

AirBNB INVESTMENT PROPERTY

TWO VACATION RENTALS SITUATED ON 0.67± ACRES

2740 N BEACH ROAD, ENGLEWOOD, FL 34223

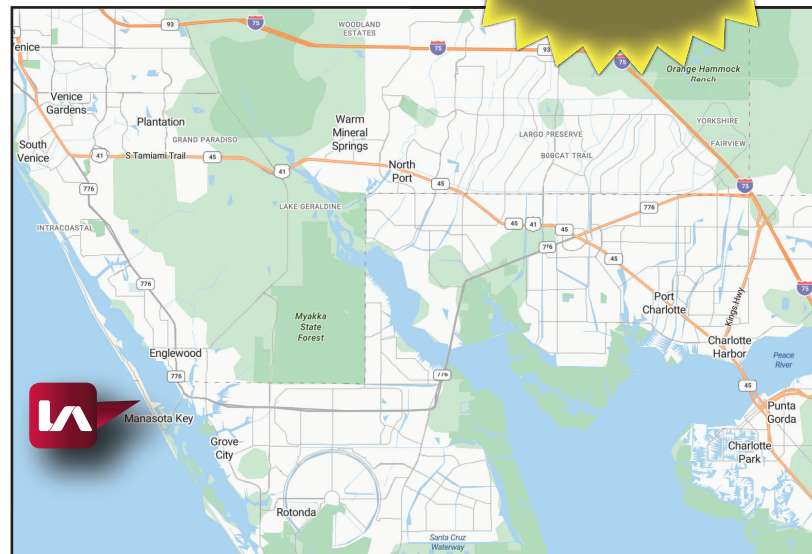
LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



- **LAND SIZE:** 0.67± ACRES
- **SALE PRICE:** \$4,700,000
- **NOI:** \$282,000
- **CAP RATE:** 6.0%
- **ZONING:** MMF
(Manasota Multi-Family)
click [here](#) for details

PROPERTY FEATURES

- Excellent Investment Opportunity!
- Situated on 0.67 Acres of Gulf Front Land Along N Beach Road on Manasota Key
- The Property has a Total of 76'± of Beach Front
- Two (2) Existing Beautifully Remodeled Rental Properties Producing Over \$280,000 Annually
- Beautiful Gulf Front Property in Charlotte County!
- Zoning Allows for Seven and a Half (7.5) Units Per Acre for a Total of Five (5) Units Allowed



Please Contact:

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Vice President

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YOUR LOCAL MARKET EXPERT

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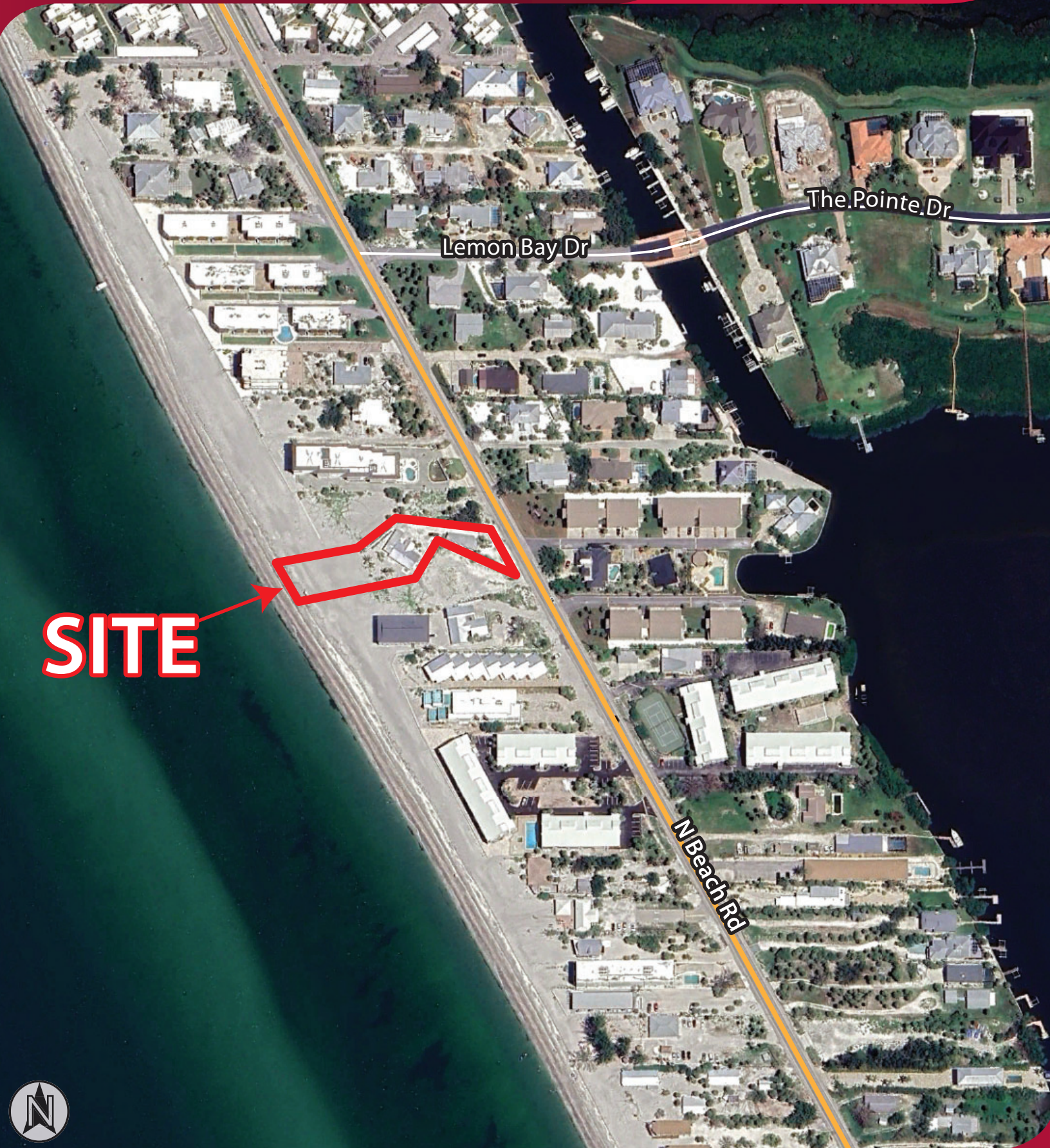


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Ocean View Unit (B)

Coastal bliss in this beachfront retreat. Immaculate interiors, breathtaking views, and a private beach. 2,106 SF, 3-bed, 2-bed luxury along the beachfront. Fully remodeled boasting upgraded appliances and new furnishings that exceed expectations. Enjoy panoramic views from the private seating area. Direct beach access from the back door. Gourmet kitchen, Master Bedroom with spa-like ensuite bath, two guest bedrooms, a well-appointed bathroom, and a laundry room complete this upscale escape. Fully furnished with upgraded linens and essential amenities.

Street Front Unit (A)

Private ocean-view villa, mere steps from the beach. 1,181 SF, 2-bed, 2-bath retreat can accommodate up to 8 guests. Fully remodeled boasting upgraded appliances and new furnishings that exceed expectations. The kitchen offers stainless steel Whirlpool appliances and a large Kohler sink and is stocked with cooking utensils, bakeware, linens, and hotel-quality towels. The Master Bedroom has double glass doors opening to a private deck. Basic cooking utensils, bakeware, linens, and hotel-quality towels are provided for your convenience.

N Beach Rd

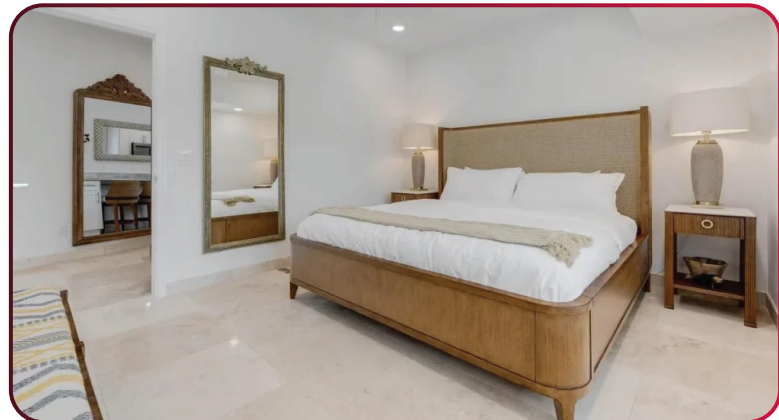
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STREET FRONT - UNIT A - 2 BR / 2 BA - 1,181 SF

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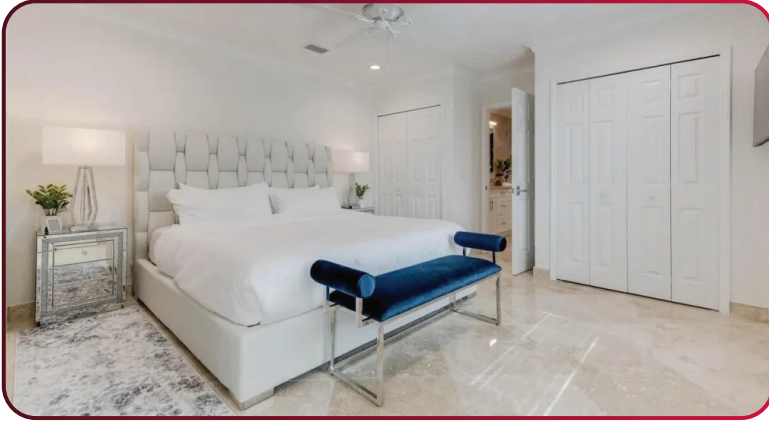
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OCEAN VIEW - UNIT B - 3 BR / 2 BA - 2,106 SF

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