

\$850,000 - - State Road A1a, Hutchinson Island

MLS® #M20047995

\$850,000

0 Bedroom, 0.00 Bathroom,
Land on 1.44 Acres

Government Lot 3, Hutchinson Island,

HUTCHINSON ISLAND. Indian River Frontage 300â€™™, also known as the Intracoastal Waterway. Across the road (A1A) is Bob Graham Beach which is Oceanfront. Martin County Owns the land to the North, Martin County Owns the land to the South. To the East across A1A is Owned by the State of Florida. Property is just under 1.5 acre, which is Martin County Zoned (HR2A). LAND USE PLAN is Estate Density 2UPA. Property has heavy coverage of Mangrove (red mangrove, white mangrove, black mangrove). Although the state acquired the land across A1A, it is believed that as a LOT OF RECORD this is a buildable lot. Donâ€™™t be misled, acquiring a permit will be difficult as the property is a wetland. SELLER FINANCING MAY BE POSSIBLE. Imagine the sunsets! Imagine no neighbors to north or south, Imagine walking across the street for a dip in the Atlantic. Build the stilt home of your dreams.



Essential Information

MLS® #	M20047995
Price	\$850,000
Bathrooms	0.00
Acres	1.44
Type	Land
Sub-Type	Detached
Status	Active

Community Information

Address	- State Road A1a
Area	1 - Hutchinson Island
Subdivision	Government Lot 3
City	Hutchinson Island
County	Martin
Zip Code	34996

Amenities

Utilities	Cable Available, Electricity Available, Sewer Available, Sewer Connected, Trash Collection, Water Available, Water Connected
Features	Street Lights, Sidewalks, Non-Gated
View	River
Is Waterfront	Yes
Waterfront	Mangrove, Navigable Water, Ocean Access, River Access

Exterior

Lot Description	Flood Zone, Irregular Lot, None, Trees, 1.441 Acres, 304'WF x 132'x 334' x 304'
-----------------	---

Listing Details

Listing Office	Berkshire Hathaway Florida Realty
----------------	-----------------------------------

The data relating to real estate for sale on this web site comes in part from a cooperative data exchange program of the Realtor® Association of Martin County, Inc. MLS. Real estate listings held by brokerage firms other than [INSERT BROKER NAME] are marked with the IDX logo (Broker Reciprocity) or name and detailed information about such listings includes the name of the listing brokers. Data provided is deemed reliable but is not guaranteed. IDX information is provided exclusively for consumers' personal, non-commercial use, that it may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Copyright 2025 Realtor® Association of Martin County, Inc. MLS. All rights reserved.

Listing information last updated on November 3rd, 2025 at 12:45pm EST