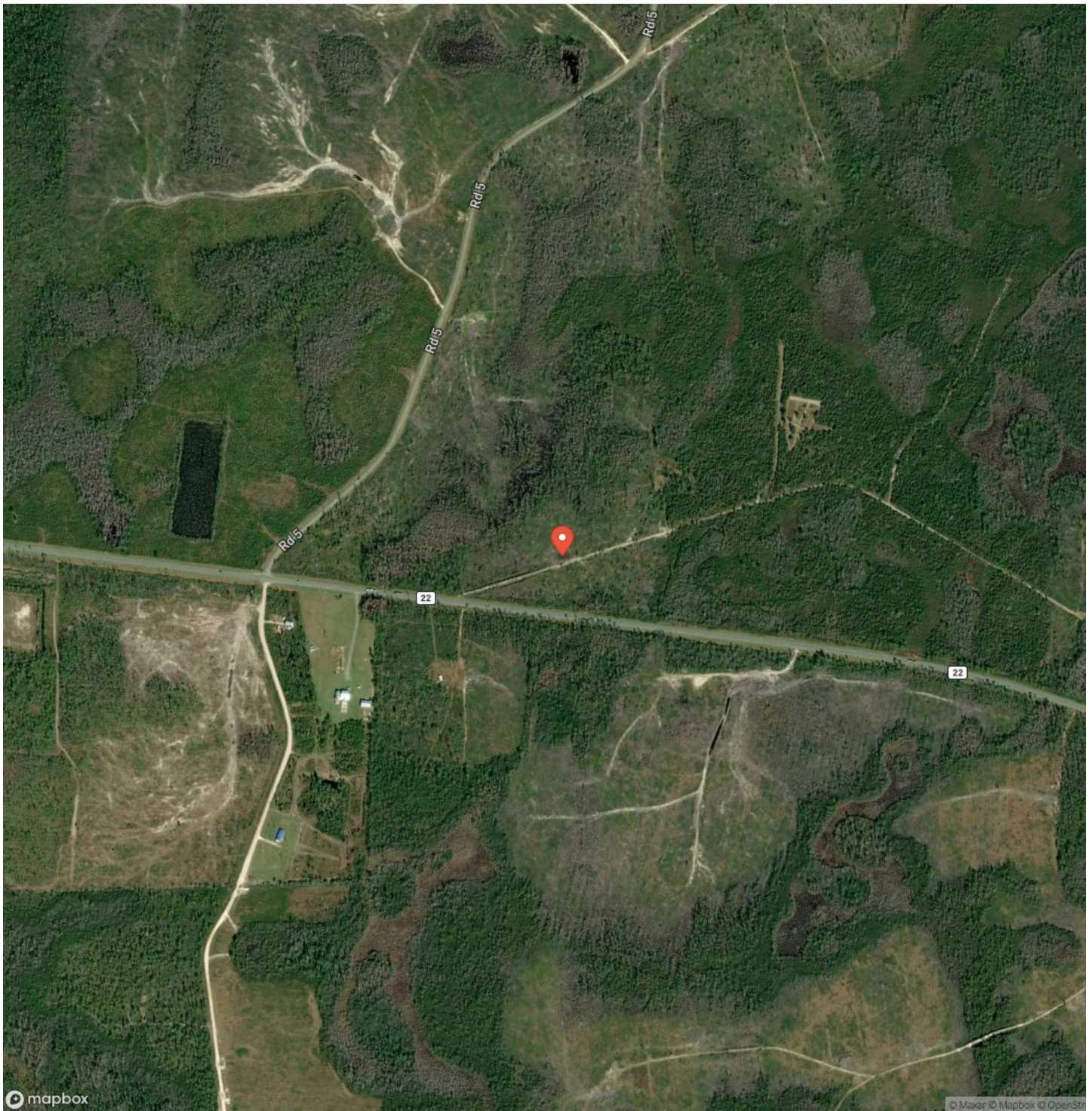


## Locator Map





## Satellite Map



**20 Ac Mini-Farm Homesite Lot with Timber near Wewahitchka, Gulf Co., FL**  
**Wewahitchka, FL / Gulf County**

**LISTING REPRESENTATIVE**

**For more information contact:**



### Representative

Daniel Hautamaki

## Mobile

(850) 688-0814

## Email

daniel@farmandforestbrokers.com

## Address

City / State / Zip

## NOTES

[illegible]



## NOTES

This image shows a single sheet of white paper with horizontal blue ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent is licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are derived from sources believed to be accurate, but are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing boundary lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the boundary lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the property lines. Seller is selling the property in an "as is" condition. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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