

$60,000

RESIDENTIAL

512 E 12th ST

512 E 12th Street, Lehigh Acres, Florida, 33972, United States

FGCMLS

Property Details

Type	**Residential**
MLS #	**2026035250**
Lot size	**0.24 acres**
Neighborhood	**LA01 - North Lehigh Acres**
Subdivision	**LEHIGH ACRES**

Description

CLEARED DUPLEX LOT | READY TO BUILD Don’t miss this opportunity to own a **cleared vacant lot in Lehigh Acres that is ready for your building plans**. Whether you’re looking to build a duplex for investment, generate rental income, or create a property for extended family, this lot offers a versatile opportunity in a growing Southwest Florida community. Located in a residential area of Lehigh Acres, the property offers the opportunity to build a duplex, subject to applicable county requirements, permits, setbacks, and final site-plan approval. **Why consider this property?** * **Lot is already cleared and ready to build**, saving time and potentially reducing site-preparation costs. * **Duplex potential** offers the opportunity to create two residential units on one property, subject to applicable approvals. * **Investment flexibility:** Build and hold for rental income, build and sell, or create a property for personal and extended-family use. * **Growing community:** Lehigh Acres continues to attract homeowners, renters, and investors seeking affordability and access to Southwest Florida. * **Convenient location:** Lehigh Acres provides access to shopping, dining, schools, parks, medical services, and major roadways connecting to Fort Myers and surrounding areas. For investors and builders, a cleared lot can provide a head start compared with properties requiring substantial clearing or site preparation. With the flexibility of duplex construction, this property may offer an opportunity to maximize the use of the land while meeting local market demand for housing. **Bring your plans and your vision.** This cleared lot provides a blank canvas for your next residential project in Lehigh Acres. Buyer and buyer’s agent are encouraged to independently verify zoning, permitted uses, building requirements, utilities, setbacks, dimensions, and all other property information with Lee County and the appropriate authorities.