

RESIDENTIAL

4037 Coquina DR

4037 Coquina Drive, Sanibel, Florida, 33957, United States

Property Details

Type	**Residential**
MLS #	**2025025431**
View	**Landscaped, Lake**
Lot size	**0.63 acres**
Neighborhood	**SI01 - Sanibel Island**
Subdivision	**WEST ROCKS**

Description

Exceptional double waterfront parcel located in a near beach setting with beautiful views across the lake to preservation land beyond. Originally two parcels in ecological zone G allowing for a substantial footprint, if desired with 28,394 ft.². This parcel can also be subdivided for two single-family structures. Situated close to the beach within walking distance and deeded beach access. A survey is available. Plan available to buyer, $60,000 value. Alternatively, a buyer could purchase 4019 Coquina Dr. for $485,000 to add 14,669 ft.². Unique opportunity with myriad of options.