

$315,000

COMMERCIAL

3232 NW 45th PL

3232 NW 45th Place, Cape Coral, Florida, 33993, United States

Property Details

Type	**Commercial**
MLS #	**2026046965**
View	**Canal, Water**
Waterfront	**Canal**
Lot size	**0.23 acres**
Neighborhood	**CC43 - Cape Coral Unit 58,59-61,76,**
Subdivision	**CAPE CORAL**

Description

BUILD YOUR DREAM HOME AND EMBRACE THE ULTIMATE SOUTHWEST FLORIDA WATERFRONT LIFESTYLE! This exceptional Gulf-access lot in Cape Coral offers NO BRIDGES, a seawall already in place, and a spectacular location on an intersecting canal with over 160 feet of canal width! Cleared and ready for construction, this property provides the perfect canvas to create your custom waterfront dream home. Imagine waking up to beautiful, expansive water views, enjoying your morning coffee overlooking the canal, and stepping onto your boat for a day of adventure. Cruise through Cape Coral's scenic waterways to explore the pristine beaches of Captiva Island and Cayo Costa, enjoy waterfront dining at Miceli's Restaurant, or head to the iconic Cabbage Key Restaurant for a true island experience. With incredible fishing, boating, island hopping, and waterfront dining opportunities, the Southwest Florida lifestyle is yours to enjoy! Whether you're envisioning a luxurious coastal estate, a seasonal retreat, or your forever home, this property offers an incredible opportunity to bring your vision to life. Your piece of waterfront paradise awaits! Start building the Florida lifestyle you've always dreamed of!