



**Agricultural Development Bank**  
*Growing stronger together*

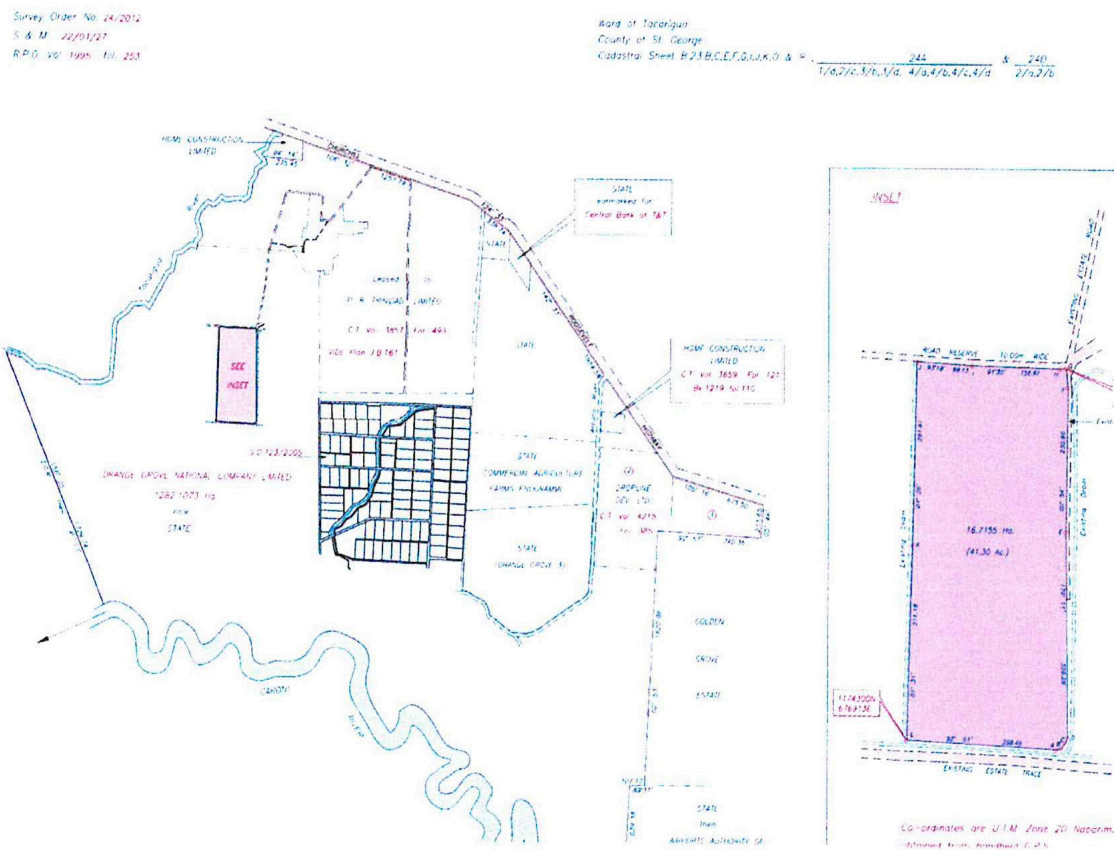
16.7128 ha or 41.30 A State Leased Land

Situated at:

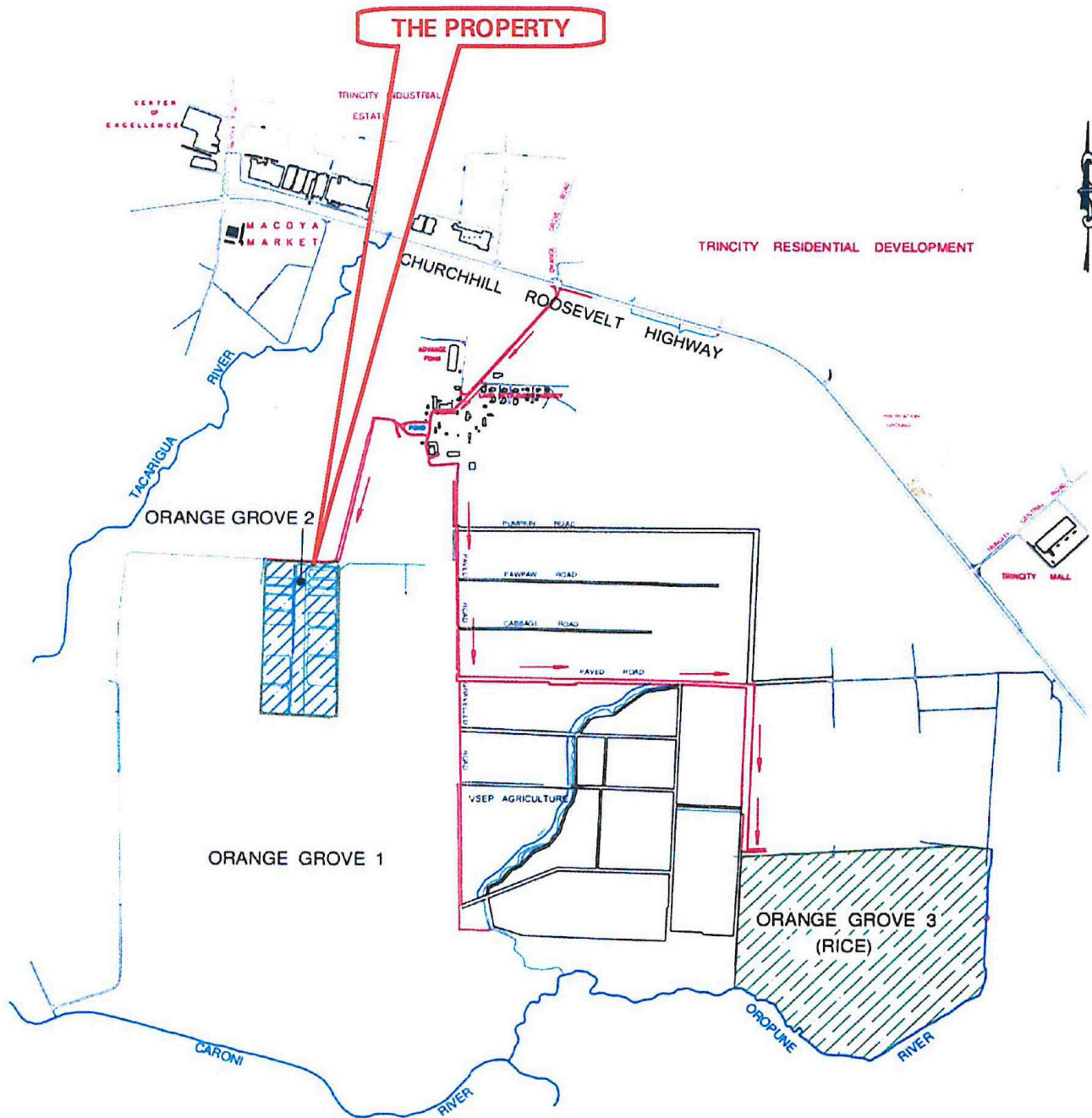
Lot #5 Orange Grove Estate,

**ORANGE GROVE**

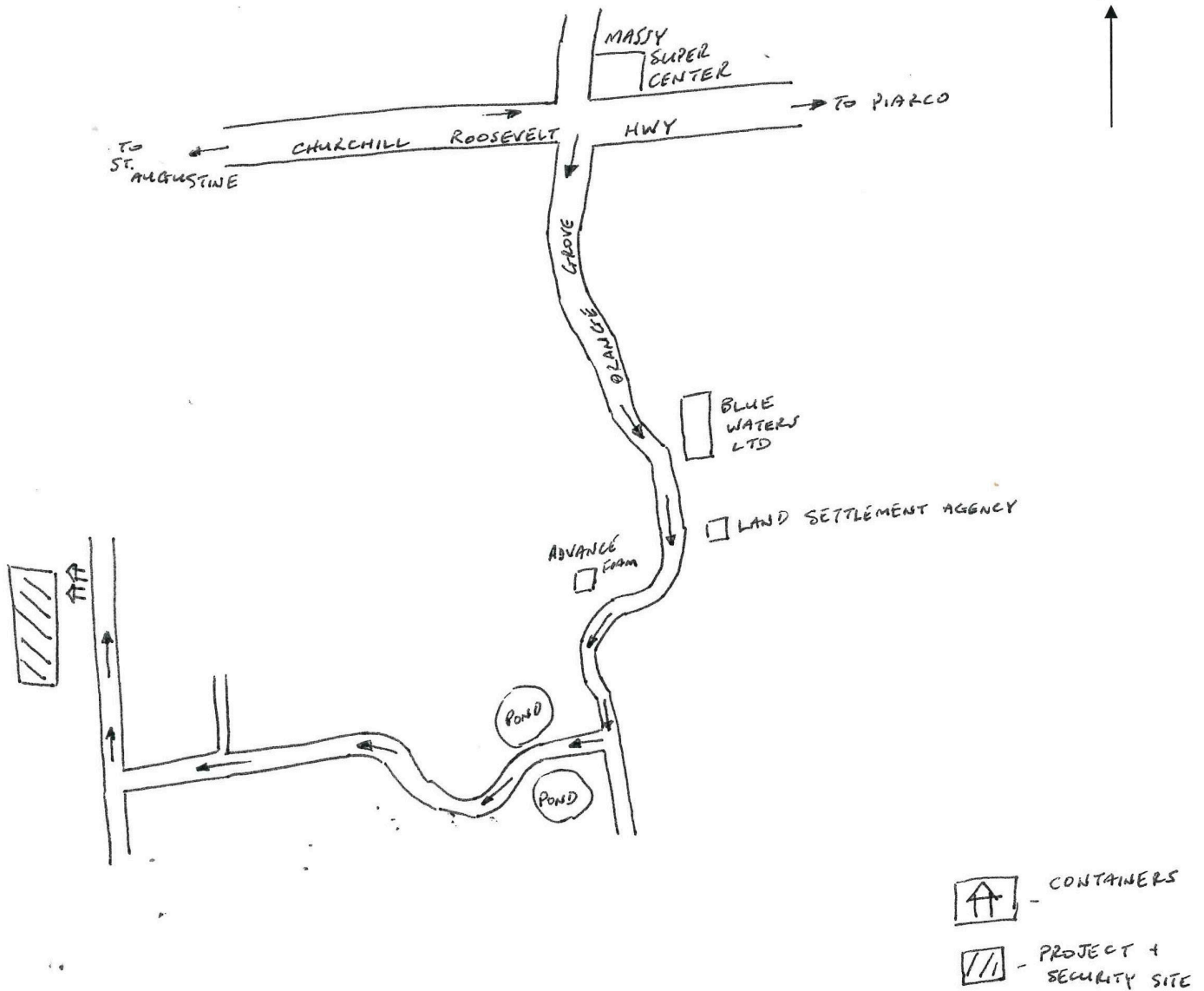
SURVEY PLAN OF 44 ACRES OF LAND AT ROAD RESERVE, ORANGE GROVE NO. 2,  
TACARIGUA



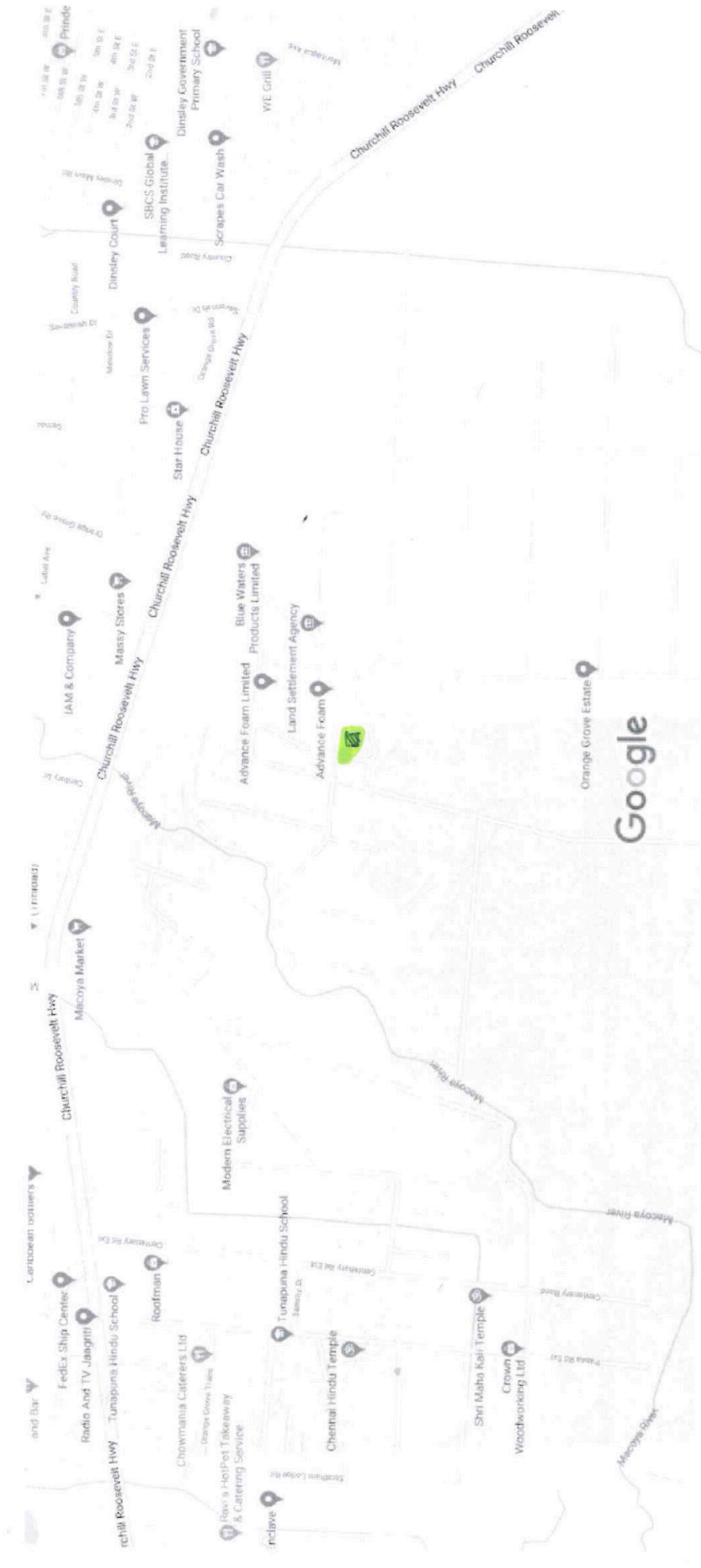
LOCATION PLAN FOR 44 ACRES OF LAND AT ROAD RESERVE, ORANGE GROVE NO. 2,  
TACARIGUA



ADDRESS:  
LOT #5 ORANGE GROVE, ORNAGE GROVE







## **LOCATION**

Tacarigua is a well established town situated east of Tunapuna/El Dorado and the Tacarigua River and west of Trincity and Arouca. Orange Grove Road runs southward from Eastern Main Road, crosses the Priority Bus Route and Churchill Roosevelt Highway before ending in a long-established, gated farming/agricultural zone known as Orange Grove No. 2 approximately 300 m. south of the highway. The neighbourhood is characterized by a few industrial users between the highway and Orange Grove No. 2 however, it is predominantly agricultural.

Orange Grove Road (South) runs off the southern side of Churchill Roosevelt Highway and ends at a gate after approximately 300 m. which provides restricted access to the 'farming zone'. Approximately 500 m. south of this gate is another road reserve running westward. This road reserve runs between 2 ponds for approximately 50 m. before ending at a 'T' junction. Bearing west, follow the road for approximately 800 m. until arriving at a westward bend in the road which constitutes the south-eastern boundary of the property (a location plan is attached for ease of identification only.).  
due

## **THE SITE**

The site is rectangular, elevated along the road frontages and site boundaries but below road level elsewhere to accommodate the ponds. This site was specifically developed to retain water therefore a comment on the quality of drainage is irrelevant however, the area is served with numerous drains and water courses which are utilized for irrigation purposes.

the property comprises an area of  
44 Acres.

## **SERVICES AND AMENITIES**

Electricity mains are available and sewerage is by means of septic-tank and soak-away. There were several earthen service roads on the site which were covered with overgrowth. The access roads were either asphalt or oil-sand paved in good condition except for the section passing between the 2 ponds which was earthen in fair condition. Local shopping, transport and places of worship are all available within 3 kms.