

SALE

2101 DIPLOMAT PKWY E

2101 Diplomat Pkwy E Cape Coral, FL 33909



PROPERTY DESCRIPTION

0.17 AC zoned CP commercial professional. Please see City of Cape Coral municipal code for current list of permitted uses. Corner Lot. Utilities available. No current curb cuts. Contact Mitch Orzel at 734-658-1400 for all inquiries.

OFFERING SUMMARY

Sale Price:	\$70,000
Lot Size:	0.17 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,096	25,588	61,548
Total Population	5,401	63,202	147,913
Average HH Income	\$72,714	\$83,709	\$83,100

Kayla Weiss-Bohnstedt
(941) 268-4423

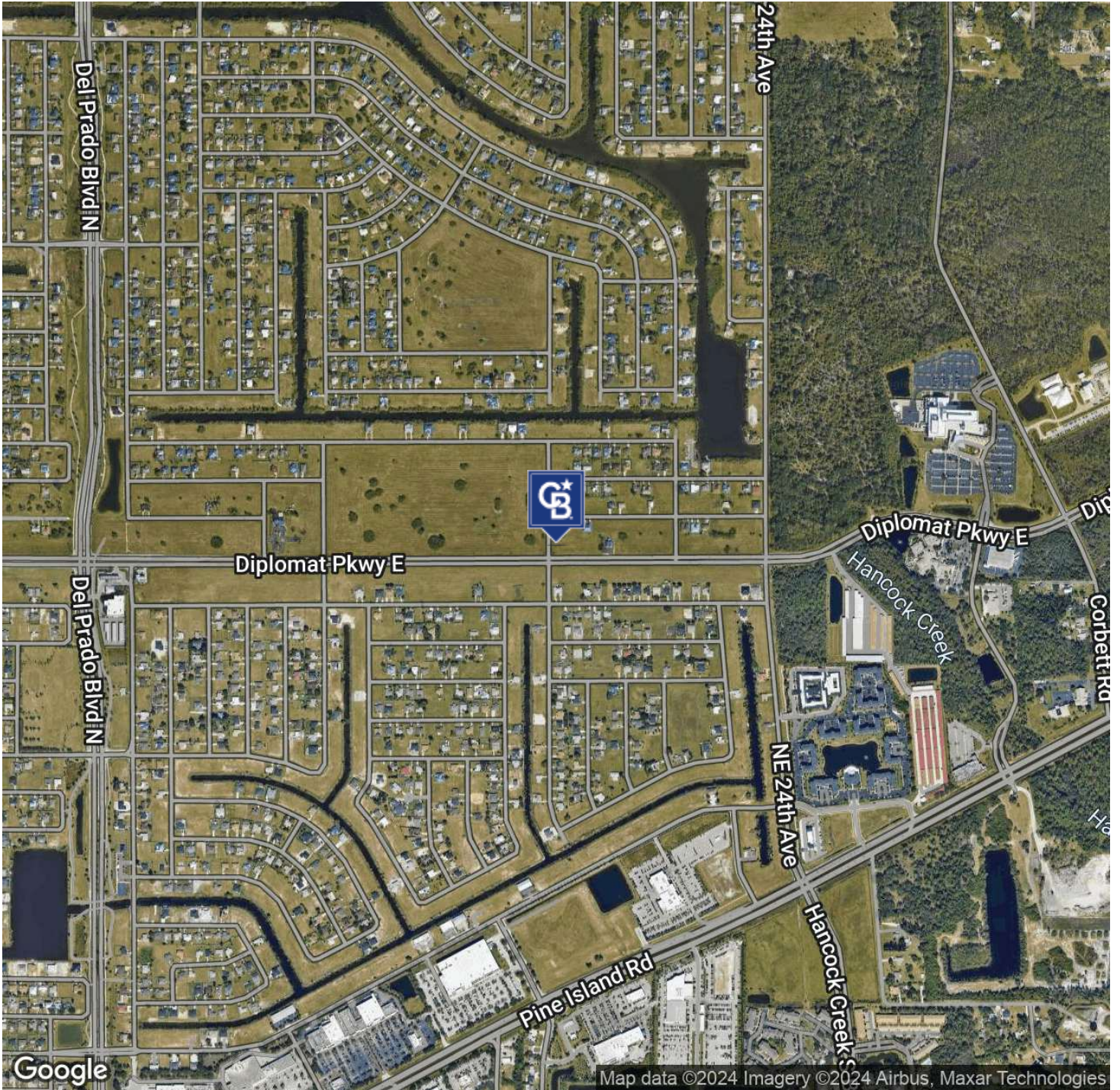


COLDWELL BANKER
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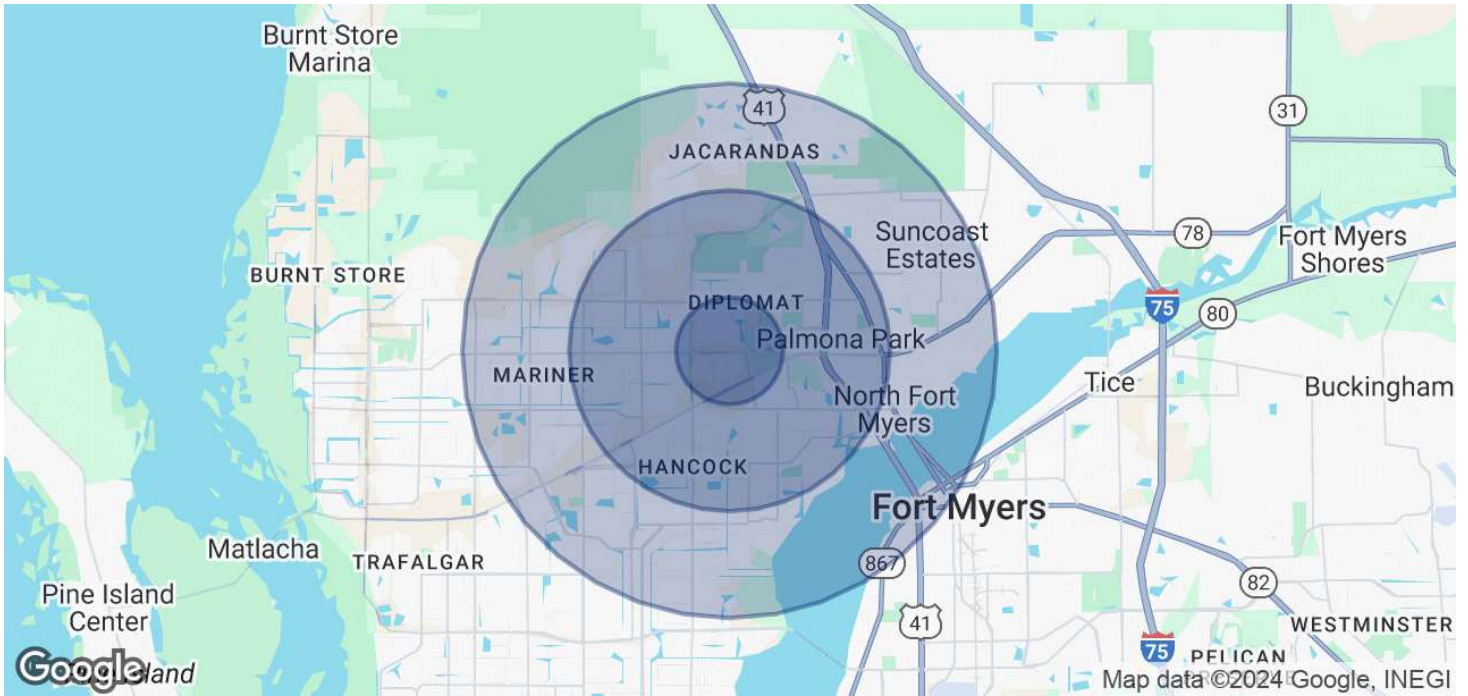


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,401	63,202	147,913
Average Age	40	45	47
Average Age (Male)	39	45	47
Average Age (Female)	40	46	48
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,096	25,588	61,548
# of Persons per HH	2.6	2.5	2.4
Average HH Income	\$72,714	\$83,709	\$83,100
Average House Value	\$274,095	\$293,768	\$305,625

Demographics data derived from AlphaMap

Kayla Weiss-Bohnstedt
(941) 268-4423



Kayla Bohnstedt Team

Dedicated to sharing our education and experience to maximize our clients' return on their commercial real estate investments.



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KAYLA WEISS-BOHNSTEDT | COMMERCIAL ASSOCIATE



Kayla Weiss-Bohnstedt earned her Florida real estate license when she was 18 years old. Kayla joined Coldwell Banker Commercial in 2018. Kayla has participated in transactions exceeding \$20,000,000 working with investors and tenants in the community. To enhance her commercial real estate education, Kayla has enrolled in the CCIM Designation Curriculum Program which consists of a general Foundations course and four one week core CRE segments. Kayla has successfully completed the Foundations course, negotiations course, and CCIM 101 & 104: Financial Analysis for Commercial Investment Real Estate with plans to complete the program.

2024: PCPGNP Association of Realtors Commercial Committee Chair

Awards:

2017: Rookie Of The Year

2023: International Diamond Society

2023: Circle of Distinction Bronze



Contact Kayla: (941) 268-4423 | Kayla.Weiss@CommercialRealtyFL.com

MITCHELL ORZEL | COMMERCIAL ASSOCIATE



Mitchell Orzel His experience in Commercial Real Estate is focused on landlord/tenant representation and Investment/Development Properties. Mitch has worked on several investment/development deals with valuations upwards of \$5,000,000. If you're looking to buy, sell, or lease Commercial Real Estate, Mitch would be happy to help.

Contact Mitch: (734) 658-1400 | Mitchell@CommercialRealtyFL.com

