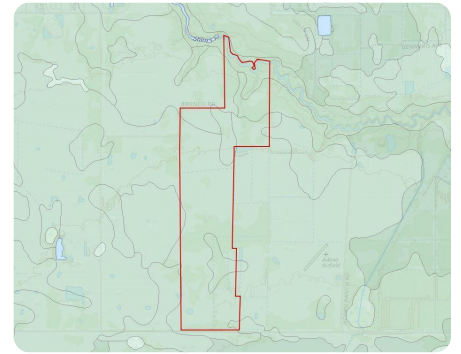
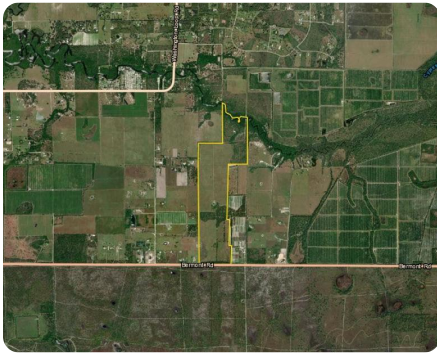




# Punta Gorda Recreational Development Estates Ranch

315 +/- Acres | Charlotte County, FL | \$5,500,000



## ADDRESS

34500 Bermont Road  
Punta Gorda, FL 33982

## LOCATION

From US17 Take Bermont Road East 7.25 miles entrance is on North side.

## PROPERTY SUMMARY

This private 315-acre ranch with open pastures that are fenced and crossed-fenced, an artesian well, and watering holes for your livestock, includes road frontage on Bermont Road and direct frontage on Shell Creek. This beautiful landscape is a palmetto prairie with oak, pine, and cabbage palms. Sunrises and sunsets here are amazing. This property has the potential for development with large estate homes and a golf course and would be a great investment for a 1031 Exchange located in Opportunity Zone. This tract can be used for horses, farming, hunting, recreational, and livestock. Zoning allows for 1 dwelling per 10 acres that could easily be developed for more housing. Located near Babcock Ranch Preserve, 20 minutes from all the amenities Babcock Ranch has to offer, and 10 minutes to downtown Punta Gorda. Kayaking, canoeing, boating, horseback riding, camping, hunting, and fishing are just some of the many activities you can enjoy in this paradise conveniently close to Arcadia, Punta Gorda, Sarasota, or Fort Myers.

[nationalland.com/listing/punta-gorda-recreational-development-estates-ranch](https://nationalland.com/listing/punta-gorda-recreational-development-estates-ranch)



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