

RESIDENTIAL

XX Espanola DR

XX Espanola Drive, North Port, Florida, 34287, United States

Property Details

Type	**Residential**
MLS #	**226016137**
View	**Trees Woods**
Waterfront	**Canal**
Lot size	**0.17 acres**
Neighborhood	**OA01 - Out of Area**
Subdivision	**NORTH PORT**

Description

Fantastic opportunity to own a clean, buildable lot located directly on a freshwater canal in the serene and fast-growing community of Warm Mineral Springs, North Port, FL. This spacious property is ready for development and offers the perfect setting for your dream home, winter retreat, or next smart investment. Nestled in a quiet neighborhood, this lot provides peaceful water views, natural surroundings, and easy access to the area’s top attractions. Enjoy being just minutes away from the famous Warm Mineral Springs, known for its therapeutic waters and wellness lifestyle. The canal offers a tranquil backdrop and a potential for small watercraft, kayaking, or simply relaxing in nature. This lot is NOT in an HOA, with no CDD fees giving you the freedom and flexibility to build on your own terms. Utilities are nearby, and the lot is surrounded by new and well-maintained homes, signaling growth and rising property values. Walk or bike to Warm Mineral Springs Park. Close to Myakka River, perfect for boating, kayaking, and fishing. Just 20 minutes to Manasota Key Beach and the Gulf of America. Minutes to the North Port Aquatic Center and CoolTodayPark, home of the Atlanta Braves Spring Training. Convenient to shopping, restaurants, medical centers, churches, and schools. Quick access to I-75 and US-41, making travel north or south easy Whether you’re a homeowner dreaming of a peaceful Florida escape or an investor looking for land in one of the fastest-growing cities in the state, this property checks all the boxes. North Port is part of the vibrant Sarasota County and continues to grow with new infrastructure, parks, trails, and amenities that make it a destination for both full-time residents and seasonal visitors. This is your chance to secure a slice of paradise, surrounded by natural beauty and close to everything that makes Southwest Florida one of the most desirable places to live. Don’t miss this opportunity—build your vision in Warm Mineral Springs today!