

$37,000

COMMERCIAL

1627 NE 16th TER

1627 NE 16th Terrace, Cape Coral, Florida, 33909, United States

Property Details

Type	**Commercial**
MLS #	**2026040570**
Lot size	**0.23 acres**
Neighborhood	**CC31 - Cape Coral Unit 17,31-36,**
Subdivision	**CAPE CORAL**

Description

NO FLOOD ZONE. Build your future in one of Northeast Cape Coral’s fastest-growing areas! This vacant residential lot at 1627 NE 16th Ter is located in the North 1 Utilities Expansion Project (UEP) zone, with city sewer and water currently planned for 2027 — making this an excellent opportunity to buy ahead of infrastructure expansion. Situated in the northeast section of Cape Coral, this homesite offers a quiet residential setting with new construction activity nearby, easy access to main roadways, and strong long-term growth potential. Whether you’re planning to build your dream home or add to your investment portfolio, now is a great time to secure property in this area before utility completion drives future value. Don’t miss this chance to get in early on an expanding neighborhood with exciting improvements on the horizon!