
$199,900
COMMERCIAL
1504 SW 6th TER
1504 SW 6th Terrace, Cape Coral, Florida, 33991, United States
FGCMLS

Property Details

Type	**Commercial**
MLS #	**2026039009**
Lot size	**0.26 acres**
Neighborhood	**CC41 - Cape Coral Unit 37-43,48,49**
Subdivision	**CAPE CORAL**

Description

PRIME COMMERCIAL DEVELOPMENT OPPORTUNITY ZONED CC RIGHT OFF THE PINE ISLAND ROAD CORRIDOR! Strategically positioned just off Pine Island Road and Chiquita Blvd, this property offers convenient access to one of the city’s primary commercial corridors and is surrounded by continued residential and commercial growth. The Pine Island Road corridor has become a major focus for development in Cape Coral, with new retail, restaurants, medical, hospitality, multifamily and mixed-use projects continuing to reshape the area. Farmer Joes, Aldi and ABC Liquors are all shadow-anchored retailers. Just on the other side of Chiquita and Pine Island Rd, Cape Coral Grove, a planned approximately 131-acre mixed-use development is poised to become the most significant commercial development in the city’s history. This lot is being sold along with MLS #2026039001 creating an excellent opportunity to secure two adjoining commercial parcels that total 1 acre in one of Cape Coral’s most active and rapidly developing areas!