

**24370 GIJON LANE, Punta Gorda, FL, 33955**

Vacant Land

Neighborhood: Burnt Store Lakes, Punta Gorda

Subdivision: PUNTA GORDA ISLES SEC 21

Acreage: 1/4 to less than 1/2

Lot Dim: 43 x 133 x 158 x 105

Lot Size Sqft: 11223

S/S/B/L: 842 14

Prior Taxes: \$ 1,701

Water View:

Waterfrontage: 0

MLS: A4556530

Listed By: ALLISON JAMES ESTATES & HOMES

Build your SW Florida dream home in the beautiful and growing community, Burnt Store Lakes. Lot is located in the Cul de sac, on a quiet street, with Northwestern Rear exposure. Lot is oversized & completely cleared and ready for your custom dream home. Adjacent lot 15 also listed for sale, 24378 Gijon Ln, for \$59,500, making a large half acre + homesite, and both lots must be sold together. Large greenbelt at rear of property for added privacy. This upscale lake front community is located on the southern shores of Charlotte Harbor and features 11 large lakes, a resident's park & picnic pavilion, canoe/kayak launch to Charlotte Harbor, picturesque golf cart, bike/walking paths, plus streetlights and sidewalks. This resort like atmosphere continues into the adjacent community (Safe Harbor/Burnt Store Marina & Golf) offering public access to its full-service World-Class Marina, plus executive golf course & dining destinations. The Burnt Store Corridor is a short ride to Punta Gorda and Fort Myers airports. Community features include friendly deed restrictions, public water & sewer and most homes are custom. There is just one Home Owners Association fee of \$442 per year and no CDD or RDD. The Property Owners Association is professionally managed and offers many social opportunities and community events.