

Approved MF Development

PUNTA GORDA ISLES | 462 UNITS

WILLIAM RAVEIS

COMMERCIAL

850 5th Avenue South | Naples, FL
www.NaplesCommercialRealty.com

FOR SALE

AQUI ESTA DRIVE, PUNTA GORDA, FL

Artist's Conceptual Rendering



PROPERTY DETAILS

- **SIZE:** 105.5 Acres +/-
- **ZONING:** Entitlements in place for a 462 MF development (Planned Development Village) with 60+ boat slips
- **HIGHLIGHTS:**
 - West of US41 with direct, deep water gulf access
 - High growth market
 - Close to downtown Punta Gorda
 - Last remaining large-scale residential development site west of 41 in Punta Gorda

LOCATION



Michael Maurer
239.289.9946

Mike.Maurer@raveis.com

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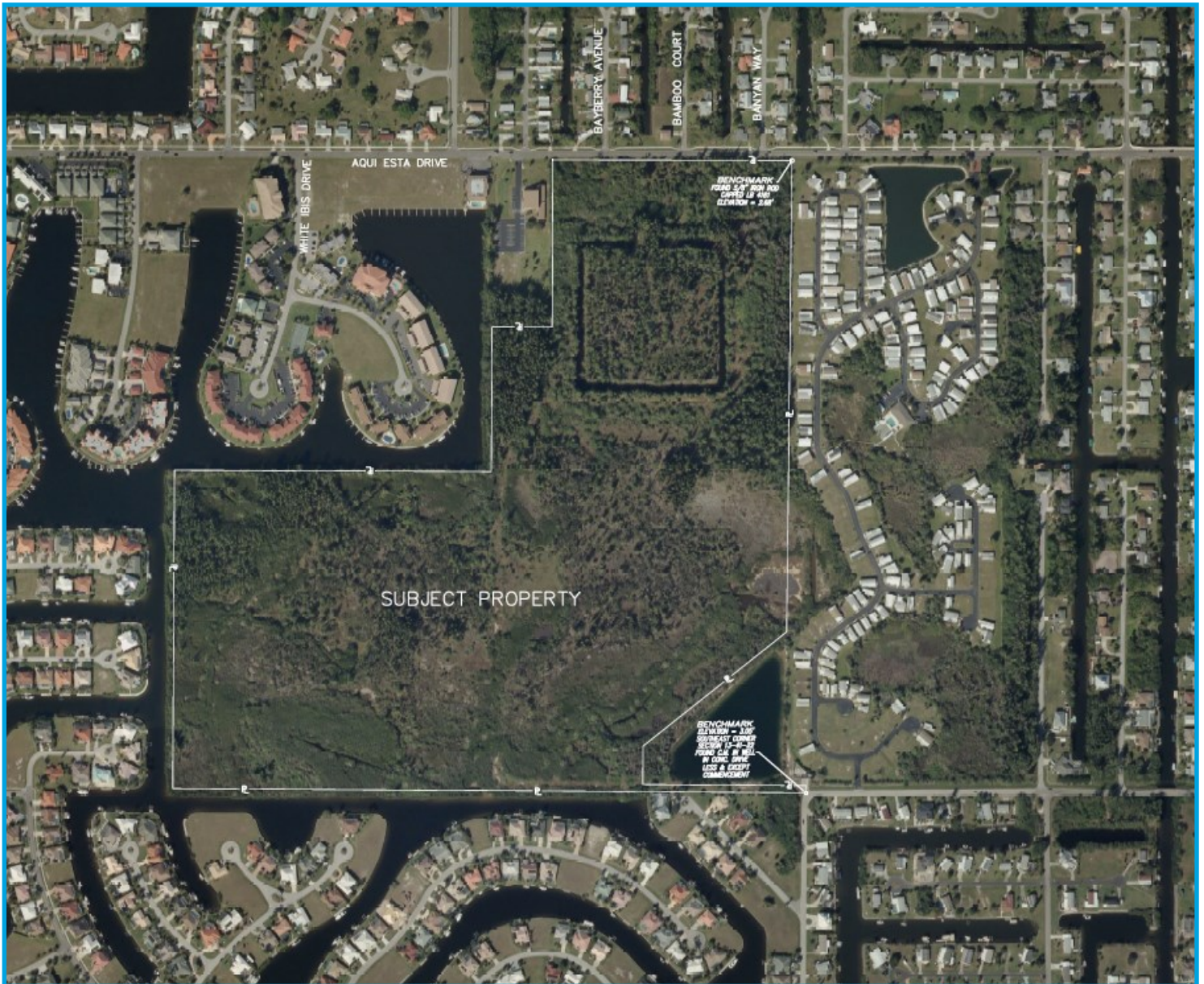
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AERIAL PHOTO



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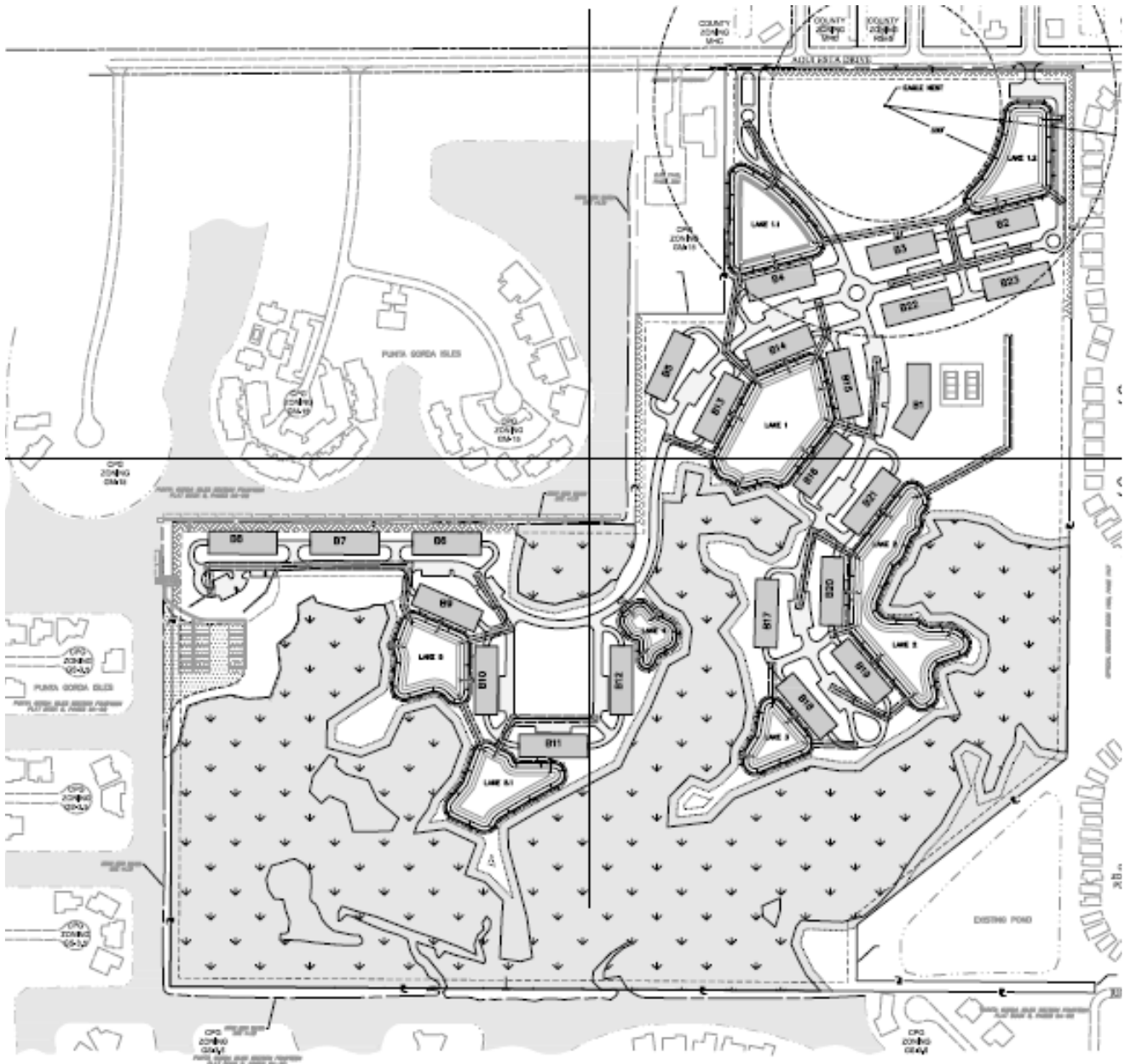
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SITE PLAN



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SITE PLAN RENDERING



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CONCEPTUAL RENDERING



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2023 DEMOGRAPHICS

Source: Co-Star

DEMO	1-MILE	3-MILE	5-MILE
Total Population	6,223	25,248	48,415
Avg Household Income	\$76,453	\$86,897	\$75,663
Total Households	2,972	12,509	23,211
Median Age	59.5	66.3	62.9

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WILLIAM RAVEIS

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William Raveis Real Estate was founded in 1974 in Connecticut, and has since become the largest family owned real estate company in the Northeast and the 9th largest real estate company in the United States, with real estate and mortgage sales exceeding \$10B annually.

With offices in Connecticut, Florida, Maine, Massachusetts, New Hampshire, New Jersey, New York, Rhode Island, and Vermont and over 4,000 agents across the Northeast and Florida.

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