

$35,000

COMMERCIAL

1058 Mansion AVE S

1058 Mansion Avenue, Lehigh Acres, Florida, 33974, United States

Property Details

Type	**Commercial**
MLS #	**2025019043**
Lot size	**0.34 acres**
Neighborhood	**LA08 - Southeast Lehigh Acres**
Subdivision	**LEHIGH ACRES**

Description

10-Lot Duplex Package – Outstanding investment and development opportunity in one of Southwest Florida’s fastest-growing rental markets! This listing includes ten (10) duplex lots being sold together as one package. Each Lot Can be sold Individually as well. Each lot is zoned RM-2 & C-2 (Residential/ Commercial Multi-Family) and ready for construction of income-producing duplex homes, offering an ideal setup for builders, investors, or developers looking to establish a scalable rental or resale portfolio. Located in a quiet residential neighborhood surrounded by new multi-family builds, these parcels feature excellent access to State Road 82, Gunnery Rd S, and Homestead Rd, allowing quick commutes to Fort Myers, Cape Coral, and major employers throughout Lee County. Paved roads, nearby utilities, and consistent development activity make this area one of the most sought-after zones in Lehigh Acres for new duplex construction. Highlights: • 10 duplex-zoned lots sold together – perfect for build-and-hold or resale strategy • Strong rental demand – duplexes in this area yield excellent cap rates and occupancy • Convenient access to schools, shopping, and parks • No HOA or deed restrictions – design flexibility for builders and investors • Utilities at street (LCEC power / well & septic area) • Minutes from SR 82 corridor with easy access to I-75 and Southwest Florida International Airport • Located in a high-growth corridor surrounded by new construction homes This package offers a rare opportunity to secure multiple buildable duplex lots in one of Florida’s most active development markets. Ideal for builders planning multiple units, 1031-exchange investors, or rental portfolio expansion. Don’t miss your chance to capitalize on Lehigh Acres’ rapid growth and strong rental performance. Turn Key Duplex building packages available as well. Inquire Now See Confidential remarks below for additional lots available