

RESIDENTIAL

2977 Dunbar AVE

2977 Dunbar Avenue, Fort Myers, Florida, 33916, United States

Property Details

Type	**Residential**
MLS #	**2026046595**
View	**Partial Buildings**
Lot size	**0.17 acres**
Neighborhood	**FE06 - East Fort Myers Area**
Subdivision	**LINCOLN PARK**

Description

BUILD YOUR NEXT INVESTMENT OR DREAM HOME IN FORT MYERS! Discover the possibilities with this vacant residential lot conveniently located in an established Fort Myers neighborhood, just minutes from downtown, shopping, dining, entertainment, and the beautiful Caloosahatchee River! Zoned **RS-D (Single-Family and Duplex Residential)**, this property offers excellent flexibility for buyers looking to build a single-family residence or explore the potential for a duplex, subject to applicable city requirements and approvals. Whether you're an investor seeking an opportunity to generate rental income, a builder looking for your next project, or a homeowner ready to create your own space, this property deserves a closer look. Enjoy the convenience of nearby schools, parks, major roadways, and the continued growth and revitalization of the Fort Myers area. With its established surroundings and versatile residential zoning, this lot presents an opportunity to invest in the future of Southwest Florida. **Buyer to verify zoning, permitted uses, utilities, setbacks, building requirements, and development feasibility with the City of Fort Myers.**