
$899,000
RESIDENTIAL
180 Donora BLVD
180 Donora Boulevard, Fort Myers Beach, Florida, 33931, United States
SWFLAMLS

Property Details

Type	**Residential**
MLS #	**226033301**
View	**Canal, Water**
Waterfront	**Canal**
Lot size	**0.21 acres**
Neighborhood	**FB03 - Gulf Beach Road to Avenid**
Subdivision	**ZIMMERS ADD-SHELL MOUND PK**

Description

One or more photo(s) has been virtually staged, AI generated or rendered. An exceptional opportunity awaits on Fort Myers Beach with this oversized 0.2097-acre homesite ideally located just south of Times Square, in one of the island’s most dynamic areas of redevelopment and growth. Set against the natural beauty of Matanzas Pass Preserve, this unique parcel offers a rare combination of privacy, nature and convenience. Enjoy peaceful canal views, mangroves, wildlife and beautiful morning light from the rear of the property, while the Gulf of Mexico and its iconic sunsets are only a short walk away. The location places you in the heart of Fort Myers Beach’s next chapter, surrounded by major redevelopment, new luxury construction and thoughtfully planned projects that continue to reshape the island. With the approved Myerside Resort and Seagate Development’s transformation of the former Red Coconut property nearby, this corridor is positioned to benefit from new dining, hospitality, retail and residential investment. The oversized lot provides exciting flexibility for a custom coastal residence, while the surrounding redevelopment creates compelling long-term potential for buyers looking to secure property in a market experiencing significant reinvestment. Whether you envision a private island retreat or a strategic hold in one of Southwest Florida’s most recognizable beach communities, this property offers the opportunity to be part of the continued evolution of Fort Myers Beach. Close to the Gulf. Backed by preserve views. Surrounded by new investment. This is a rare chance to build into the future of Fort Myers Beach.