

\$40,000 - Quail Ranch Road, NEW SMYRNA BEACH

MLS® #G5093411

\$40,000

0 Bedroom, 0.00 Bathroom,
Land on 2.50 Acres

QUAIL ROOST RANCHES UNREC 202, NEW
SMYRNA BEACH, FL



The entire property has been deemed wetlands via the attached ENVIRONMENTAL STUDY. There is also an email from VOLUSIA COUNTY telling you how it can be built on.

The email also talks about the mitigation process. Please see the attached information.

This large lot offers opportunity in Quails Roost. Ask the listing agent about an environmental study. 2.5 Acres in Quail Roost Ranches

“ Scenic, Serene, and Ready for Your Vision! Discover the beauty and tranquility of this 2.5-acre property in the desirable Quail Roost Ranches community!

Surrounded by breathtaking views, mature trees, and easy public road access, this lot is an excellent opportunity for your dream home or investment. Utilities Nearby

“ Some utilities appear accessible for a quicker, easier build (buyer to verify). Septic & Well Needed

“ A chance to design your own sustainable setup. Ideal for Investors or Future Homeowners

“ A valuable addition to any portfolio. Important Notes: Buyer responsibility: Please verify all details, including utilities, zoning, and restrictions.

Sign on the Southwest Corner of the property. Listing is for land only, sold As-Is.

I strive to provide all available details as supplied by the seller and county records, but buyers are encouraged to conduct their own due diligence. If a specific detail isn't in the listing, please call Volusia county for guidance.

Essential Information

MLS® #	G5093411
Price	\$40,000
Sold Price	\$36,000
Date Sold	October 27th, 2025
Bathrooms	0.00
Acres	2.50
Type	Land
Sub-Type	Land
Status	Sold

Community Information

Address	Quail Ranch Road
Area	New Smyrna Beach
Subdivision	QUAIL ROOST RANCHES UNREC 202
City	NEW SMYRNA BEACH
County	Volusia
State	FL
Zip Code	32168

Exterior

Lot Description	In County, Unpaved, Wooded
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Additional Information

Date Listed	March 3rd, 2025
Days on Market	161
Zoning	01RA

Listing Details

Listing Office	RE/MAX PREMIER REALTY
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Listing information last updated on October 29th, 2025 at 4:19pm EDT