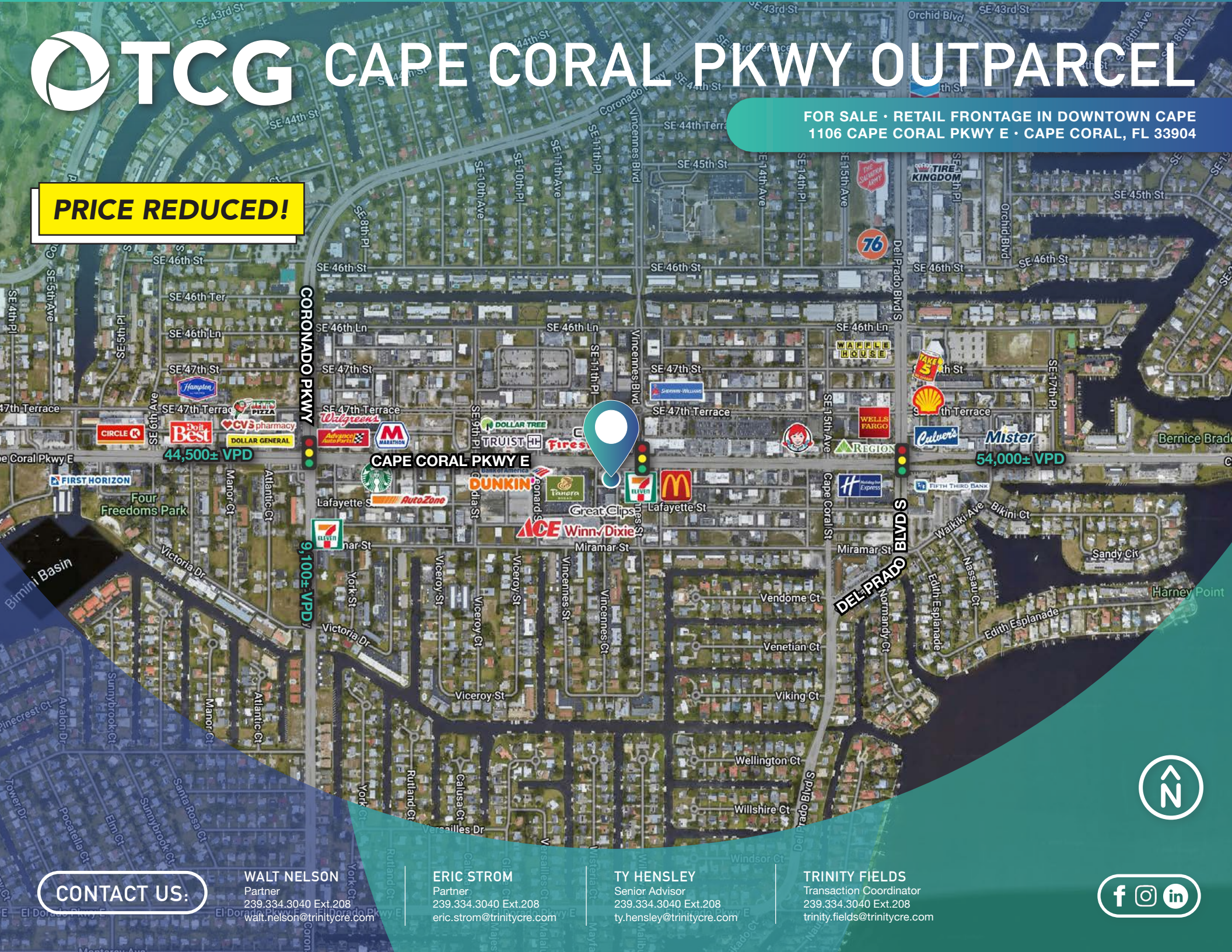


TCG CAPE CORAL PKWY OUTPARCEL

FOR SALE · RETAIL FRONTAGE IN DOWNTOWN CAPE
1106 CAPE CORAL PKWY E · CAPE CORAL, FL 33904

PRICE REDUCED!



44,500± VPD

9,100± VPD

54,000± VPD

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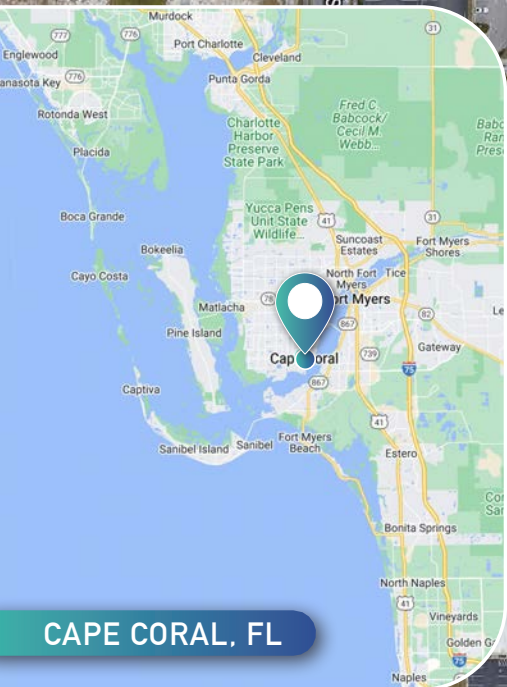
TRINITY FIELDS
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trinity.fields@trinitycre.com



CAPE CORAL PKWY OUTPARCEL

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1106 CAPE CORAL PKWY E • CAPE CORAL, FL 33904

THE COVE AT 47TH
327 UNITS



CAPE CORAL, FL

2024 DEMOGRAPHICS MILTON PLAZA OUTPARCEL

44,500± VPD

	1 MILE	3 MILE	5 MILE
AVERAGE H.H INCOME	\$75,699	\$109,991	\$98,989
POPULATION	8,447	59,896	180,919
EMPLOYMENT DENSITY	7,376	19,096	67,859

PROPERTY FEATURES

SALE PRICE	\$995,000 As-Is Delivery, Owner Financing Available
AVAILABLE	0.4± AC
BUILDING SIZE	1,352 SF
ZONING	SC (South Cape Downtown District)
HIGHLIGHTS	<ul style="list-style-type: none"> • High density retail corridor • Great visibility and access • Variety of allowed uses • Grocery anchored plaza



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