



## 4221 GARDNER DRIVE, Port Charlotte, FL, 33952

Vacant Land

Neighborhood:

Lot Dim: 77 x 138 x 37 x 52 x 160

Prior Taxes: \$ 0

Water View:

Waterfrontage:

MLS:

Listed By:

Don't miss out on the extraordinary opportunity to build your dream home on this Gulf Access Waterfront lot with quick access to Charlotte Harbor and the Gulf of Mexico. This Western facing lot is looking straight down the canal and features spectacular water and sunset views. Save money on lot clearing fees because this lot is already cleared! The location is prime and is very close to the Port Charlotte Beach Complex, Charlotte Harbor Yacht Club, Edgewater Public Boat Ramp, and the William R Gaines Jr Veterans Memorial Park. In addition to quick boating

access, you will be within minutes of the Gulf of Mexico beaches, the new Sunseeker Resort, beautiful golf courses, tennis, fishing, dining, shopping, all types of outdoor activities...you name it and it is close! This lot is perfect to build the home you've been dreaming about. Make sure to watch the video tour of the water access for this property. Call today because this property won't last long!