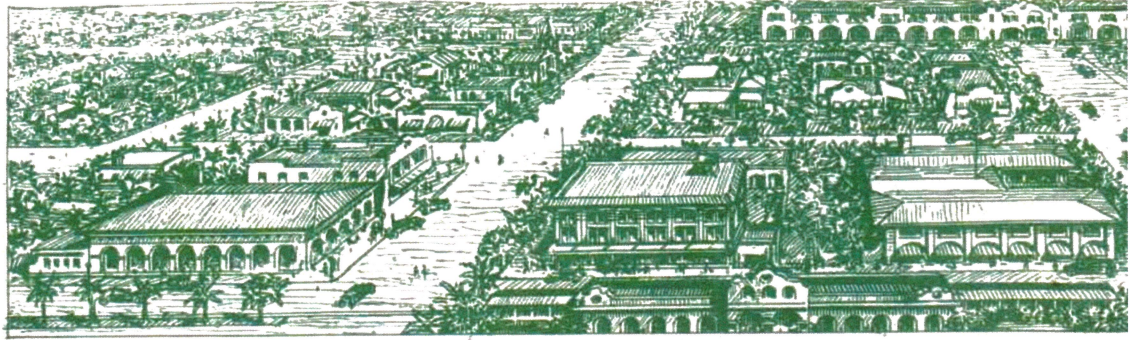


INTEROCEAN CITY FLORIDA



50



VIEW OF INTEROCEAN HOTEL

Health

Interocean City is a high, healthful spot, 65 feet above sea level on the pine-clad, central ridge of Florida.

After extended medical research, this area was recently recommended for the location of a proposed "Healthitorium," because of its low sickness and death rate.

Sunshine — coast and lake breezes — high altitude — artesian water — with abundant farm products, make this an ideal health spot.

It enjoys immunity from the mosquito pest.

Farming

The great cities of Florida have pushed their sub-divisions out until their farm and food areas have been absorbed in building lots.

The farmer feeds the world. No city can be secure without production from the soil.

Interocean City, therefore, has wisely planned

in advance for large areas of 5 and 10 acre farms near the residential and industrial zones. When sold, these will be equipped with house and basic improvements. The first unit of 1000 acres will be placed on the market by the Strout Farm Agency of New York City.

City Planning

Rome was not built in a day—but Interocean City is building rapidly. Not only have careful zoning restrictions been created by the city planning experts, but the element of beauty is also held to be vital. The free advisory services of an outstanding staff of architects, engineers, landscape gardeners are available to keep the new city's architecture at high standard.

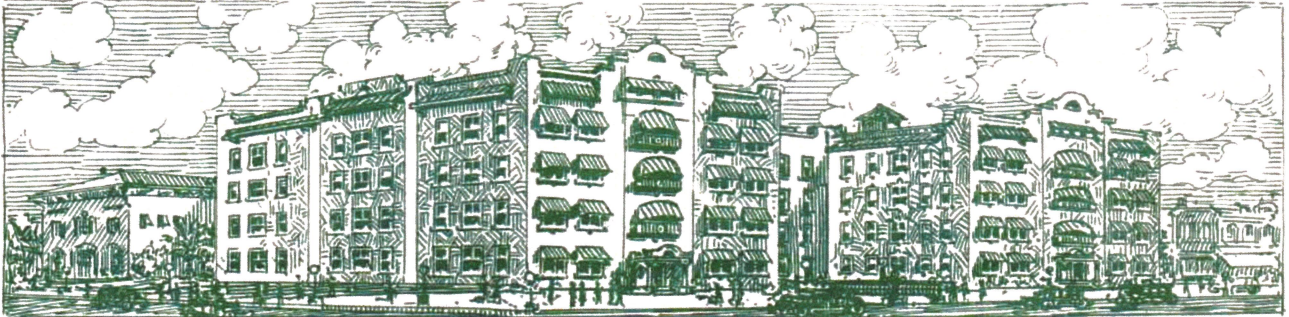
Mr. F. H. Trimble, well known architect, with headquarters at Orlando, who has attained state-wide reputation through his work, has been retained as the supervising architect for Interocean City and all those who propose to build may consult with Mr. Trimble and secure his advice.



IMPROVED SMALL FARMS WILL FRINGE THE CITY

1851
Bexi

M.S.S.



TWO HANDSOME APARTMENTS PLANNED FOR INTEROCEAN CITY

Seven Measures of Permanence

1. Since 1910 Florida has grown in population more than twice as fast as the United States.
2. In new building—the South leads the U. S. in 1925 and Florida leads the South with 133% increase.
3. Bank deposits in Florida increase 100% to 1800% while the average for the U. S. is 4% annually.
4. In ten years farm products increased over 300%.
5. Railroad mileage was 518 in 1880, 6242 in 1925.
6. Value of manufactured products:

1880	\$ 5,000,000
1920	180,000,000
1924	500,000,000
7. The tourist business of over \$250,000,000 a year is less than manufactures or agriculture.

Interocean City—Unique!

In the heart of Florida's fertile fields, it is developing small farms and orchards. In the geographic center of the state between the great ports east and west, it already has provided a large industrial program.

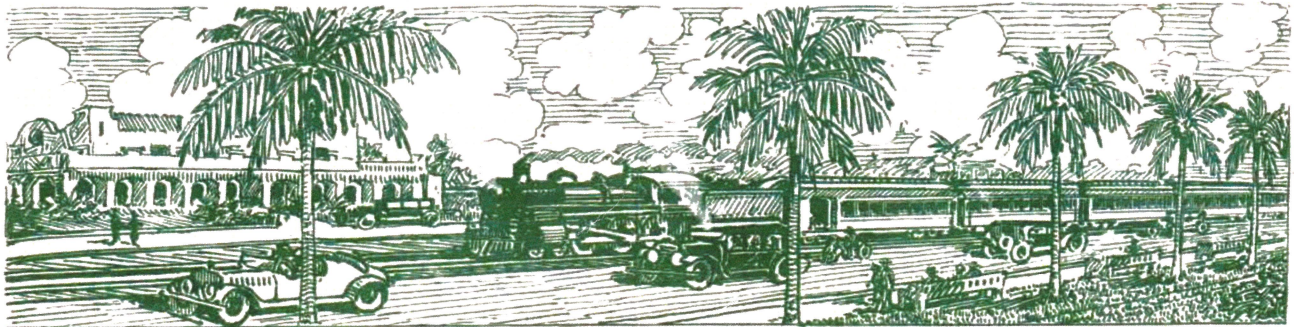
In its lakes, its aquatic amphitheatres, its golf and fishing and hunting and motoring and yachting, it will offer wondrous recreation and health—Interocean City has the threefold solid foundation—resorts, agriculture and industry.

Climate

Next to food, climate is our greatest concern. An *even* climate of 72.1% annual mean temperature. In the summer, the day temperature is in the even 80's, in the winter, in the middle 60's.

Five feet of rainfall scattered through every month—the most in July, the least in November.

The prevailing winds blow from the Southwest—cool, high, comfortable!



MAIN TRUNK OF ATLANTIC COAST LINE RAILROAD



HOMES 'MID ETERNAL JUNE

Interocean City's Industrial Program

The even climate and health conditions here invite industry. The industrial section has been carefully selected from the 9½ miles of Dixie Highway and Atlantic Coast Line Railroad frontage which passes through the city.

The lumber industry was the first one developed, and as a result, the lumber and millwork needed for the building of homes, factories and stores is cut in the city's own mills, from wondrous standing pine in the city. Only those in the street ways are removed, and these are cut into lumber at once.

The second established industry at Interocean City was its auto truck factory. The Hug Manufacturing Company's plant will cover five acres and the first unit now under construction will house employees early in January, 1926.

Negotiations are now under way with a number of diversified industries which are expected to locate at Interocean City in the near future.

Inland Waterway

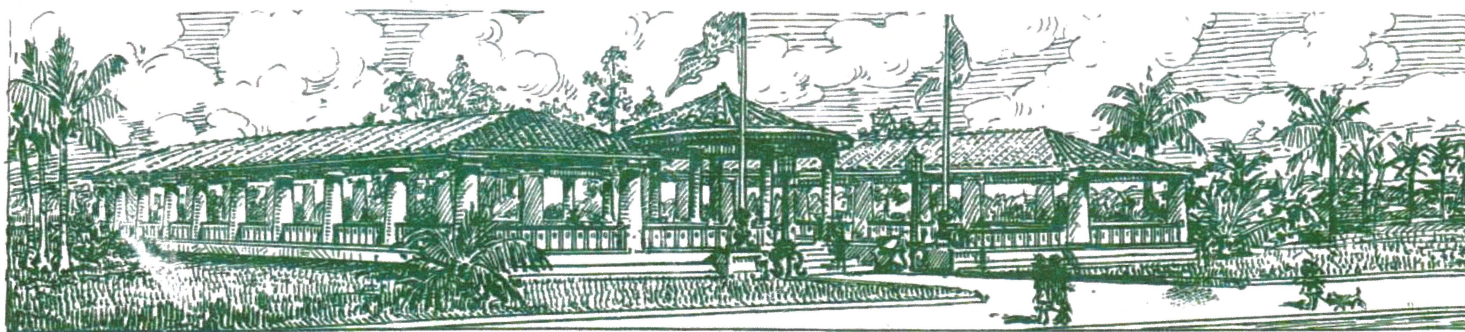
It is anticipated that the proposed cross state canal will pass through our city with eleven miles of double frontage. The present water connection permits shipments on barges and boats from Lake Tohopekaliga (on which the city has a large frontage) to Ocean and Gulf.

In addition to the commercial aspects, the pleasure features are most inviting.

Two of the city's dredges to be used in creating new lakes and waterways are being brought from the East Coast.

Florida's Fruit Basket

Into the lap of sunny Florida with its 3000 flowers which bloom throughout the year, nature



PROPOSED SWIMMING POOLS TO BE FILLED WITH SULPHURATED ARTESIAN WATER. ALL 'NEATH SUNLIT SKIES



INTEROCEAN IN THE HEART OF THE CITRUS ZONE

has poured fruit and food as well as flowers. Limes, lemons, oranges, grapefruit, bananas, avacadoes, mangoes, guavas, pineapples, grapes, pecans, peaches abound; lettuce, celery, tomatoes, beets, beans, Irish potatoes, cabbage, cucumbers, watermelons, eggplant, these are as common as the field crops of corn and hay—as well as the dairy products for which Osceola County has long been known. Rubber, sugar, coffee, tobacco, await development—250 varieties in all.

In Florida per acre crop values of \$2000.00 are common.

Florida—The Land of Wealth

As long as people continue to come to Florida—as long as population continues to grow—land values will grow in like ratio.

For the inexorable law of supply and demand controls price.

Lots sold in Miami twenty years ago for \$2000 are today worth \$200,000.

Lots sold in Hollywood for \$1,000, in three years have brought \$75,000.

Lots sold in Tampa ten years ago for \$2,000 are today worth six figures—and such is the story of a growing frontier.

The lots in InterOcean City have been priced far enough below the prevalent Florida market to enable the buyer to realize handsome profits should he desire to re-sell. Lots purchased in advance of the opening increased in market value 30% in thirty days, and have since resold, within ninety days, at a profit of 500% to the original purchaser.

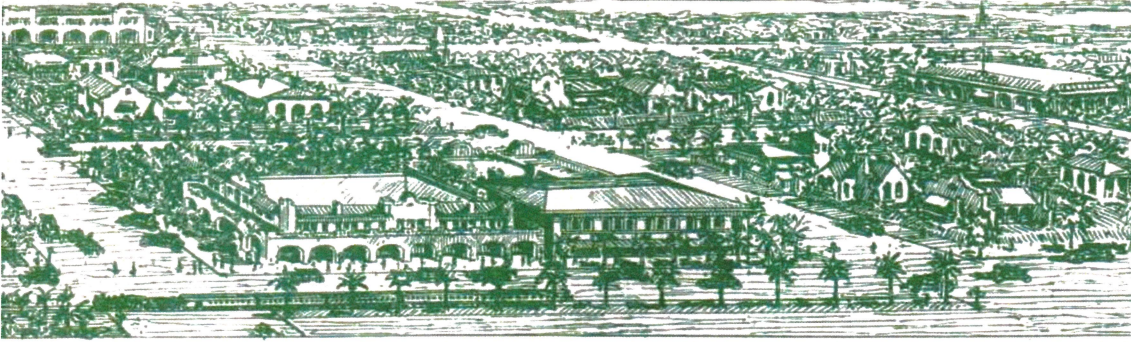
Write for further information to

THE HOMESITES DEPARTMENT
 THE INDUSTRIAL DEPARTMENT
 or
 THE BUSINESS DEPARTMENT
FLORIDA TROPICS DEVELOPMENT CO.

Principal Offices,
 INTEROCEAN CITY and KISSIMMEE,
 FLORIDA

Agents for
WILE PROPERTIES HOLDING CO.





FROM THE DIXIE HIGHWAY

The city water comes from artesian wells and is pumped electrically. Paved streets, sidewalks, water, tropical foliage, street lights, all these go with every lot.

Limited quantities of fruit trees or other trees will be placed on each lot when desired.

Interocean City ranks with those cities having the lowest household rate on electricity in Florida.

Education and Religion

A city can be no greater than its ideals. The very initial plans for Interocean City made generous provision for schools as well as for church sites for different sectarian groups.

In one of the sections to be opened later, the plans provide for the development of Interocean College.

The south is always mindful of these higher interests; indeed, in Florida, one in four in the population is in school—in New York State, one in five!

Outstanding Resort Features

Water Sports

Though within two hours' drive of either Coast, Interocean City has unique water sport provisions in its lakes, its *inland waterway* connections with both ocean and gulf coasts and Miami. Extensive lakes and waterways within the city invite to *motor boating, yachting, canoeing, fishing*, as well as bathing.

The Aquatic Amphitheatres

Interocean City has provided for several Roman Amphitheatre swimming pools including what will be the world's largest artificial pool whose major measurements will be approximately 800 by 450 feet with a swimming area of 750 by 350 feet.

Other Resort Attractions

These include Houseboat, Club House, Golf Links, Motoring, and Hunting. Concerts and Dances in special open-air roof gardens are proposed to be established in the future.



ALONG BEAUTEOUS LAKE TOHOPEKALIGA