

**Self Sustainable Micro Farm & House**  
2588 Heavenly Drive  
Marianna, FL 32448

**\$869,000**  
19.500± Acres  
Jackson County





**Self Sustainable Micro Farm & House**  
**Marianna, FL / Jackson County**

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**SUMMARY**

**Address**

2588 Heavenly Drive

**City, State Zip**

Marianna, FL 32448

**County**

Jackson County

**Type**

Farms, Residential Property, Business Opportunity

**Latitude / Longitude**

30.754129 / -85.292272

**Dwelling Square Feet**

1972

**Bedrooms / Bathrooms**

4 / 3

**Acreage**

19.500

**Price**

\$869,000

**Property Website**

<https://www.mossyoakproperties.com/property/self-sustainable-micro-farm-house-jackson-florida/49221/>



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### **PROPERTY DESCRIPTION**

Welcome to this exceptional farm property that offers a unique opportunity for both agricultural and residential endeavors. Situated on 20 sprawling acres of land, this property presents a lucrative income stream with a greenhouse lease agreement generating \$3,250 per month. Boasting a fully equipped USDA licensed commercial kitchen, this property is a haven for entrepreneurs looking to dive into the culinary industry. You could also lease out the FDA commercial kitchen to a tenant for a substantial income every month. Additionally, the A/C cooled workshop, pole barns, and available RV parking provides ample space for various business or hobbyist ventures. The land is zoned for 18 single-family homes, making it an ideal investment opportunity for developers or those looking to expand their real estate portfolio. Nestled within towering live oak and pine trees is a charming 1,972 sqft farm-style house featuring 3 bedrooms and 2 bathrooms. Whether you're seeking a peaceful countryside retreat or a place to call home, this property offers the perfect blend of functionality and comfort. Don't miss the chance to own this versatile property that embodies the essence of rural living with modern amenities.

#### House Description:

- 1972 Sq/ft
- Built 2008
- 3 bed 2 bath
- Tin roof

#### Farm Inventory:

- 4000 Sq Ft Hydroponic Greenhouse with a year-round climate-controlled NFT hydroponic system - Capability to grow 6000 lettuce, herbs, leafy greens, strawberries, and more!
- Included: Two-day in-person training from Crop King

The farm also features a fully equipped 744 sq/ft commercial kitchen with a USDA retail food establishment permit, providing the ideal space for processing and packaging the farm's bountiful produce. The kitchen comes complete with select essential appliances and tools, ensuring seamless production and preparation of farm-fresh goods for commercial distribution. The kitchen could also be used as a mother-in-law suite that includes a full bedroom, bathroom and laundry room.

#### Commercial Kitchen Inventory:

- 1 exterior commercial refrigerator
- 1 Ninja Blender, 1 KitchenAid Mixer, and all necessary appliances - Various storage containers, mixing bowls, utensils, pans, and kitchen essentials
- 2 work islands for efficient workflow

In addition to the agricultural operations, the property boasts an A/C cooled woodworking shop with built-in tables and a large work table, offering an ideal space for crafting and carpentry projects.

We all love animals right? Well this farm comes with farm animals and the essential equipment needed to manage them.

- Walk-in chicken coop
- Five A-frame housing structures
- Large dog house
- 2 large bird cages
- 1 8'x8' enclosure
- 1 turkey enclosure
- 2 30-mile fence chargers
- 2 premier poultry netting
- 10 mineral feed totes
- 2 brooders
- 1 incubator

Livestock includes Red Bourbon Turkeys, 20+ laying hens with a few roosters, ducks, guinea fowl, and American Guinea Hogs.



The property also features a storage shed (no contents) for convenient storage of farming and maintenance equipment.

Plants - Trees - Bushes:

- Pecan trees
- Lemon, lime, and orange trees
- Blueberry bushes
- Fig trees
- Established Scuppernong & Muscadine vines
- Rose bushes
- Passion fruit, cranberry hibiscus, elderberry, ginger, garlic
- 4 vanilla bean plants
- Pomegranate, hibiscus tree
- Large oak trees

Further enhancing the farm's capabilities, a small vinyl greenhouse, a hydroponic propagation system with 6 lights, and a back porch grow.



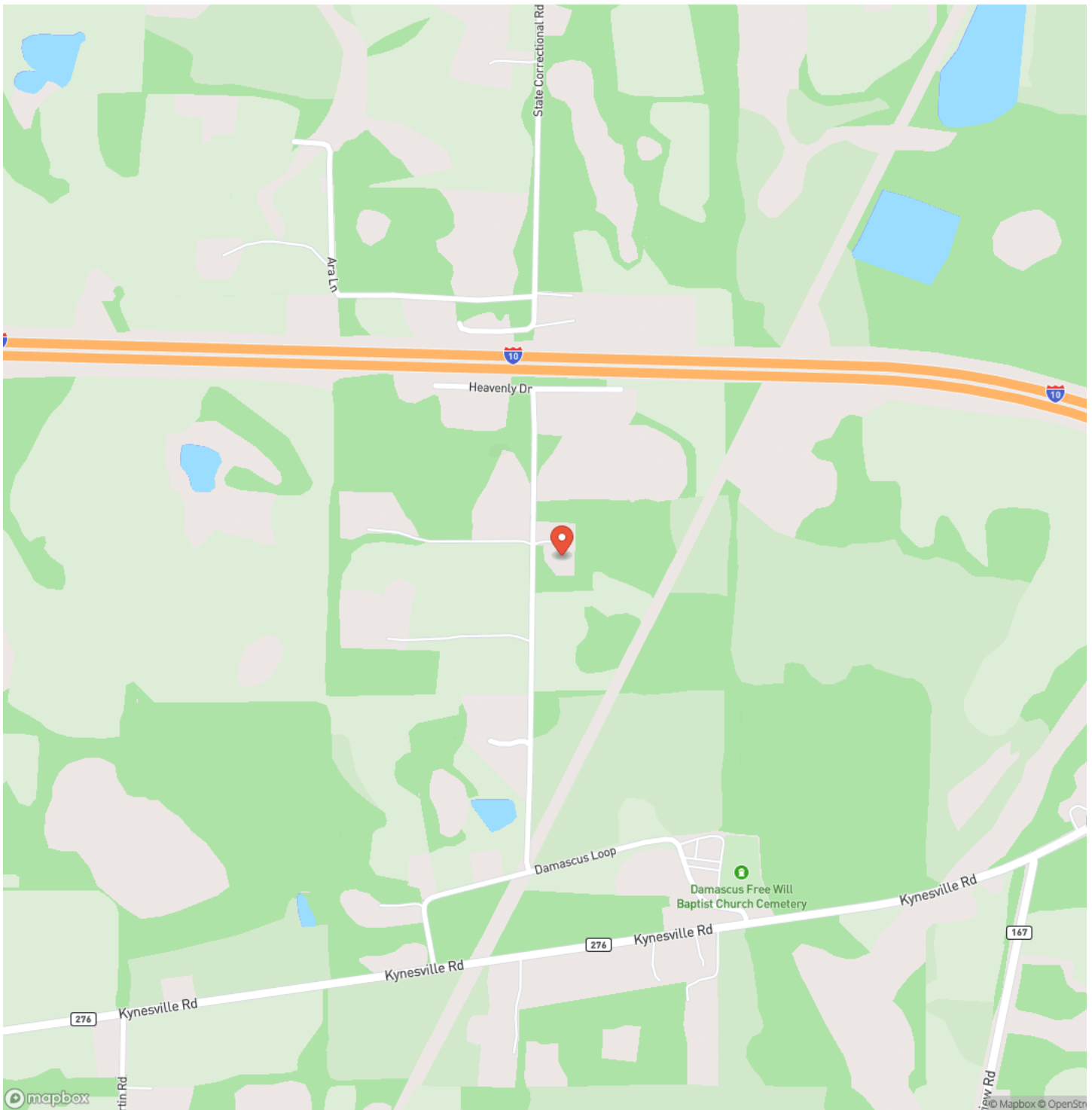


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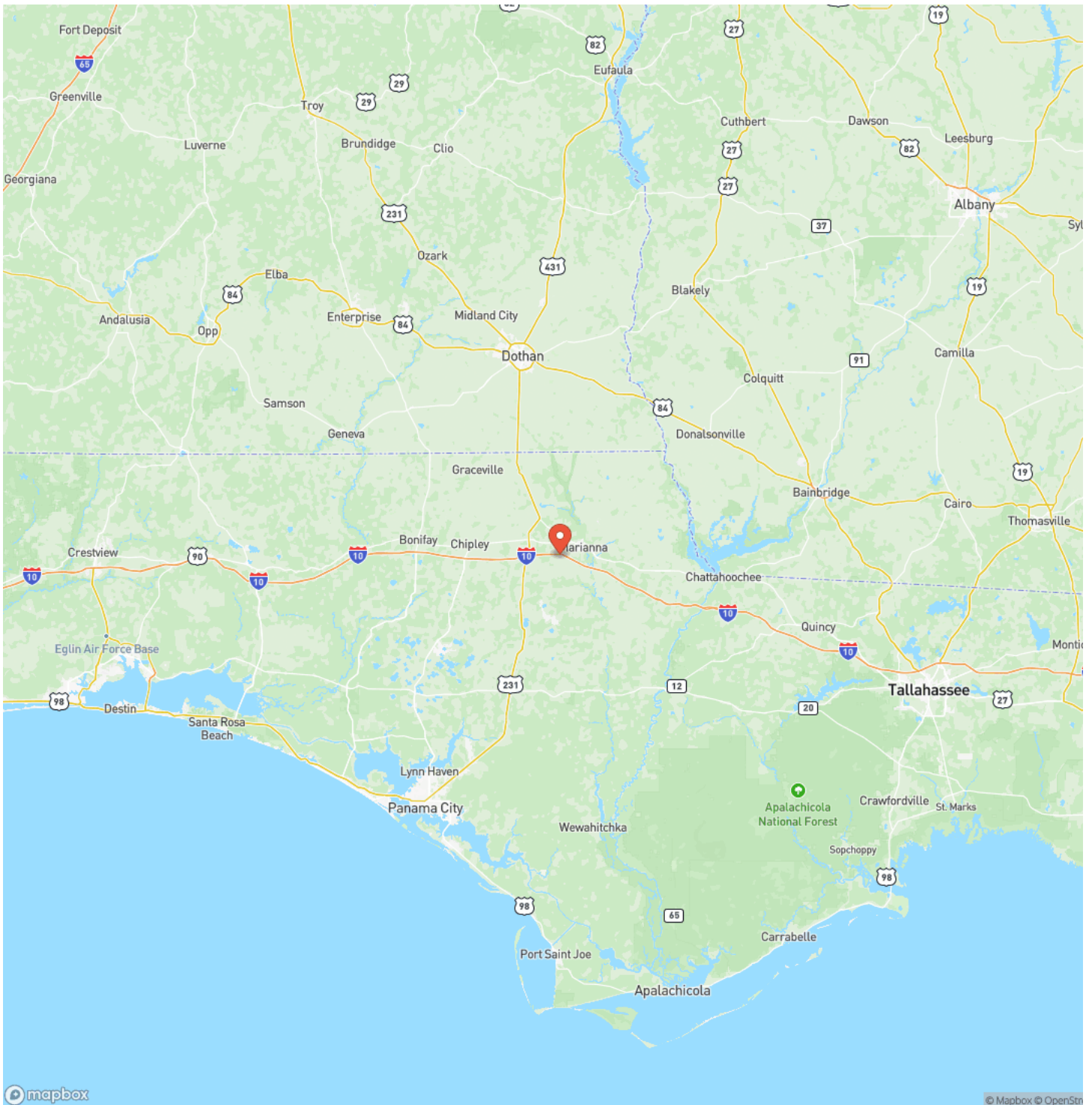


## Locator Map



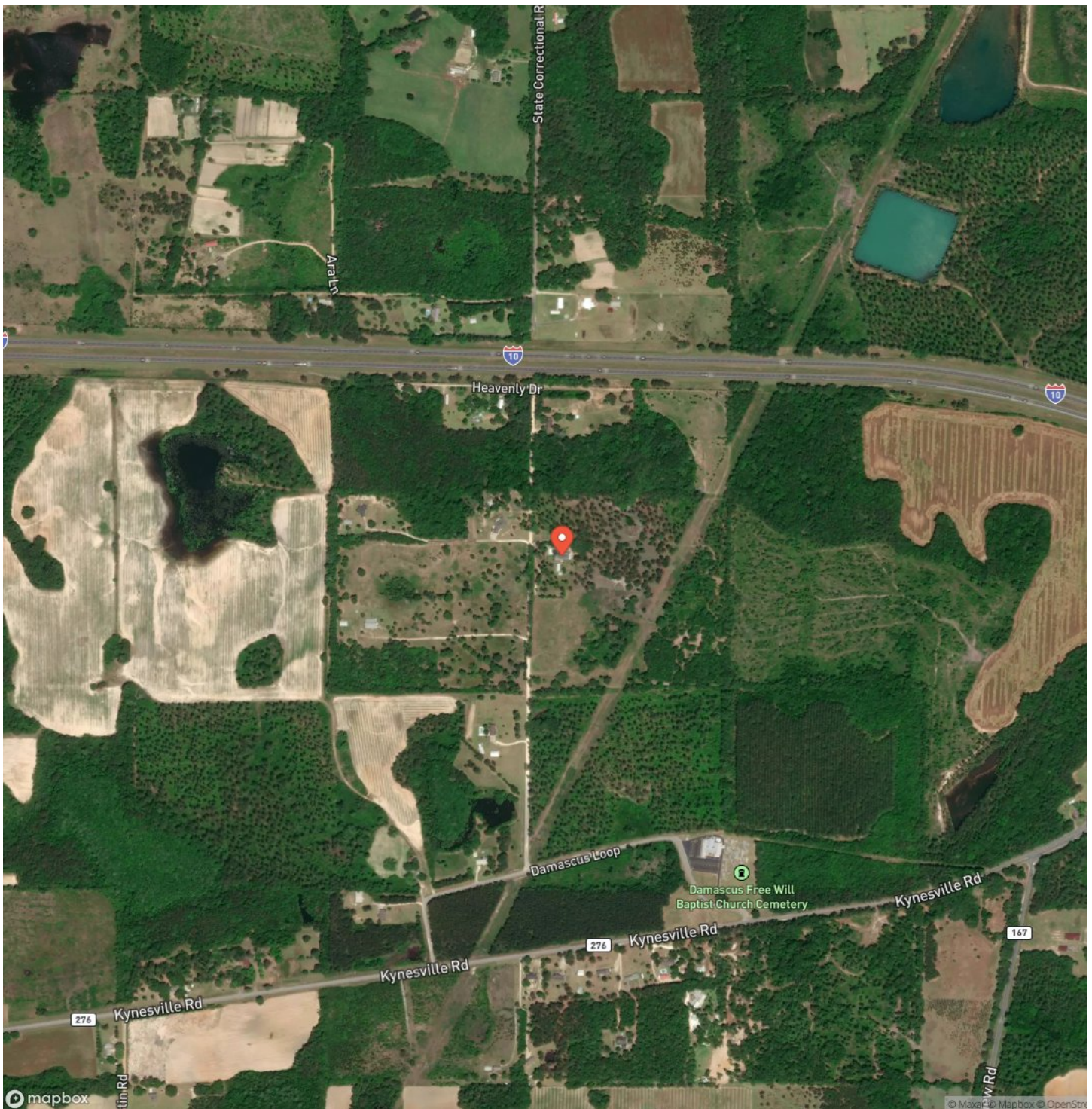


## Locator Map





## Satellite Map





## Self Sustainable Micro Farm & House

### Marianna, FL / Jackson County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Lance Clemons

## Mobile

(850) 643-6972

## Office

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## Email

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**Address**

145 NW Cantey Avenue

## City / State / Zip

Madison, FL 32340

## NOTES



**MORE INFO ONLINE:**

**MossyOakProperties.com**

## This image shows a blank sheet of white paper with horizontal 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**

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