

# 1.15± Acre Multi-Family Corner Site in Charlotte County

**SELLER FINANCING AVAILABLE**



**LOCATION:** 3900, 3906 & 3912 San Rocco Drive, Punta Gorda, FL 33950

**STRAP #:** 0095260-204400-9; 204300-1 & 204200-1

**ZONING:** GM-15 (Multiple Family Residential)

**UTILITIES:** Water & Sewer

**SIZE:** 1.15± Acres or 50,204± Sq. Ft.

**DIMENSIONS:** 326' Deep x 154' Frontage

**PRICE:** \$299,000

**FUTURE LAND USE:** City

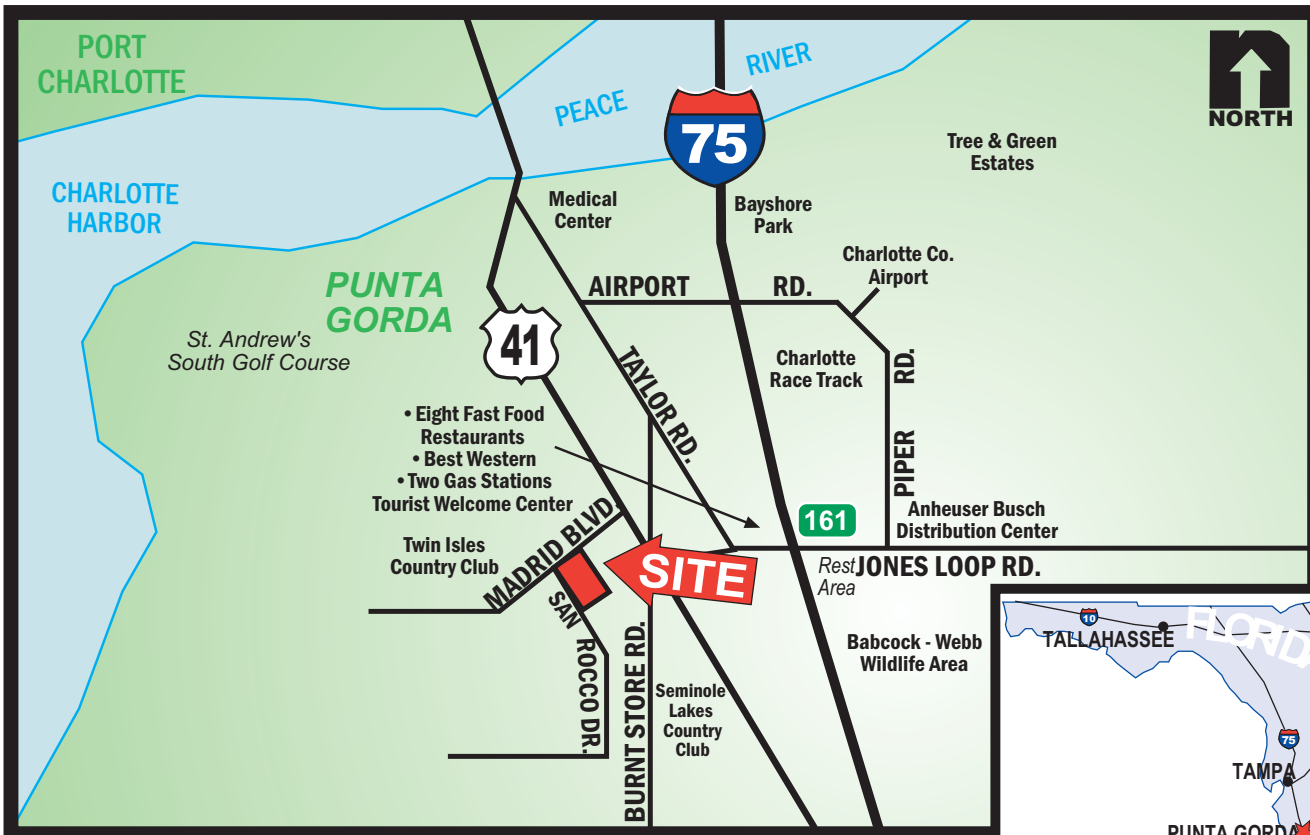
**COMMENTS:** 1.15± acre corner site at San Rocco Drive and Madrid Boulevard in Punta Gorda. Property is located in an area of gulf access developments. Zoned GM-15 (multiple family residential). Ideal location for an ALF (assisted living facility) with Wal-Mart, Publix Shopping Center, Home Depot, medical center & more nearby. This property is near US41 and is located west of Burnt Store Road, which allow easy access to I-75 at Ext 161.

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The statements and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.

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