

\$259,900 - 206 Bent Tree Road, Cape San Blas

MLS® #996192

\$259,900

Bedroom, Bathroom,
Unimproved Land on 0.44 Acres

The Bluff at Secluded Dunes, Cape San Blas,
FL

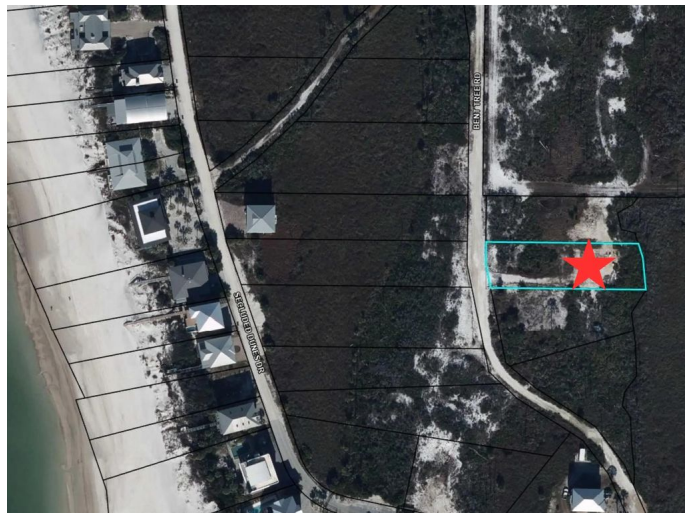
**NORTH CAPE SAN BLAS BUILDING SITE
WITH POSSIBLE OWNER FINANCING!!!**

Located less than 80' from the state park with
NO HOA or HOA FEES! Dedicated beach
access with a boardwalk/dune walkover that
meanders between beautiful old growth
coastal oaks and palms. This elevated,
platted, and vested lot at The Bluffs at
Secluded Dunes affords views of the Gulf of
Mexico to the west, a 4.5 acre wetland area to
the rear, St Joseph State Park views to the
north. Possible views of the bay as well
depending upon elevation of home. Water tap
already paid for and installed, city sewer
available, electricity already on site. Site
already is cleared and prepped with driveway
installed. Get back to nature today! All
dimensions were obtained per the recorded
plat or the GulfPA site. Please verify if
important

Essential Information

MLS® #	996192
Price	\$259,900
Acres	0.44
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information



Address	206 Bent Tree Road
Area	30 - Other Counties
Subdivision	The Bluff at Secluded Dunes
City	Cape San Blas
County	Gulf
State	FL
Zip Code	32456

Amenities

Utilities	Community Water, Electric, Sewer Available
View	Gulf
Water View	Gulf

Exterior

Lot Description	Cleared, Covenants, Interior Lot, Restrictions, Within 1/2 Mile to Water
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School Information

Elementary	None
Middle	None
High	None

Additional Information

Zoning	Deed Restrictions, Resid Single Family
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Listing Details

Listing Office	Rish Real Estate Group LLC
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