



# 1009 LOVELAND BLVD

1009 Loveland Blvd, Port Charlotte, FL 33980

SALE



## OFFERING SUMMARY

Sale Price: \$225,000

Lot Size: 0.74 Acres

Zoning: RSF3.5

Price / SF: \$6.98

## PROPERTY OVERVIEW

125' Frontage on Peachland Blvd & 260' frontage on Loveland Blvd.

This property is centrally located within multiple residential communities, schools, parks, 1/2 mile to I-75 exit 170 Kings highway and borders a hot spot of retail.

Located parallel to the Publix anchored Peachland Promenade Plaza, including retailers such as Pet Super Market, Tropical Smoothie, Anytime Fitness, Jet's Pizza, Planet Fitness, Chase Bank, McDonald's, Starbucks, Pizza Hut, Goodwill, Bon Worth, Hallmark, UPS Store, Subway, Papa John's Pizza, Verizon, Dairy Queen, and more!

## PROPERTY HIGHLIGHTS

- 125' Frontage on Peachland Blvd, AADT 11,700
- 260' Frontage on Loveland Blvd AADT 6,100
- Located 1/2 mile from I-75 Exit 170 Kings Highway
- Site Borders Major Port Charlotte Plaza- Peachland Promenades
- 500' from Harold Avenue Regional Park & Recreation Center
- This area is Booming with Activity!
- Springs at Port Charlotte" is a Newly Built Workforce Housing Community Adjacent to the Property

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