

Client Detail with Addl Pics Report

Listings as of 04/23/08 at 5:19pm


Active 03/27/08	Listing # 200818429	801 SW Pine Island Rd Cape Coral, FL 33991	Listing Price: \$3,101,480
County: Lee			



Prop Type	Lot/Land/Boat Dock	Prop Subtype(s)	Commercial Lot
GEO Area	CC23 - cape c	Subdivision	Cape Coral
		Price/Acre	\$871,202.25
PID	15442300000010000	Lot Sq Ft (approx)	155074 ((Tax Data))
		Lot Acres (approx)	3.560

Directions North side of Pine Island Rd between Nicholas Pkwy and Skyline Blvd (SW 10th Pl). There is a billboard on the property.
Property Information In the geographical of Cape Coral, Florida Commercial Land on Pine Island Rd and Nelson Blvd. High Traffic Action Area. 4.5 Acres with all Utilities. Owner financing available. 1,000 of 3 road frontage. \$20 per square foot. 2 Major Corners, 1 block from the new Wal-Mart shopping center.

<table> <tr><td>Other PID</td><td>23-15-44-00-00001-0000</td></tr> <tr><td>Short Sale</td><td>No</td></tr> <tr><td>Legal Unit</td><td>N/A</td></tr> <tr><td>Zoning</td><td>Corr</td></tr> <tr><td>Land</td><td>Build to Suit, Partly Filled, Other/See Remarks</td></tr> <tr><td>On Site Utilities</td><td>Cable, Electric, Phone Line, Water</td></tr> <tr><td>View</td><td>None</td></tr> <tr><td>Available Documents</td><td>Survey</td></tr> <tr><td>Restrictions</td><td>Other/See Remarks</td></tr> <tr><td>Possession</td><td>At Closing</td></tr> <tr><td>Road</td><td>Paved Road</td></tr> </table>	Other PID	23-15-44-00-00001-0000	Short Sale	No	Legal Unit	N/A	Zoning	Corr	Land	Build to Suit, Partly Filled, Other/See Remarks	On Site Utilities	Cable, Electric, Phone Line, Water	View	None	Available Documents	Survey	Restrictions	Other/See Remarks	Possession	At Closing	Road	Paved Road	<table> <tr><td>Status Type</td><td>Resale Property</td></tr> <tr><td>Rear Exposure</td><td>N</td></tr> <tr><td>Lot</td><td>0</td></tr> <tr><td>Useage</td><td>Commercial</td></tr> <tr><td>Water</td><td>Central</td></tr> <tr><td>Sewer</td><td>Central</td></tr> <tr><td>Lot Description</td><td>County, Irregular Shape, Oversize</td></tr> <tr><td>Irrigation</td><td>Other/See Remarks</td></tr> <tr><td>Special Info</td><td>Other/See Remarks</td></tr> <tr><td>Terms</td><td>Buyer Finance/Cash</td></tr> </table>	Status Type	Resale Property	Rear Exposure	N	Lot	0	Useage	Commercial	Water	Central	Sewer	Central	Lot Description	County, Irregular Shape, Oversize	Irrigation	Other/See Remarks	Special Info	Other/See Remarks	Terms	Buyer Finance/Cash
Other PID	23-15-44-00-00001-0000																																										
Short Sale	No																																										
Legal Unit	N/A																																										
Zoning	Corr																																										
Land	Build to Suit, Partly Filled, Other/See Remarks																																										
On Site Utilities	Cable, Electric, Phone Line, Water																																										
View	None																																										
Available Documents	Survey																																										
Restrictions	Other/See Remarks																																										
Possession	At Closing																																										
Road	Paved Road																																										
Status Type	Resale Property																																										
Rear Exposure	N																																										
Lot	0																																										
Useage	Commercial																																										
Water	Central																																										
Sewer	Central																																										
Lot Description	County, Irregular Shape, Oversize																																										
Irrigation	Other/See Remarks																																										
Special Info	Other/See Remarks																																										
Terms	Buyer Finance/Cash																																										

Presented By:	Mark D Hetrick	List in MLS Realty, LLC
	Primary: 239-936-5478	2367 Woodland Ter.
	Secondary:	Fort Myers, FL 33907
	Other:	239-936-5478
	E-mail: mark@listinmls.com	See our listings online:
April 2008	Web Page: http://www.listinmls.com	http://www.listinmls.com

Information has not been verified, is not guaranteed, and is subject to change.
 Copyright ©2008 Rapattoni Corporation. All rights reserved.

