

# INDUSTRIAL DEVELOPMENT SITE W/ FRONTAGE

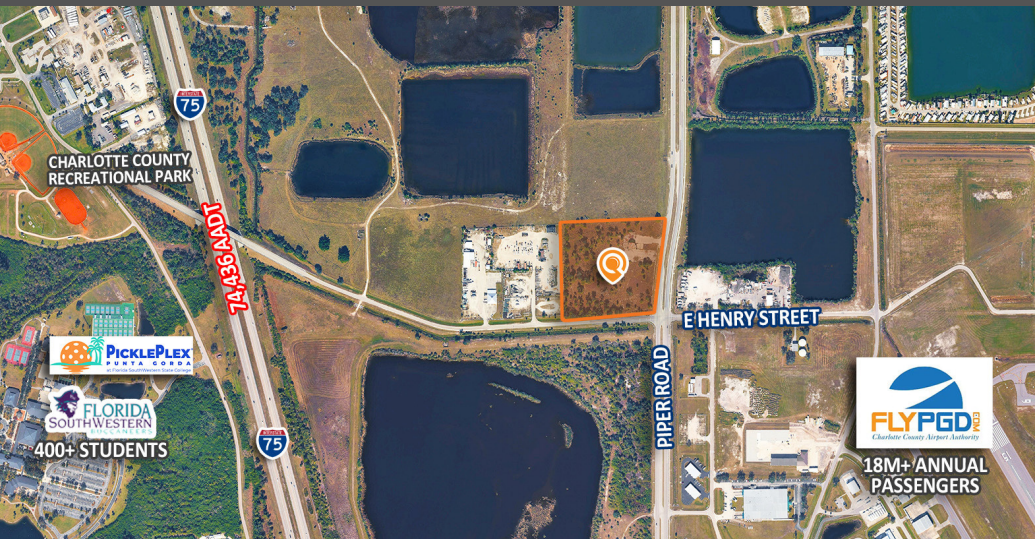
4001 East Henry Street | Punta Gorda, FL 33982

Land For Sale



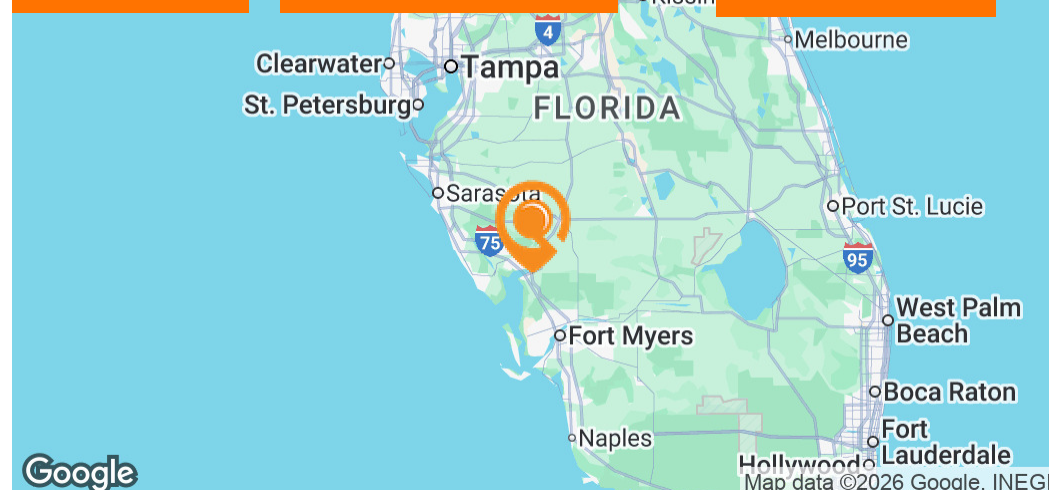
**LQ Commercial**  
REAL ESTATE SERVICES

**LQCRE.COM**



[GOOGLE TOUR](#)

[ECAP ZONING DETAILS](#)



**\$3,800,000  
PER ACRE**



**9.17 AC  
LOT SIZE**



**\$414,395  
PER ACRE**



**ECAP  
ZONING**

- 9.17 AC industrial development site for sale in Punta Gorda, FL
- Situated at the hard corner of Piper Rd & East Henry St with easy access to I-75
- Multiple concept plans available for Small Bay Flex, Industrial/Retail Mixed-Use and Industrial Outdoor Storage (IOS)
- Enterprise Charlotte Airport Park (ECAP) Zoning offers flexibility for a number of commercial and industrial uses



**5-MILE POPULATION  
102,930**



**5-YR POP. INCREASE  
1.2%**



**5-MILE HH INCOME  
\$96,203**



**5-MILE EMPLOYEES  
35,994**

[PROPERTIES.LQCRE.COM/PG-INDUSTRIAL-DEV](https://properties.lqcre.com/pg-industrial-dev)



1614 Colonial Blvd #101  
Fort Myers, FL 33907  
**LQCRE.COM**

**Carson Baird, CCIM**  
Associate

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Information obtained from owner(s) or other sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. All properties subject to change or withdrawal without notice.

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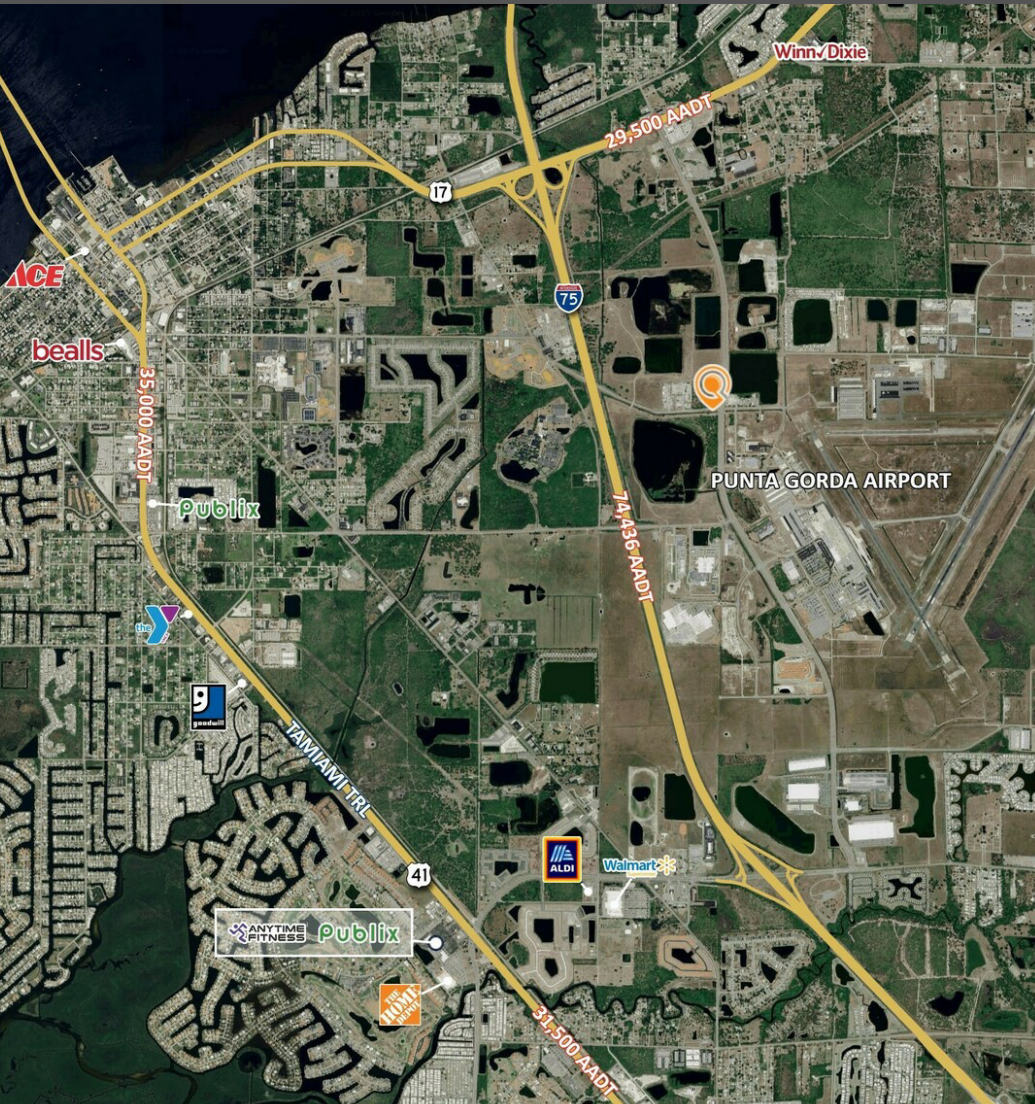
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