

FOR SALE

20+ Acre Estate Lot
2858 Toby Lane, Frederick, MD



Presenting: 2858 Toby Lane

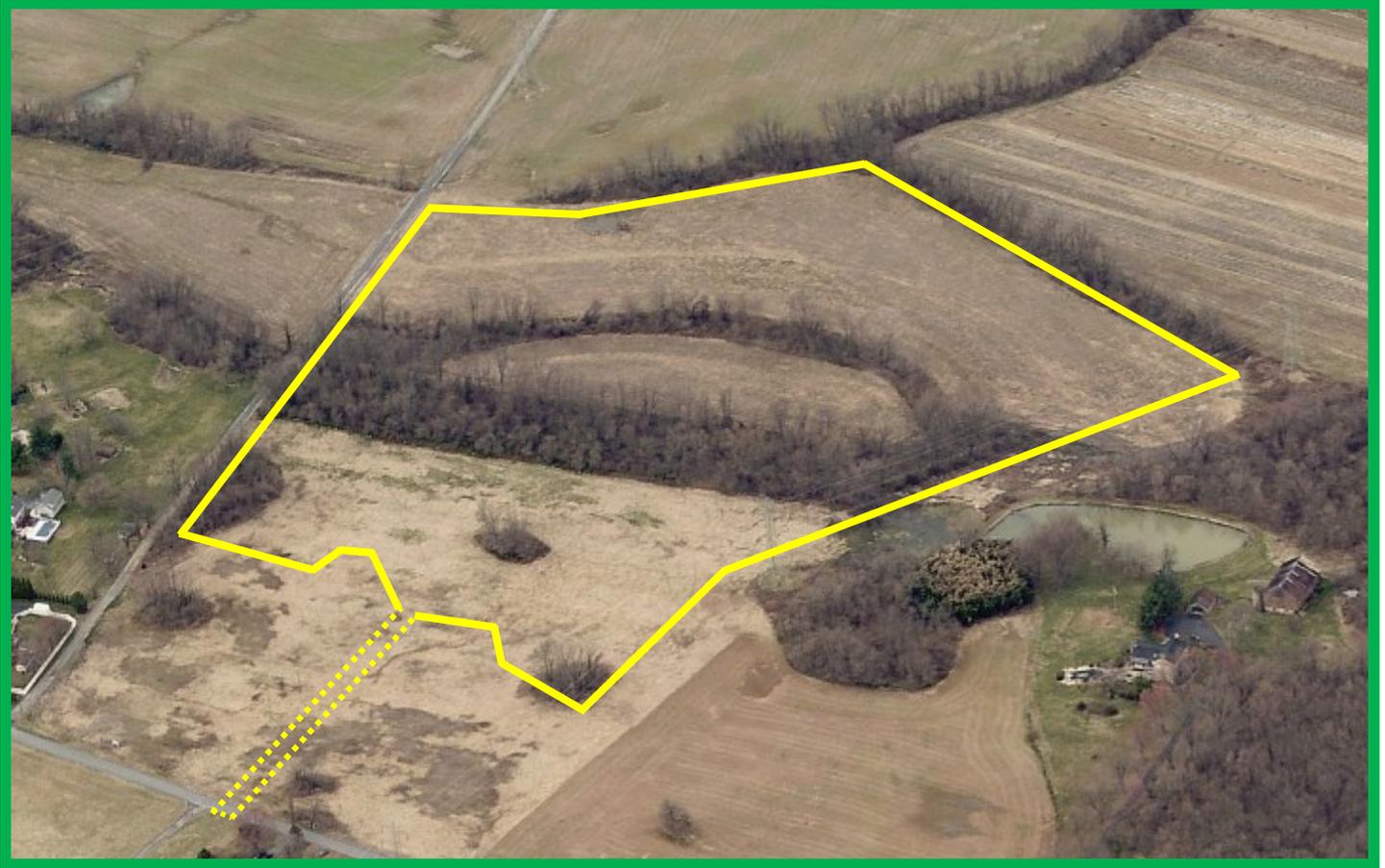
- Location:** North Side of East Basford Road, 0.4 Miles East of US Route 15
- Zoning:** Frederick County: Agriculture
- Size:** 20.336 Acres
- Encumbrances:** 5.98 acres of existing woods & new planning is subject to a forest conservation easement; covenants; shared driveway agreement. All available on request.
- Description:** Level ground with a creek running through the woods. Perc test approved for a sand mound to support a 4 bedroom house. Existing well yields 15 GPM.
- Price:** \$269,900
- Contact:** David Wilkinson
Office: 301-698-9696 ext. 203
Mobile: 301-748-5670
Email: dave@macroltd.com

Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.

PHOTOS

For Sale: 2858 Toby Lane

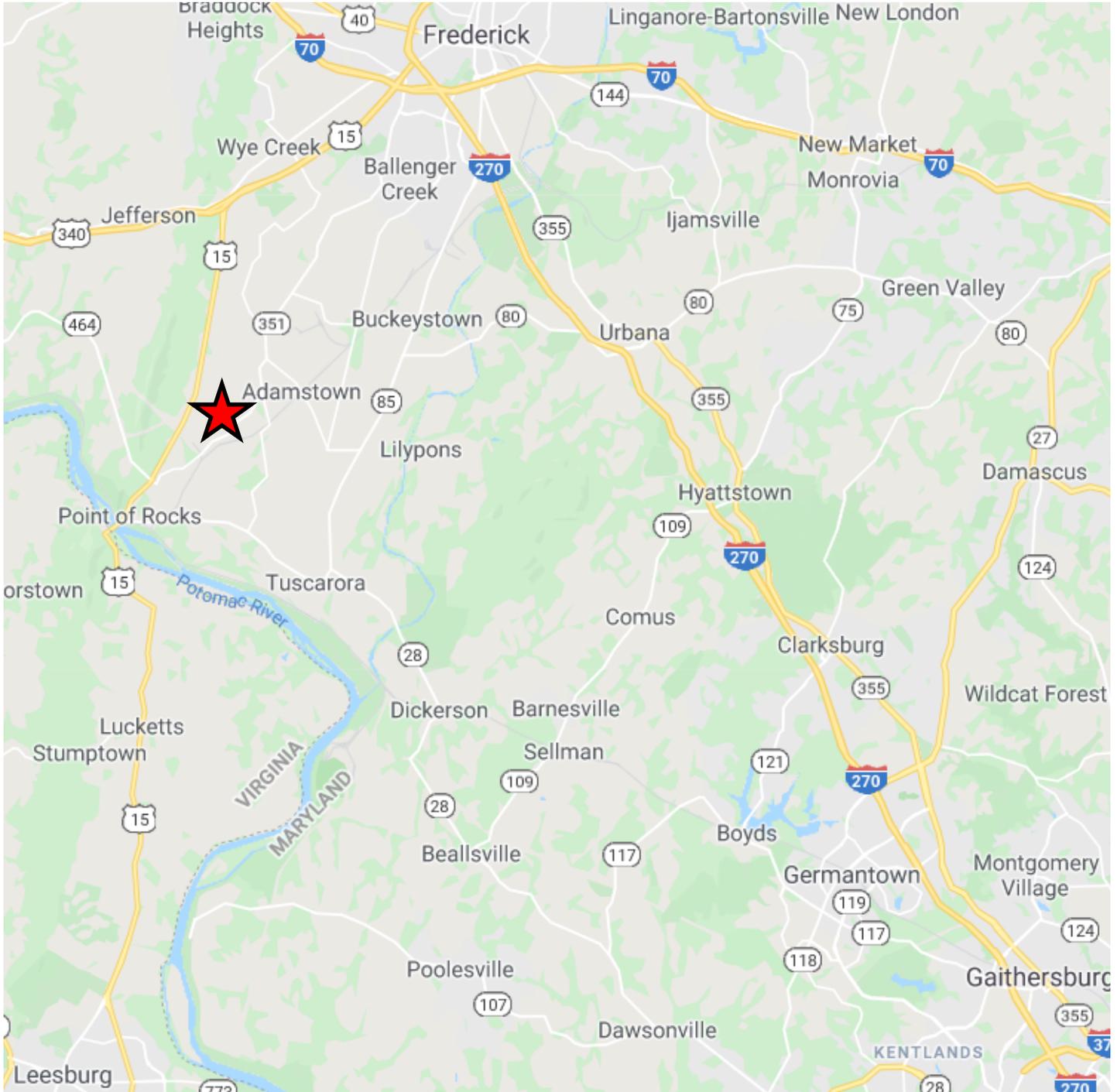
MacRo
LTD.
COMMERCIAL REAL ESTATE™



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LOCATION MAP

For Sale: 2858 Toby Lane, Frederick, MD



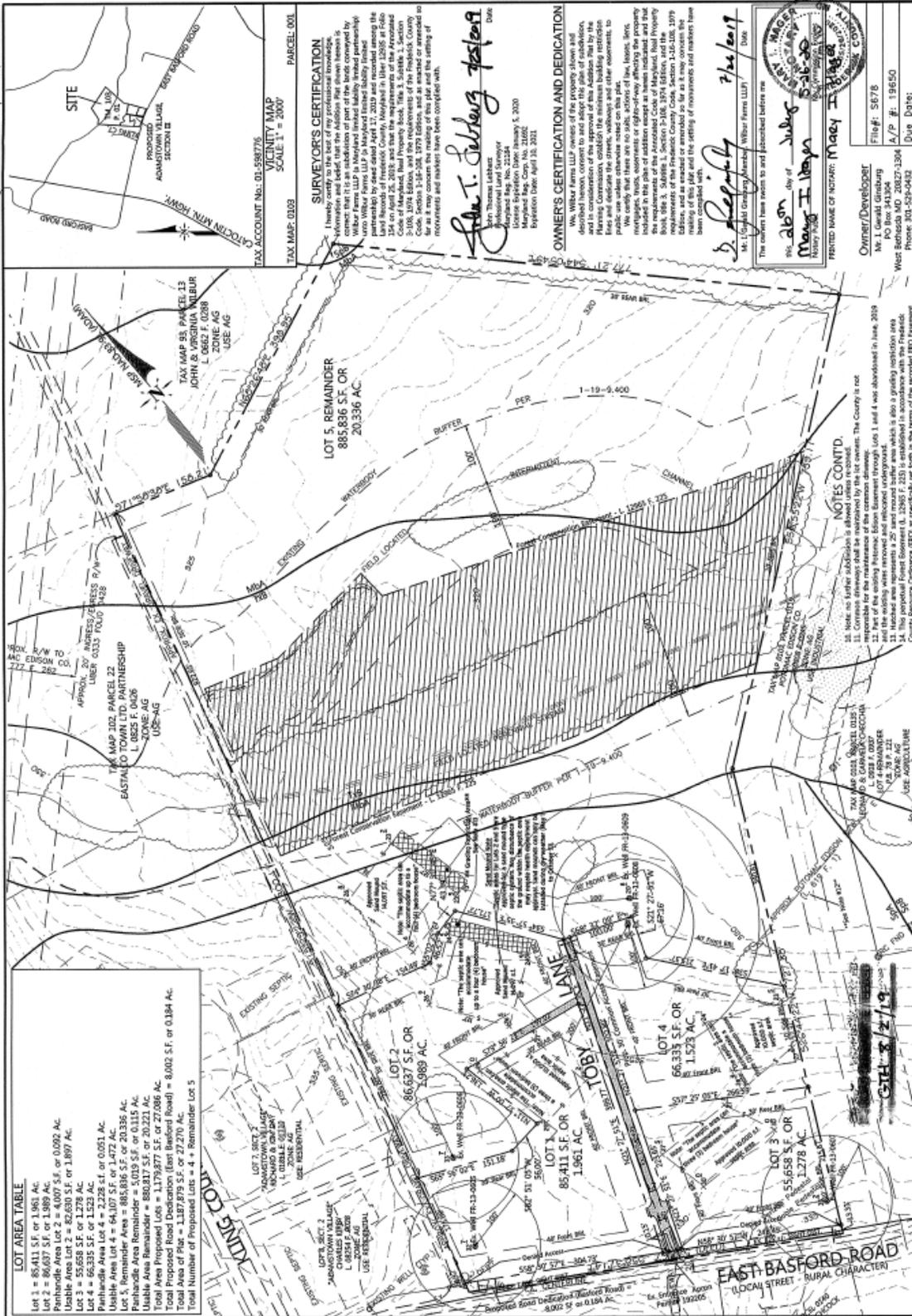
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PLAT

For Sale: 2858 Toby Lane, Frederick, MD



INDEXED 102 157



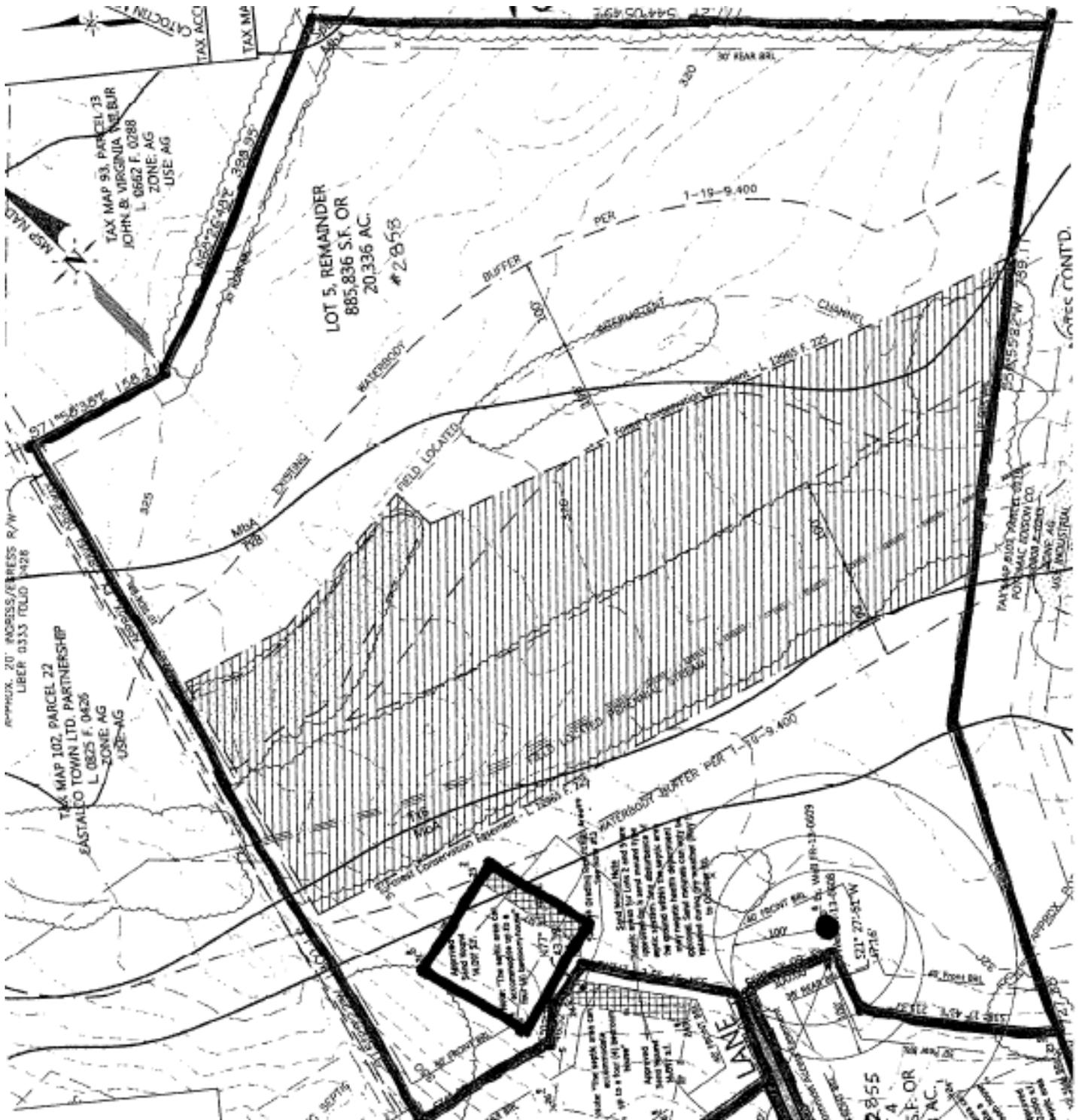
OWNER'S CERTIFICATION AND DEDICATION

We, Wilbur Farms, LLC, owners of the property shown and in consideration of the approval of this Addition that by the Planning Commission, establish the minimum building restriction public use which shall be in accordance with the following:

We certify that there are no sales, actions of law, leases, liens, mortgages, or other encumbrances on this property that are not included in the plat of addition except as herein indicated and that the requirements of the Annotated Code of Maryland, Real Property Code, §§ 8-201, 8-202, 8-203, 8-204, 8-205, 8-206, 8-207, 8-208, 8-209, 8-210, 8-211, 8-212, 8-213, 8-214, 8-215, 8-216, 8-217, 8-218, 8-219, 8-220, 8-221, 8-222, 8-223, 8-224, 8-225, 8-226, 8-227, 8-228, 8-229, 8-230, 8-231, 8-232, 8-233, 8-234, 8-235, 8-236, 8-237, 8-238, 8-239, 8-240, 8-241, 8-242, 8-243, 8-244, 8-245, 8-246, 8-247, 8-248, 8-249, 8-250, 8-251, 8-252, 8-253, 8-254, 8-255, 8-256, 8-257, 8-258, 8-259, 8-260, 8-261, 8-262, 8-263, 8-264, 8-265, 8-266, 8-267, 8-268, 8-269, 8-270, 8-271, 8-272, 8-273, 8-274, 8-275, 8-276, 8-277, 8-278, 8-279, 8-280, 8-281, 8-282, 8-283, 8-284, 8-285, 8-286, 8-287, 8-288, 8-289, 8-290, 8-291, 8-292, 8-293, 8-294, 8-295, 8-296, 8-297, 8-298, 8-299, 8-300, 8-301, 8-302, 8-303, 8-304, 8-305, 8-306, 8-307, 8-308, 8-309, 8-310, 8-311, 8-312, 8-313, 8-314, 8-315, 8-316, 8-317, 8-318, 8-319, 8-320, 8-321, 8-322, 8-323, 8-324, 8-325, 8-326, 8-327, 8-328, 8-329, 8-330, 8-331, 8-332, 8-333, 8-334, 8-335, 8-336, 8-337, 8-338, 8-339, 8-340, 8-341, 8-342, 8-343, 8-344, 8-345, 8-346, 8-347, 8-348, 8-349, 8-350, 8-351, 8-352, 8-353, 8-354, 8-355, 8-356, 8-357, 8-358, 8-359, 8-360, 8-361, 8-362, 8-363, 8-364, 8-365, 8-366, 8-367, 8-368, 8-369, 8-370, 8-371, 8-372, 8-373, 8-374, 8-375, 8-376, 8-377, 8-378, 8-379, 8-380, 8-381, 8-382, 8-383, 8-384, 8-385, 8-386, 8-387, 8-388, 8-389, 8-390, 8-391, 8-392, 8-393, 8-394, 8-395, 8-396, 8-397, 8-398, 8-399, 8-400, 8-401, 8-402, 8-403, 8-404, 8-405, 8-406, 8-407, 8-408, 8-409, 8-410, 8-411, 8-412, 8-413, 8-414, 8-415, 8-416, 8-417, 8-418, 8-419, 8-420, 8-421, 8-422, 8-423, 8-424, 8-425, 8-426, 8-427, 8-428, 8-429, 8-430, 8-431, 8-432, 8-433, 8-434, 8-435, 8-436, 8-437, 8-438, 8-439, 8-440, 8-441, 8-442, 8-443, 8-444, 8-445, 8-446, 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PLAT - Focus on Lot 5

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