

2250 NORTH RD
NAPLES, Florida

1 MILE TO BAKER PARK

665 ft

LOT DIMENSIONS

(APPROX SEE SURVEY)

830ft

645 ft

N

11.26 AC

ROCK CREEK

700 ft

Rock Creek

30 MIN TO GULF

LOCATION:

CALL: Erik Mogelvang (239)-417-2222

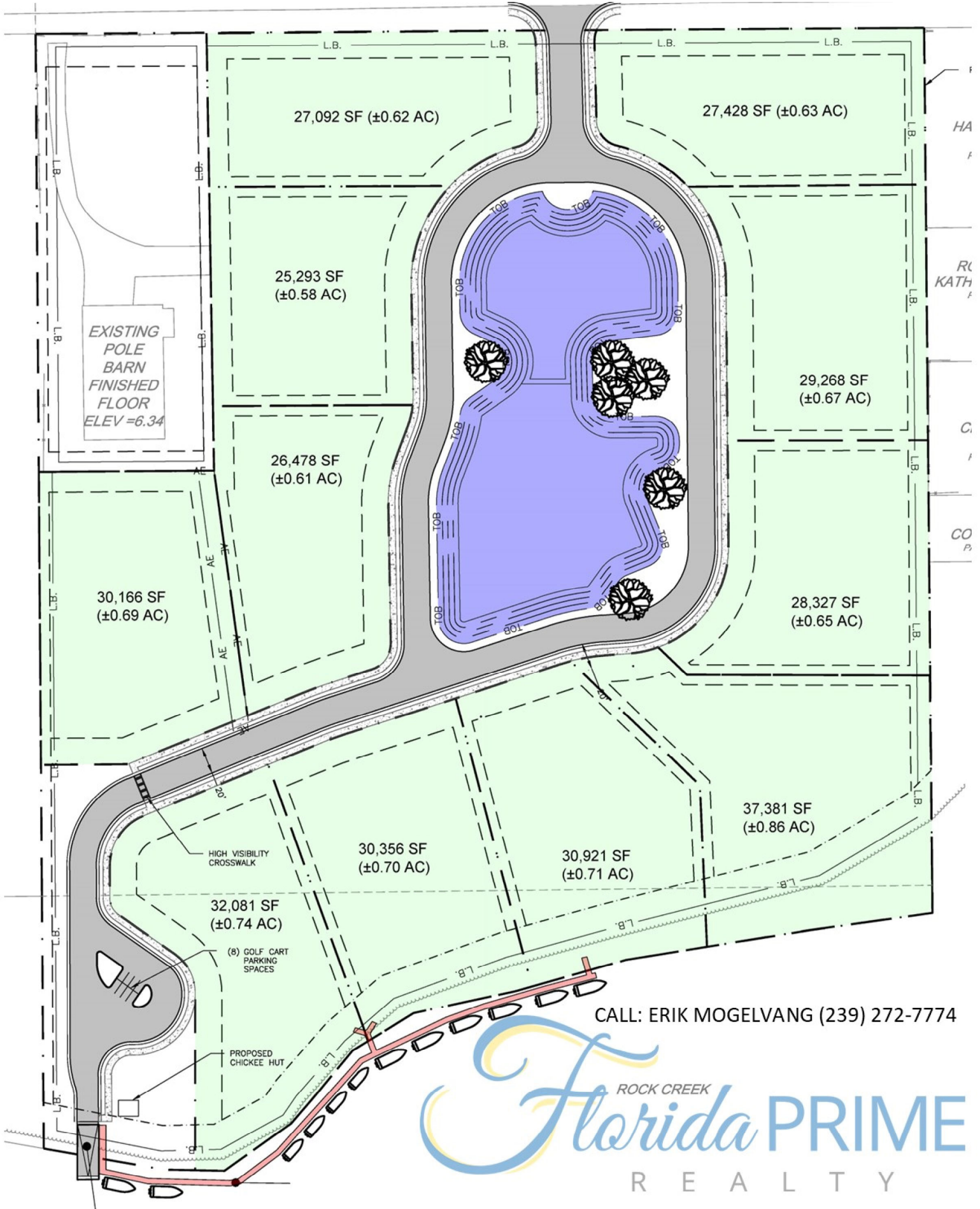
- 5 MINUTE DRIVE TO NAPLES CITY LIMITS, 8 MINUTES TO THE NAPLES BEACH
- 2.5 MILE BIKE RIDE TO NAPLES BEACH (BAKER PARK BRIDGE TO CENTRAL AVENUE)

HIGHLIGHTS:

- LARGEST SINGLE PARCEL OF GULF ACCESS LAND AVAILABLE IN NAPLES
- ZONED FOR 1 TO 15 ESTATE LOTS AND 12 BOAT DOCKS (PER ORDINANCE NO. 2023—54)
- FLEXIBILITY TO BUILD LESS THAN 15 HOMES, COULD EVEN BE SINGLE ESTATE FOR 1 HOME
- 6,000 SQUARE FOOT, AIR CONDITIONED, RECREATION FACILITY EXISTING
- WHERE ELSE ARE YOU GOING TO FIND A DEVELOPMENT OPPORTUNITY LIKE THIS?

CURRENT DEVELOPMENT PLAN:

12 ESTATE HOME SITES AND 12 WET SLIPS (COLLIER COUNTY SUBMITTALS SEPTEMBER 2024)



Airplane noise?

This property is NOT in the Naples Airport Authority's noise cone. As you can see it is not underneath the take off and landing paths. Very rarely a plane flies over this property.

CALL: ERIK MOGELVANG (239) 272-7774

