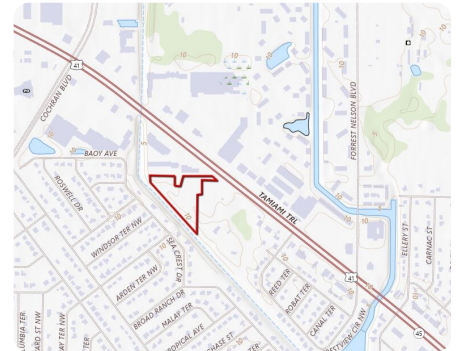
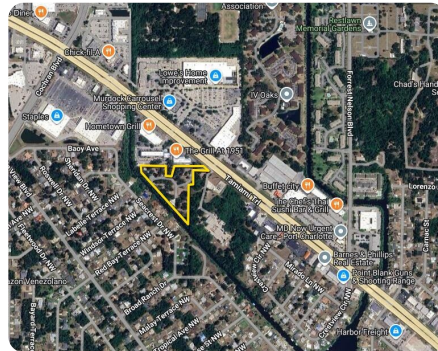




High-Visibility Port Charlotte Commercial Property

5.46 +/- Acres | Charlotte County, FL | \$4,100,000



ADDRESS

1999 Tamiami Trail
Port Charlotte, FL 33948

LOCATION

Tamiami Trail north just South of the Days Inn and property is on the left.

PROPERTY SUMMARY

Prime commercial land on Tamiami Trail (U.S. 41) in Port Charlotte with CG zoning allowing retail, office, medical, restaurant, or mixed-use development. This property offers full access from both directions, ensuring visibility and convenience. Mature oak trees add character, while a canal at the rear creates a natural buffer. With public water and sewer in place, no wetlands, and close proximity to Murdock Town Center, the site is ready for development. As one of the few large commercial acreage parcels available along U.S. 41, it offers multiple possibilities for builders, developers, or investors. Positioned in a high-traffic growth corridor, this property stands out as a premier Tamiami Trail development site and exceptional Port Charlotte commercial opportunity.

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