

Ready for Development

28290 CHALLENGER BLVD , PUNTA GORDA, FL 33982

FOR SALE

Industrial Land



\$419,000.00

- 2 +/- Acres
- Located just outside Punta Gorda Airport on the NE side of the ECAP district.
- Cleared - retention is offsite
- 5 Minutes to I75 N or S bound
- ECAP Zoning - Commercial/Retail - Industrial - Office/Governmental - Aviation
- The Ecap district is builder friendly and development is highly encouraged. There are many new projects ranging from smaller footprints to mega distribution facilities.



Theresa Blanch-Mitchell, CCIM
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Each office independently owned and operated.

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

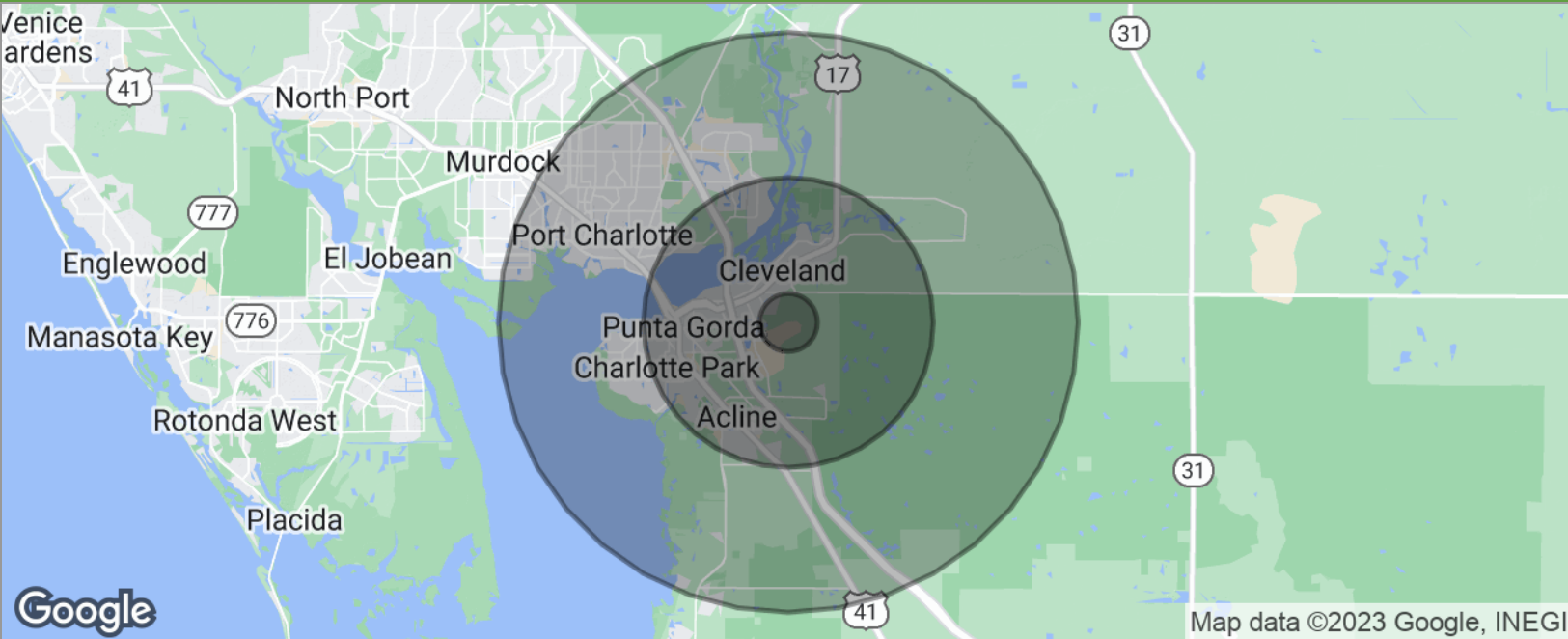
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Land



POPULATION

	1 MILE	5 MILES	10 MILES
Total population	832	24,461	96,022
Median age	53.7	54.0	52.6
Median age (Male)	52.7	53.2	51.6
Median age (Female)	54.7	54.6	53.1

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	336	11,060	43,170
# of persons per HH	2.5	2.2	2.2
Average HH income	\$50,637	\$56,377	\$56,533
Average house value	\$169,603	\$252,387	\$256,849

* Demographic data derived from 2020 ACS - US Census



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