
$44,900
RESIDENTIAL
2820 NW 22nd AVE
2820 NW 22nd Avenue, Cape Coral, Florida, 33993, United States
SWFLAMLS

Property Details

Type	**Residential**
MLS #	**226028374**
View	**Canal**
Waterfront	**Canal**
Lot size	**0.22 acres**
Neighborhood	**CC42 - Cape Coral Unit 50,54,51,52,53,**
Subdivision	**CAPE CORAL**

Description

WESTERN REAR EXPOSURE FRESHWATER LOT — SURROUNDED BY SOLD $450K+ NEW CONSTRUCTION. Build your dream retreat on this pristine freshwater canal parcel in fast-growth NW Cape Coral! Surrounded by recently sold new construction in the $400k+ range, this 0.23-acre parcel easily accommodates standard 1,500–2,300+ SQFT coastal floor plans with expansive outdoor living and lanai areas with space for a pool. Enjoy endless Florida sunsets and direct water access connecting to Pomroy Lake and Gator Slough for fishing and kayaking. Located in a quiet corridor just 7 minutes to Coral Oaks Golf Course and minutes to daily conveniences. No HOA rules or time limits to build—potential for land-banking, an investment rental build, or creating your custom estate.