

LAND FOR SALE



COMMERCIAL PROPERTY
Southwest Florida

Various – 4351 Turtle Trail Ln.
St. James City, FL 33956

Price: \$835,000
(\$18,977 per parcel!!!)



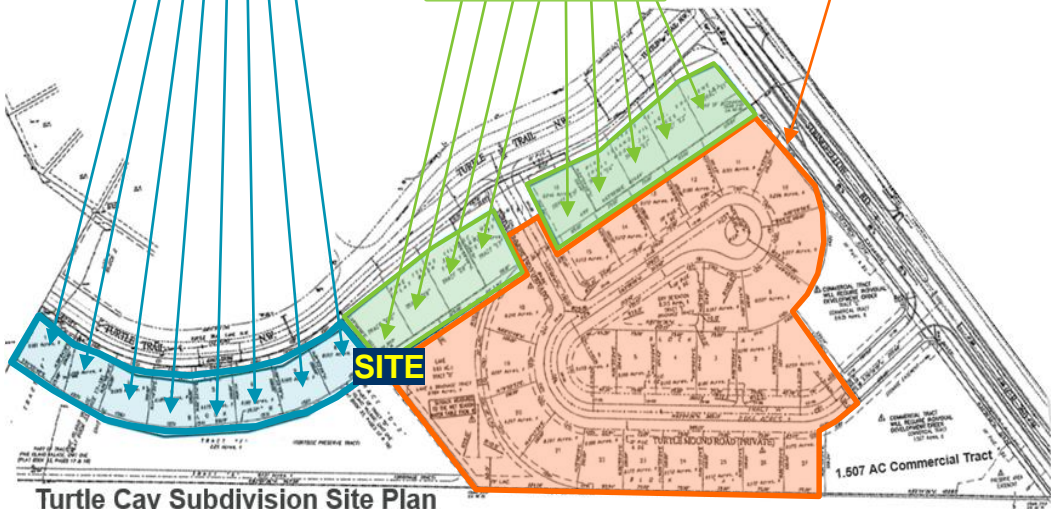
Property Details

Strap# (multiple)	15-45-22-00-00001.4000, 15-45-22-00-00001.5000, 15-45-22-01-00000.00CE, 15-45-22-01-0000B.0000, 15-45-22-01-0000C.0000, 15-45-22-01-0000D.0000, 15-45-22-01-0000E.0010, 15-45-22-01-0000E.0020, 15-45-22-01-0000E.0030, 15-45-22-01-0000E.0040, 15-45-22-01-0000E.0050, 15-45-22-01-0000E.0060, 15-45-22-01-0000E.0070, 15-45-22-01-0000E.0080, 15-45-22-01-0000E.0090, 15-45-22-01-0000E.0100, 15-45-22-01-0000F.0000
Submarket	The Islands
Submarket Cluster	Lee County
Utilities	Pine Island Water Association, Embarq, Florida Recycling & Lee County Electrical
Zoning	RM-2 (Residential)

8 Partially Developed Lots

9 Developed Lots

27 Undeveloped Lots



Property Highlights

- 8 partially developed, 9 developed, & 27 undeveloped residential parcels
- Approval for 44 duplex lots, (88 units) – all development already in terms of roadwork
- Five minute drive to Pine Island Road

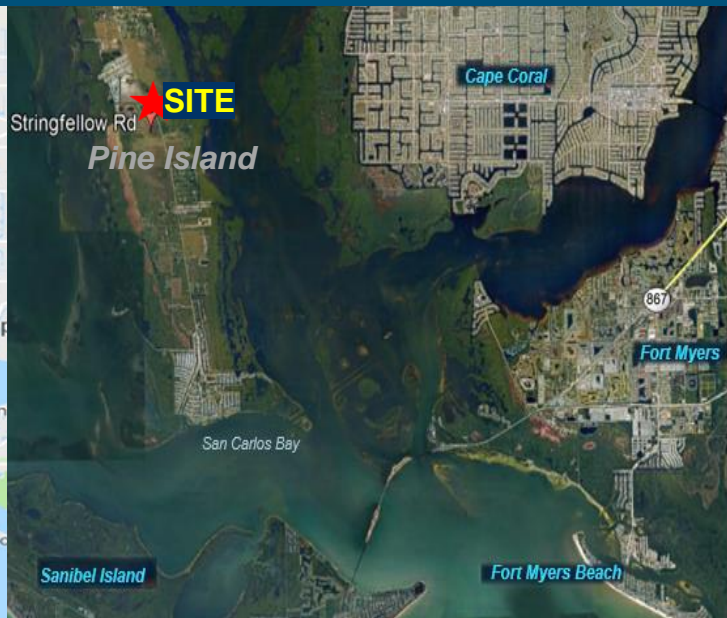
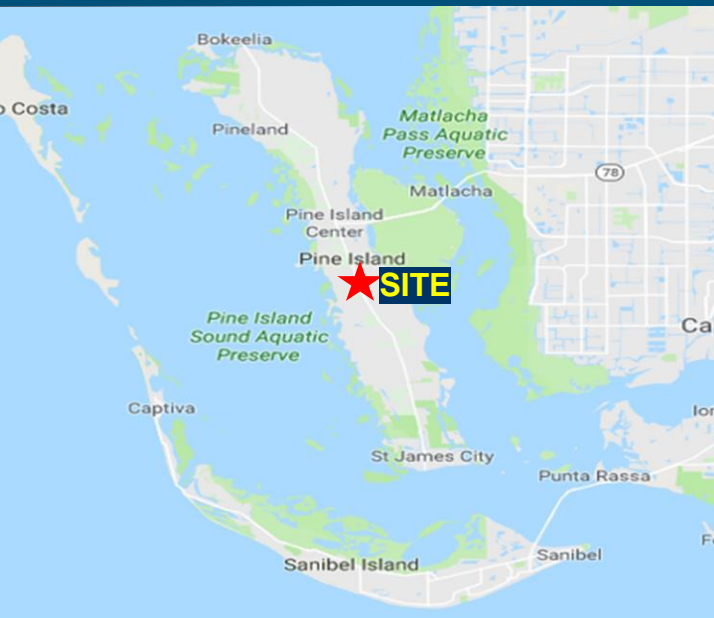
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