

\$1,000,000 - 305 Pear Tree Avenue, Goodland

MLS® #2241063

\$1,000,000

1 Bedroom, Bathroom, 1,060 sqft
Residential on 0 Acres

Goodland Hgts Amended, Goodland, FL

Something old, and something new, both featuring a spectacular view! This is a hyper-rare opportunity to purchase an epic piece of Goodland and Southwest Florida history, along with the magnificent adjoining direct access lot. First, we have approximately 150' of direct access frontage and a historic structure situated on 305 Pear Tree Avenue. This property has a long history from when it was used as a commercial fish business dating back to 1954. The fish business is no longer operational, but, there is a remodeled 1 bedroom/1 bath chic unit featuring ductless AC that is ready to be enjoyed immediately. The possibilities for this property to be reimaged are priceless. Old-timers will remember this property as the Pompano Fish House, Sawyer's Fish House, Marker 7 Fish House, or just, The Fish House. Second, we have a cleared direct-access waterfront lot at 301 Pear Tree featuring approximately 340' of brand-new seawall with a total lot size of approximately .37 acres. The lot features a 30' x 50' existing boat basin with a current permit, in hand, from the Florida DEP and The Army Corps of Engineers for dredging the canal and basin if desired. Additionally, a large dock could also be built along the seawall for a large boat, or additional dockage for water toys. The views from the lot are those that most people dream about when thinking of having a waterfront home, and here it is within your grasp. The Seller WILL NOT sell 305 Pear Tree (The Fish House) without 301 Pear



Tree (MLS: #2241062) (The Lot) included , which is priced at \$2,600,000. 305 Pear Tree to be sold AS-IS.

Built in 1982

Essential Information

MLS® #	2241063
Price	\$1,000,000
Bedrooms	1
Full Baths	1
Square Footage	1,060
Acres	0.11
Year Built	1982
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	305 Pear Tree Avenue
Area	0.11
Subdivision	Goodland Hgts Amended
City	Goodland
County	Collier
State	FL
Zip Code	34140

Amenities

Amenities	None, See Remarks
View	Gulf, Wide Water
Is Waterfront	Yes
Waterfront	No Bridge, See Remarks, Access Gulf

Interior

Interior	Tile
Heating	Wall Unit
Cooling	Wall Unit(s), Ceiling Fan(s)
# of Stories	2

Exterior

Lot Description	Cul-De-Sac
Roof	Metal

Additional Information

Days on Market	25
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Listing Details

Listing Office	BHHS Florida Realty
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