

C7517784 DE LEON DR, NORTH PORT, FL 34287



County: Sarasota
Subdiv: WARM MINERAL SPGS

Status: Active
List Price: \$24,000

Well-priced Lot in the Warm Mineral Springs neighborhood. No HOA or CDD fees. On-going construction in the area. Less than one mile from the WMS park. WMS is an internationally recognized natural spring with steady year-round attendance. Residents in this area often choose the location for wellness-focused living due to proximity to the Springs. This location within the community offers a quiet setting without high-density congestion, but with enough neighbors nearby. It is an excellent site for your future homesite with convenient access to restaurants, shopping, medical facilities, downtown Wellen Park, the Atlanta Braves training stadium, schools, parks, golf, boating, and fishing. Manasota Key's beaches are about 30 minutes away (soft sand and turquoise water). Quick access to Tamiami Trail and I-75 for convenient commuting. A top contender for your primary residence or seasonal home. Suitable for investors seeking long-term land hold. Reach out for more details.

Land, Site, and Tax Information

Legal Desc: LOTS 4 & 5 BLK B WARM MINERAL SPRINGS UNIT 55
SE/TP/RG: 25-39S-20E

Zoning: RSF3

Block/Parcel: B

Taxes: \$215

Tax Year: 2024

Lot #: 4

Flood Zone: AE

Ownership: Fee Simple
Book/Page: 532-521
Lot Dimensions: 78x120
Water Frontage:No
Utilities: Electrical Nearby
Sewer: Septic Needed
Road Surface Type: Asphalt

Complex/Comm Name:
Land Lease Fee:
Lot Size Acres: 0.21

Lot Size: 9,360 SqFt / 870 SqM

Community Information

HOA / Comm Assn: No
Master Assn/Name:No
Elementary School: [Glenallen Elementary](#)

Middle School: [Heron Creek Middle](#)

High School: [North Port High](#)