

RESIDENTIAL

2806 Tropicana PKWY W

2806 Tropicana Parkway, Cape Coral, Florida, 33993, United States

Property Details

Type	**Residential**
MLS #	**226018553**
View	**Landscaped**
Lot size	**0.34 acres**
Neighborhood	**CC42 - Cape Coral Unit 50,54,51,52,53,**
Subdivision	**CAPE CORAL**

Description

Discover the ideal canvas for your Florida dream home at 2806 Tropicana Parkway W in beautiful Cape Coral. This oversized 0.34-acre cleared residential lot with southern exposure offers an exceptional opportunity to build in one of the fastest-growing areas of northwest Cape Coral. With generous dimensions of 120 feet at front and back, and 125 feet on each side, this spacious property provides ample room for a custom residence, pool and outdoor living space. In a quiet, residential neighborhood, the lot combines peaceful surroundings with convenient access to everything you need. Outdoor enthusiasts will appreciate the nearby network of canals, ideal for boating and fishing, with access to the Caloosahatchee River and greater Fort Myers area. Just minutes away, the Burnt Store boat ramp offers quick and easy water access for your next adventure. The location places you within a short drive of popular destinations like the Cape Coral Yacht Club Beach, as well as shopping, dining and everyday conveniences along the Pine Island Road corridor. Major thoroughfares such as Chiquita Boulevard and Santa Barbara Boulevard further enhance accessibility. Adding even more appeal, the area continues to grow with exciting recreational developments. A future waterfront park at the west end of Tropicana Parkway is planned to feature a kayak launch, beach area, boardwalk and fitness stations, ideal for enjoying Florida’s outdoor lifestyle. Nearby, Jim Jeffers Park offers a large inclusive playground, sports courts and scenic green space. Whether you're looking to build now or invest for the future, this property delivers the ideal blend of tranquility, space and location. Don’t miss your chance to secure a piece of paradise in one of Southwest Florida’s desirable residential communities.