

FOR SALE > DEVELOPMENT OPPORTUNITY

Cape Coral, FL

25.23 AC | Commercial Activity Center



Southwest Florida

1434 SW 2ND STREET, CAPE CORAL, FL 33991

1457 SW 5TH STREET, CAPE CORAL, FL 33991

UTILITY EXPANSION SCHEDULED | SUMMER 2016



Cape Coral Commercial Activity Center > Details

Don't miss this development opportunity to purchase two properties located in Cape Coral. These properties are located in a zoning area of Commercial Activity Center (CAC) along Chiquita Boulevard, just a few blocks north of Pine Island Road and 1 mile south from Mariner High School.

The CAC is a zoning classification which allows for mixed-use development with both commercial and residential components. The subject is two (2) contiguous properties with separate parcel ID numbers totaling 25.23 acres.

The Cape Coral Utility Expansion is scheduled for Summer 2016- Ready for development.

Location: 1434 SW 2nd Street, Cape Coral, FL 33991
Parcel #15-44-23-C1-03634.0000 (21.69 AC)

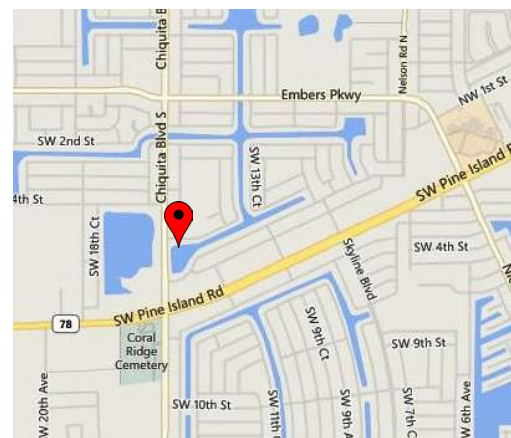
1457 SW 5th Street, Cape Coral, FL 33991
Parcel # 15-44-23-C4-03631.0000 (5.34 AC)

Access: From Chiquita Blvd via multiple side streets

Zoning: Commercial Activity Center (CAC)

Future Land Use: Mixed-Use, which includes Residential component

Traffic: 41,700 combined daily traffic (Pine Island Rd & Chiquita Blvd)



ASKING: \$675,000

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