
$16,000
RESIDENTIAL
1123 Edgewood ST E
1123 Edgewood Street, Lehigh Acres, Florida, 33974, United States
FGCMLS

Property Details

Type	**Residential**
MLS #	**2026030079**
Lot size	**0.23 acres**
Neighborhood	**LA08 - Southeast Lehigh Acres**
Subdivision	**LEHIGH ACRES**

Description

BIG DISCOUNT!!! Buildable Residential Lot – 1123 Edgewood St E, Lehigh Acres, FL 33974 This 0.23-acre (10,000 sq ft) vacant lot sits in a growing pocket of Lehigh Acres, backing to a canal reserve for added privacy and no rear neighbors. Buyer advantage: a current Development Suitability Assessment (Sept 2025) and boundary/survey are already in hand. The environmental report confirms no wetlands, no jurisdictional habitat, and no protected species concerns (gopher tortoise, scrub jay, panther, and others all cleared) — removing a major hurdle and cost before you even break ground. Flood Zone X (no flood insurance required). Utility and drainage easements per plat; buyer to verify all utility availability and setbacks with Lee County. All info deemed reliable but buyers must verify and do their own due diligence. Great opportunity for a builder, investor, or someone ready to build their Florida home!