

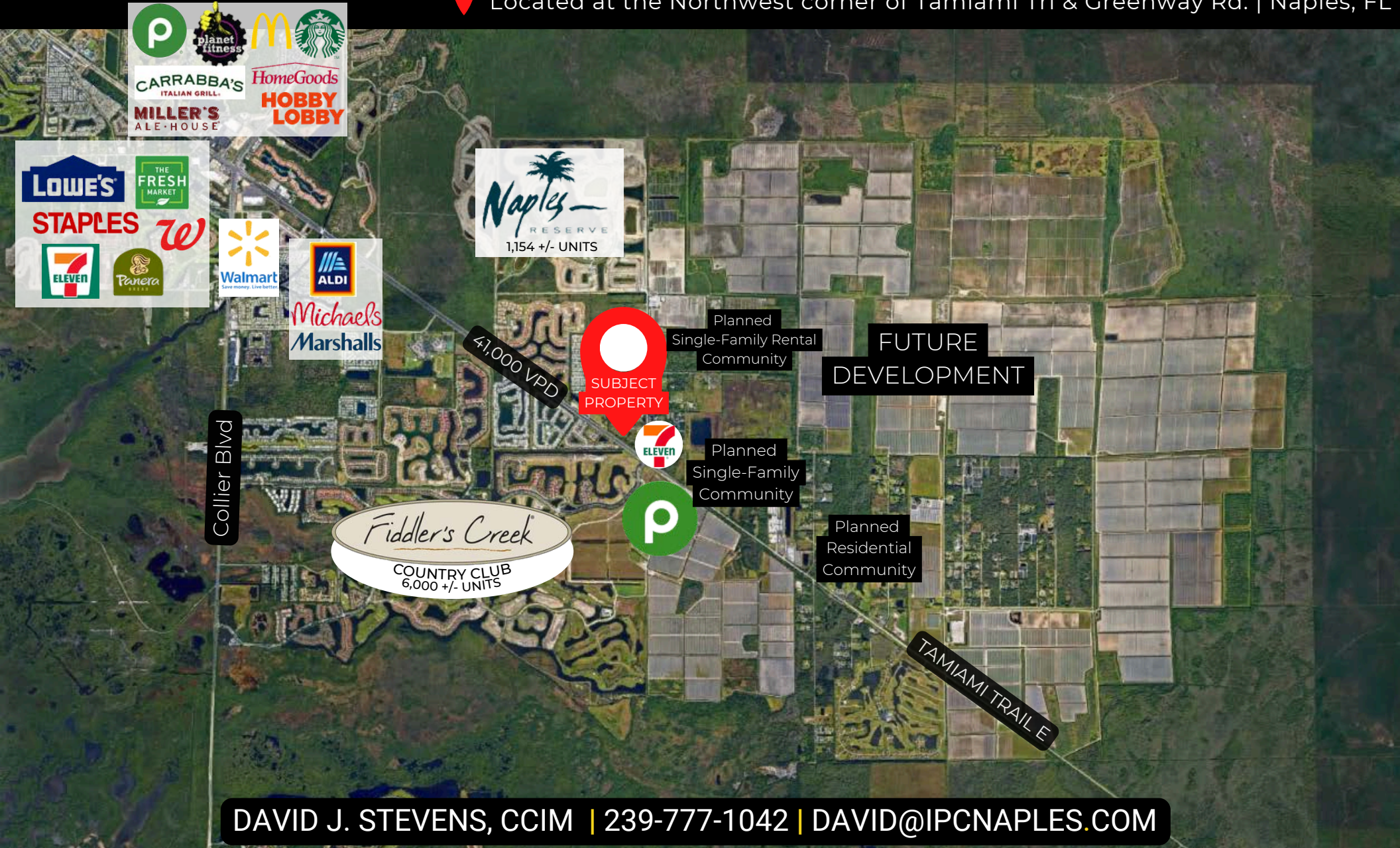


Investment
Properties
Corporation

MULTIFAMILY OPPORTUNITY

Tamiami Trl E | Naples, FL 34114

📍 Located at the Northwest corner of Tamiami Trl & Greenway Rd. | Naples, FL



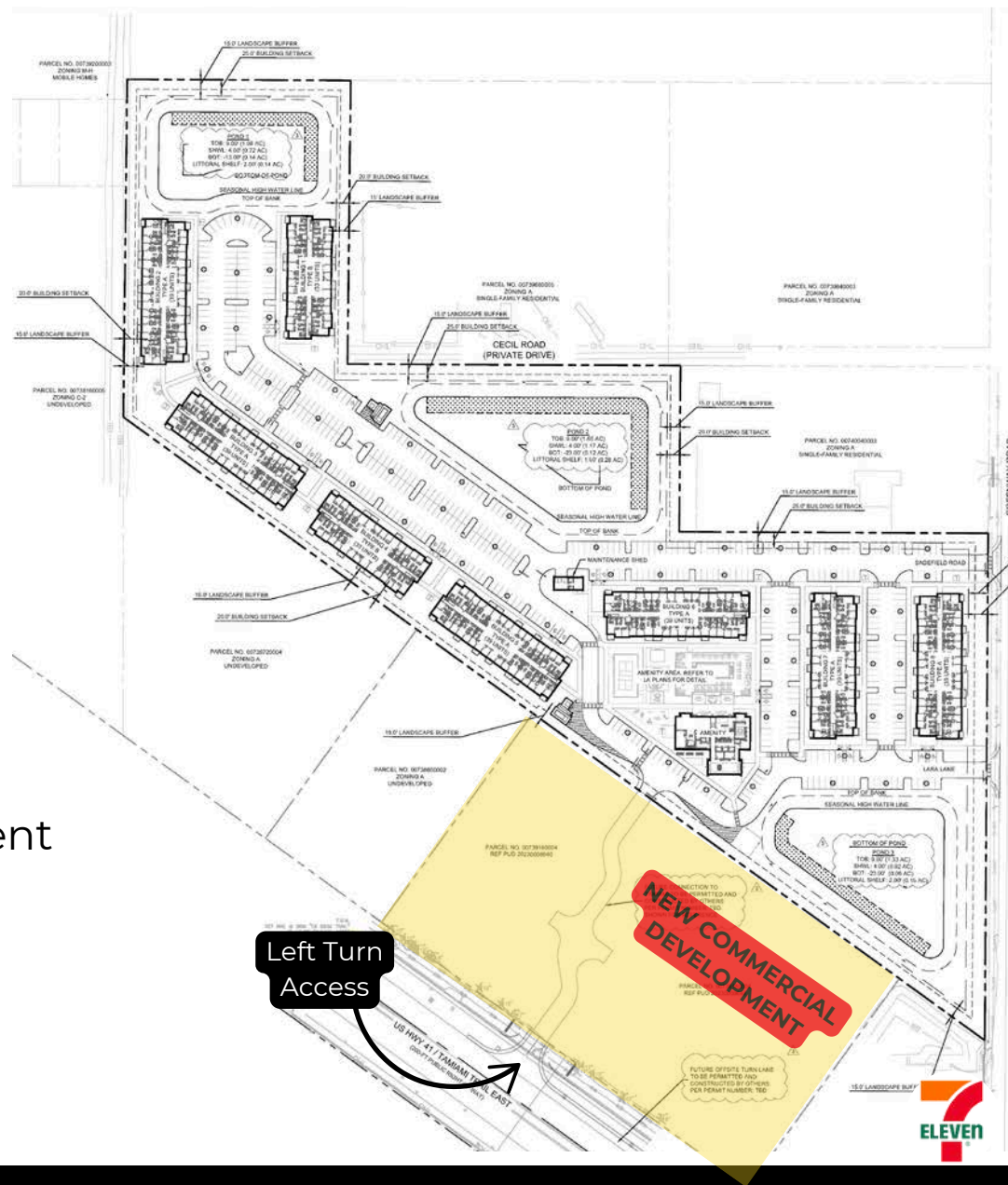
DAVID J. STEVENS, CCIM | 239-777-1042 | DAVID@IPCNAPLES.COM



PROPERTY INFORMATION

PRICE: CALL FOR PRICING
LAND SIZE: 18 +/- Acres

- Entitled for 300-units multifamily
- Zoning & entitlements in place
- Completed Site Development Plan
- Adjacent to 7-Eleven and near Publix
- New commercial development planned nearby
- One of strongest growth areas in Collier County
- U.S. 41 (Tamiami Trail) frontage
- Rare opportunity for turnkey development



click here!

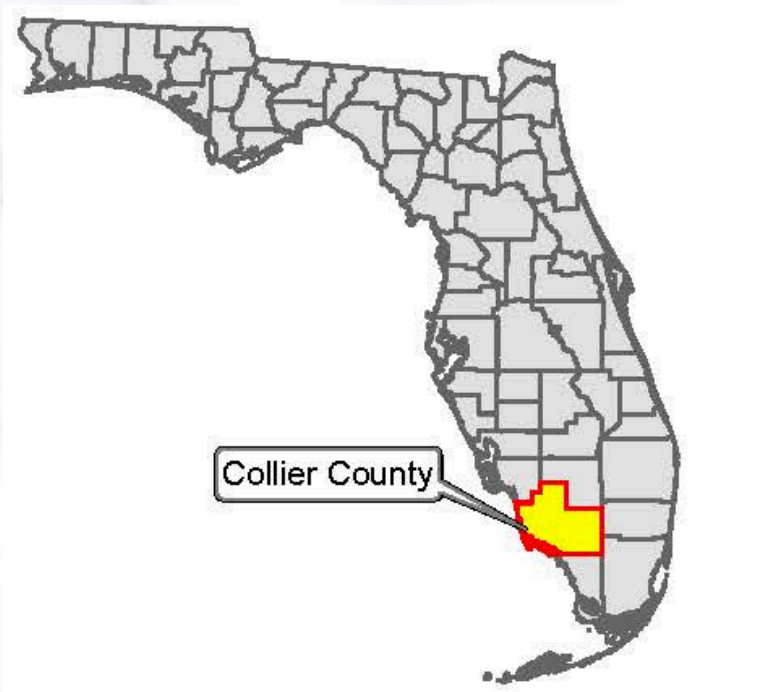
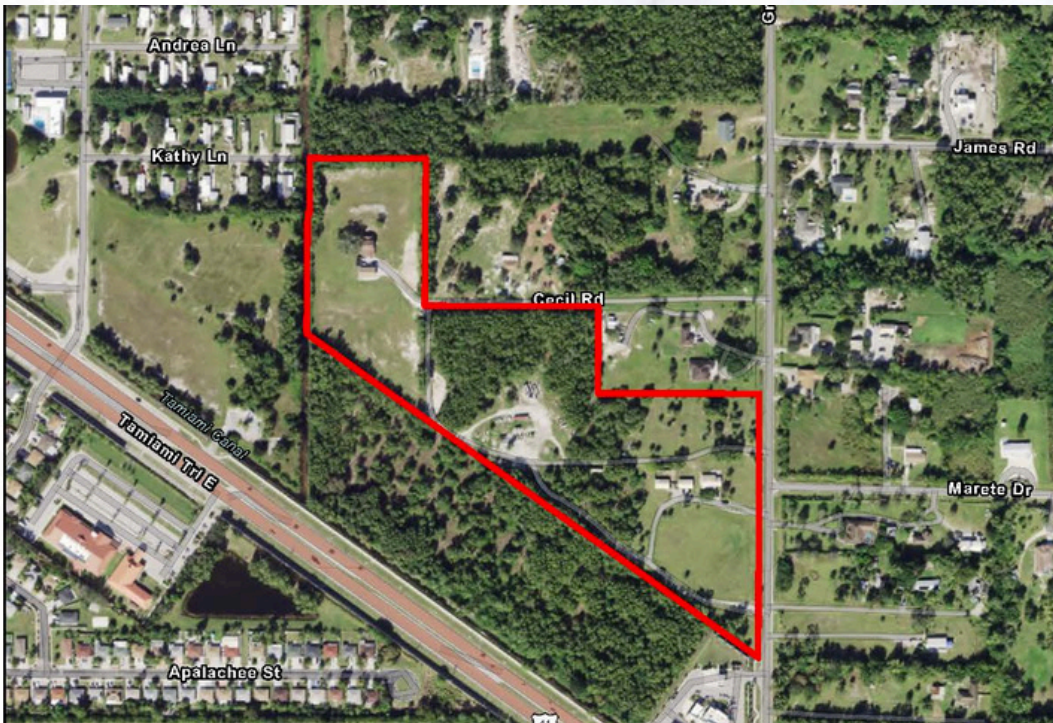


**Google
Maps**

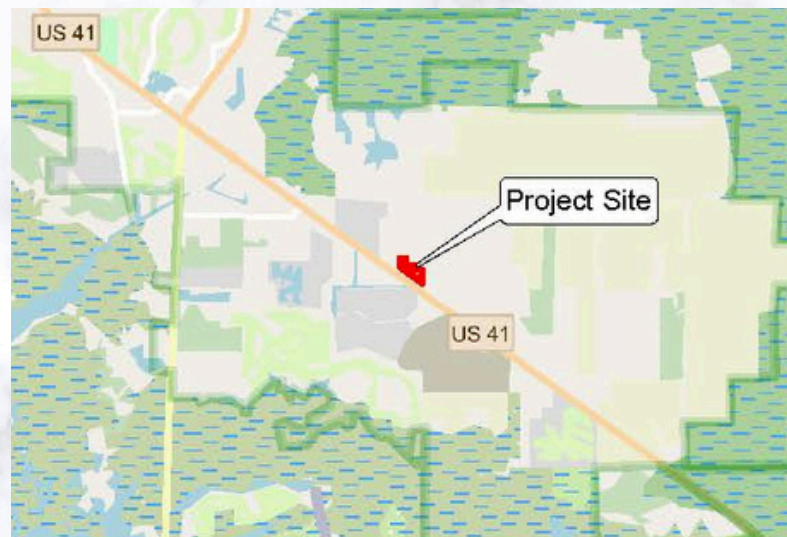


MULTIFAMILY OPPORTUNITY

Tamiami Trl E | Naples, FL 34114



DEMOGRAPHICS 2025	1 Mile	3 Miles	5 Miles
Total Population	3,123	16,643	30,659
Median Home Value	\$649,379 <small>56% higher than FL</small>	\$606,953 <small>46% higher than FL</small>	\$649,330 <small>56% higher than FL</small>
Average HH Income	\$174,136	\$140,712	\$144,780
Median Net Worth	\$1,199,785	\$685,337	\$700,110





**Investment
Properties
Corporation**

Located approximately 40 miles south of Fort Myers, Naples is considered to be the "crown jewel" of Southwest Florida. Consisting of world class shopping & entertainment, exquisite dining, and serene white sand beaches.



About the Area

**NAPLES
FLORIDA**

Making Headlines

#1 Best Place to Live in the U.S. - U.S. News & World Reports 2024-2025

#1 Best Place to Retire - U.S. News & World Report 2025

"Naples Named Best City to Live in U.S." - Scholaroo 2023

**"Naples Ranks No.1 in the U.S. for Economic Growth"-
Bloomberg**

"Naples Ranks as No.1 Beach Town to Live In" - WalletHub/2020

**"Naples Ranks No.2 for Best Small Cities in America"
- Resonance Consultancy 2020**

"No.1 for Future Job Growth" - Forbes

"No.1 Best Destination for Luxury Travelers" - USA Today

"Naples is one of the wealthiest cities in the United States, with the sixth highest per capita income in America, and the second highest proportion of Millionaires per capita in the U.S." - C-SPAN

"Naples Named Top U.S. City for Life Expectancy" - USA Today/2020

"Naples has No.17 Richest Zip Code in the U.S." - Moneywise/2020

"In 2025, Naples was noted as a top destination for luxury, continuing to draw in significant real estate investment and attracting high-net-worth individuals"