

# FOR SALE COMMERCIAL LOT



## 26750 SOUTHERN PINES DR. | BONITA SPRINGS, FL 34135

**PRICE:** \$699,000  
**AREA:** 1.77 +/- acres  
**ZONED:** CPD  
**STRAP:** 25-47-25-B3-00004.3020  
**COUNTY:** Lee

*Investors Realty of Florida is pleased to present the sale of 1.77 +/- acres of commercial land on East Terry Street and Southern Pines Drive in Bonita Springs, Florida.*

*The land is zoned CPD (Commercial Planned Development) with expired Master conceptual plan for 11,000 square feet of retail.*

2020 ESTIMATED DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	7,037	39,971	88,881
HOUSEHOLDS	2,694	16,628	42,069
MEDIAN HOUSEHOLD INCOME	\$51,852	\$65,939	\$81,596
TOTAL HOUSING UNITS	3,108	21,042	55,663
PROJECTED ANNUAL POPULATION GROWTH	1.5%	1.5%	1.5%
AADT 2020 EAST TERRY ST E OF I-75		11,200	
AADT 2020 EAST TERRY ST E OF OLD 41 RD		16,700	

**CONTACT**  
Doris Atkinson  
(239) 641-7750  
datkinson@irof.net

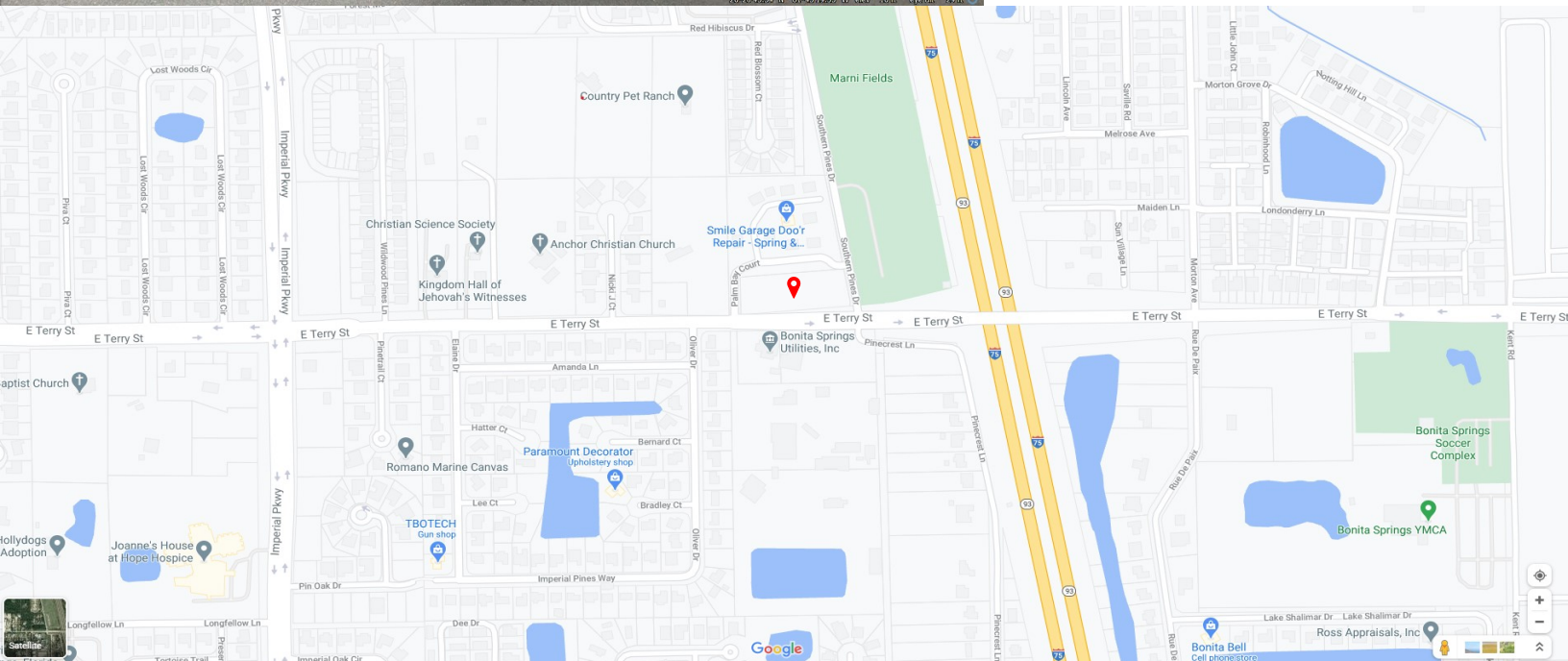
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# 26750 SOUTHERN PINES DR. EAST TERRY ST.



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