

RESIDENTIAL

4460 Tarpon AVE

4460 Tarpon Avenue, Bonita Springs, Florida, 34134, United States

Property Details

Type	**Residential**
MLS #	**225069424**
View	**Canal**
Waterfront	**Canal**
Lot size	**0.25 acres**
Neighborhood	**BN02 - West of US41 South of Bon**
Subdivision	**IMPERIAL SHORES**

Description

Discover an exceptional opportunity to build your dream home on this .25 acre lot in the highly desirable Imperial Shores community, located West of US-41 and nestled along a serene Gulf-access canal off the Imperial River. This prime location is seeing many multi-million-dollar new construction homes and is only about a mile from the pristine sands of Barefoot Beach and Bonita Beach, offering easy access to some of Southwest Florida’s finest beaches. With just a short boat ride to the Gulf of Mexico, it’s the perfect spot for boating enthusiasts and beach lovers alike. Offers a fantastic canvas to build your custom residence, designed to your exact specifications and incorporating the latest building codes, with existing water and sewer connections already in place (saving money on impact fees!). With no HOA fees and zoning that permits both single-family or multi-unit development (Buyer to verify and conduct own due diligence), it also presents an exceptional opportunity for rental income or investment. Fantastic location near many top-rated local restaurants, close to the Promenade, Coconut Point Mall & Mercato, with easy access to RSW International Airport.