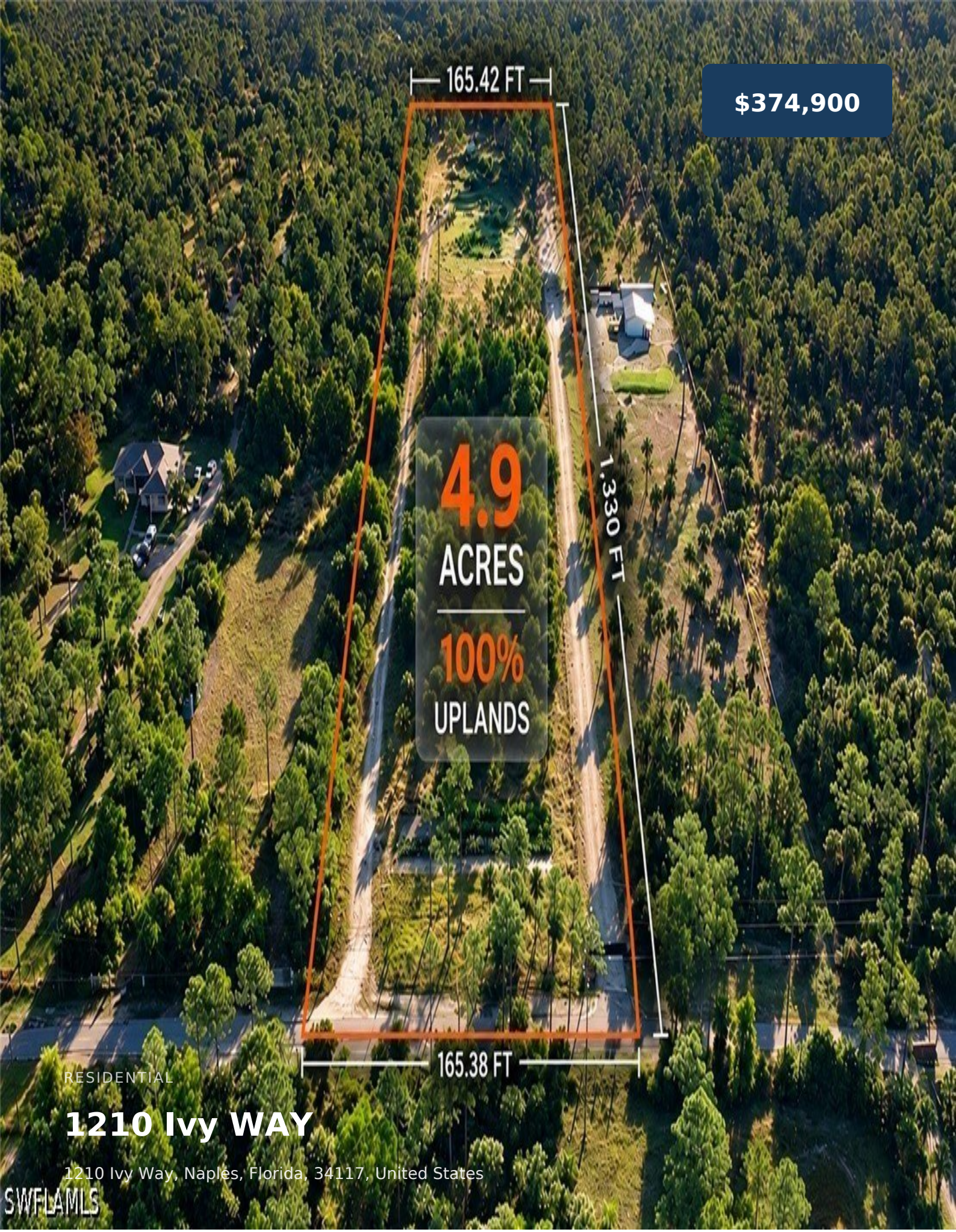


$374,900

RESIDENTIAL

1210 Ivy WAY

1210 Ivy Way, Naples, Florida, 34117, United States

SWFLAMLS

Property Details

Type	**Residential**
MLS #	**226037313**
View	**Preserve, Trees Woods**
Lot size	**4.9 acres**
Neighborhood	**NA32 - North Belle Meade**
Subdivision	**GOLDEN GATE ESTATES**

Description

INCREDIBLE OPPORTUNITY! 4.9 ACRES OF 100% UPLANDS IN NAPLES. Located on paved Ivy Way, just east of Wilson Boulevard, this property offers an exceptional combination of privacy, usable acreage, existing improvements, and development potential. Zoned RFMU (Rural Fringe Mixed Use), the property allows for up to two single-family homes, along with permitted agricultural and qualifying commercial agricultural activities, including nurseries and landscaping-related operations. A significant portion of the land has already been cleared, and the property is fully fenced, features an existing well, and has an established dirt road providing access throughout the acreage. These valuable improvements offer substantial savings in time and money for the next owner. A wetland determination report confirming 100% uplands and a property survey are available, providing buyers with valuable information when planning future improvements or development. With approximately 165 feet of road frontage and 1,330 feet of depth, this property offers the flexibility to build a private estate, establish agricultural operations, or explore other permitted uses. An incredible opportunity to own nearly five acres in Naples with valuable improvements already in place and multiple possibilities for future use!