



COMMERCIAL

For More Information Contact:

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.76+/- ACRE COMMERCIAL PARCEL FOR SALE STRINGFELLOW ROAD | SAINT JAMES CITY



PROPERTY DESCRIPTION

- **Location:** 8288 Stringfellow Road, Saint James City, FL 33956
- **S.T.R.A.P. #:** 03-45-22-01-00000.1350
- **Land Size:** .76 ± Acres (33,000± SF)
- **Property Taxes:** \$495.34 (2020)
- **Zoning:** CG (Commercial General) Lee County

Comments: This .76± acre site is available for sale. The property is zoned CG (Commercial General) with many allowable uses including, but not limited to the following: Administrative Offices, Animal Clinics or Kennel, Auto Parts Store, Auto Repairs and Service (Group I & II), Office or Medical Office, Gas Station, Bait and Tackle Shop, Banks and Financial Institutions (Group II), Boat Parts Store, Boat Sales, Business Services, Health Care Facility (Group III), Personal Services (All Groups), Restaurants (All Groups), and Specialty Retail Shops (All Groups), Storage (Indoor or Open Storage), as well as Vehicle and Equipment Dealers (All Groups). The property has approximately 180' of frontage on Stringfellow Road and is approximately 2.5 miles south of Pine Island Road NW.

FOR SALE: \$94,900 (\$2.88 PSF)

**VIP Realty Group, Inc. - Commercial | 13131 University Drive | Fort Myers | Florida | 33907
Phone 239.489.3303**

This is not intended to solicit property already listed. All information regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy and is subject to errors, omissions, withdrawal, changes or other conditions without notice.



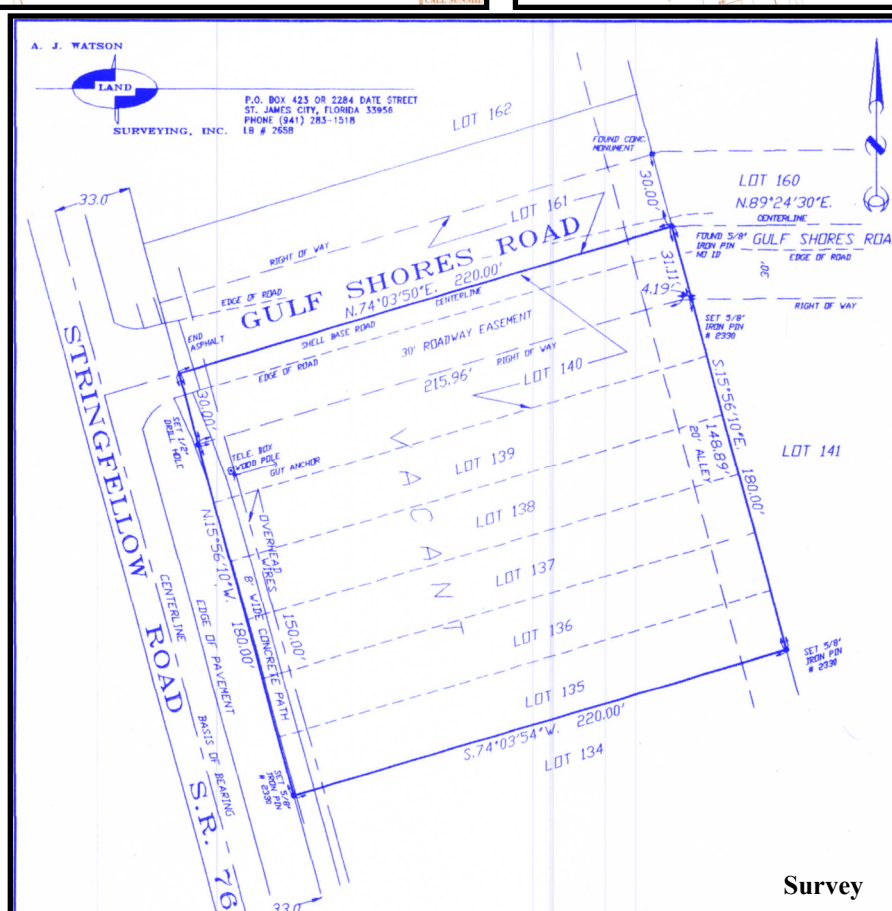
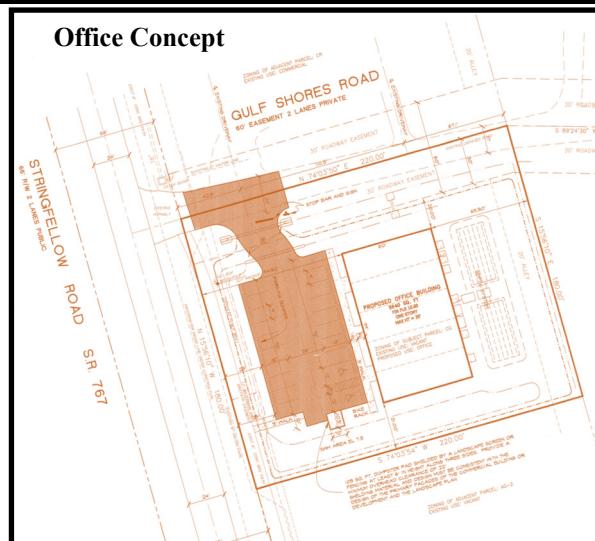
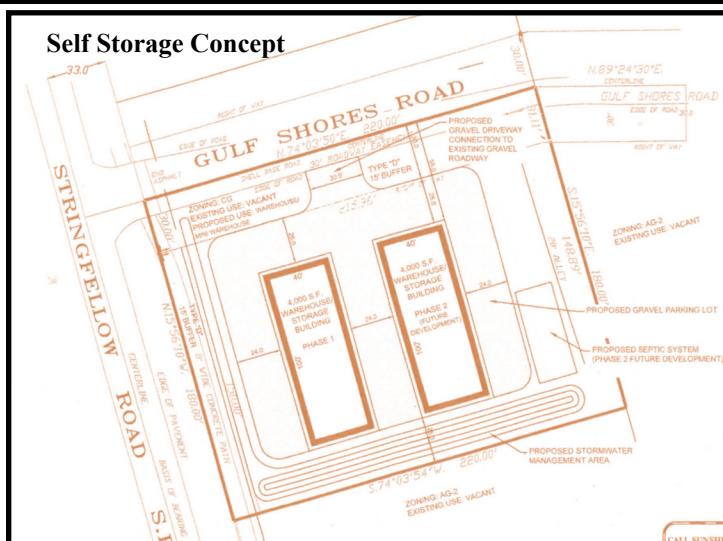
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