



FOR SALE – Commercial Site

902/918 Skyline Blvd., Cape Coral, FL 33991

Price: \$355,000 (\$7.08/PSF)

Owner Will Consider Financing

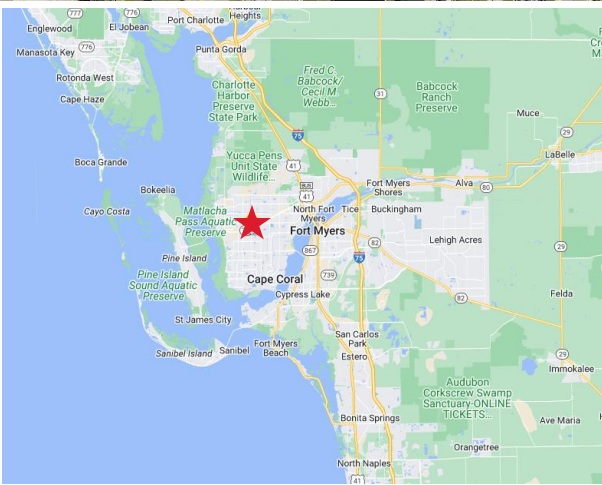
Size: 1.15± acres

Zoning: C-Comml

Future Land Use: CP-Comml Prof

Strap #: 22-44-23-C2-04486.0110 thru .0190

Location: The property is located on the West side of Skyline Blvd., North of Veterans Pkwy., and just South of Pine Island Rd (SR 78) which divides the City of Cape Coral in the middle.



Property Description:

- Utilities: Water, Sewer, and Irrigation at the site
- 400 feet Frontage on Skyline Blvd.
- Skyline Blvd. is a major 4-lane corridor running North & South through the City of Cape Coral
- Zoning C has many diversified uses: Retail, Professional, Office, Medical, etc.
- The site is close to National and Local restaurants, Aldi, Farmer Joe's, Elementary & Middle Schools, Shopping, Fitness Centers and so much more!



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**For Sale – 1.15 Acres
902/918 Skyline Blvd.**



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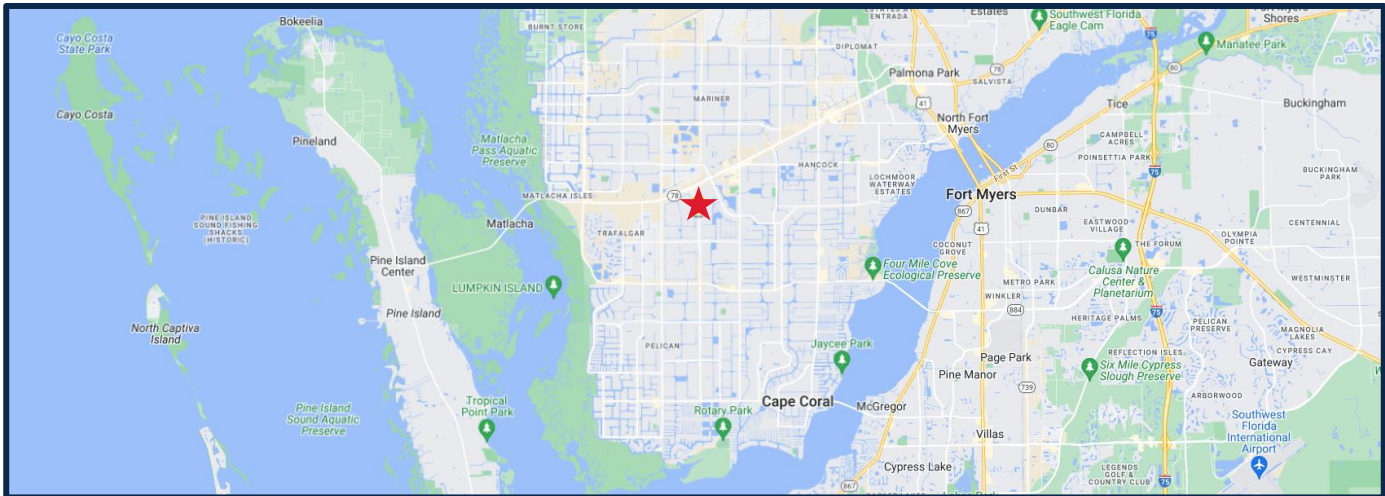


**Hal Arkin
(239) 910-5363**

DEMOGRAPHICS (2023)

902/918 Skyline Blvd., Cape Coral, FL

	2 Miles	5 Miles	10 Miles
Total Population	27,695	163,993	392,638
Median Age	42.3	45	49.4
Total Households	10,378	64,383	169,872
AADT	23,000 (Skyline Blvd.) 43,000 (Pine Island Rd.)		
Addresses Included	902 Skyline Blvd., 906 Skyline Blvd., 910 Skyline Blvd. 914 Skyline Blvd., 918 Skyline Blvd.		



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