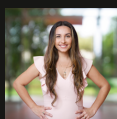


CONDOMINIUM TOY STORAGE UNIT

8280 BURNT STORE RD #A-4, PUNTA GORDA, FL 33950



FOR SALE \$160,000



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REMAX
COMMERCIAL
REMAX HARBOR REALTY

PROPERTY SUMMARY



METRICS

ASKING PRICE:	\$160,000
ASSOCIATION DUES:	\$330 QUARTERLY
AVAILABLE SF:	832 SF
TYPE:	RV/BOAT STORAGE & MAN CAVE

PROPERTY HIGHLIGHTS

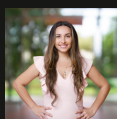
- Individually owned RV and storage condominium unit
- Located within Condominium Toy Storage II
- Gated community with coded access
- On-site wash station
- Community bathrooms with coded entry
- Concrete block (CMU) construction
- Built in 2015
- Unit dimensions approximately 16' W x 50.67' L
- 16' ceiling height
- 14' clear height at garage door
- 12' x 14' overhead garage door
- Rear man door for additional access
- Asphalt-paved drive aisles suitable for RVs, boats, and trailers
- Condominium association maintains common areas
- Commercial General (CG) zoning
- Minutes to Burnt Store Rd, Taylor Rd, and Punta Gorda Airport
- Ideal for RVs, boats, contractor equipment, vehicles, or business storage

PROPERTY DESCRIPTION

8280 Burnt Store Rd, Unit A4 is a privately owned RV and storage condominium unit located within the gated Condominium Toy Storage II community in Punta Gorda, Florida. Positioned just off Burnt Store Road near Taylor Road, the property offers convenient access to Punta Gorda Airport (PGD), US-41, and I-75, making it ideal for RV owners, boat owners, and commercial users seeking secure, well-located storage.

Constructed in 2015, the community features concrete block construction, gated entry with coded access, and professionally maintained common areas. Owners enjoy access to an on-site wash station for cleaning RVs, boats, and vehicles, along with community bathrooms secured with coded entry, providing added convenience rarely found in comparable storage facilities.

Unit 4 measures approximately 16 feet wide by 50.67 feet long and features a 12' x 14' overhead garage door with a rear man door for secondary access. The unit offers a 16-foot ceiling height with approximately 14 feet of clear height at the door opening, allowing accommodation for many Class A, B, and C RVs, trailers, and large vehicles, subject to buyer verification of vehicle height and accessories.



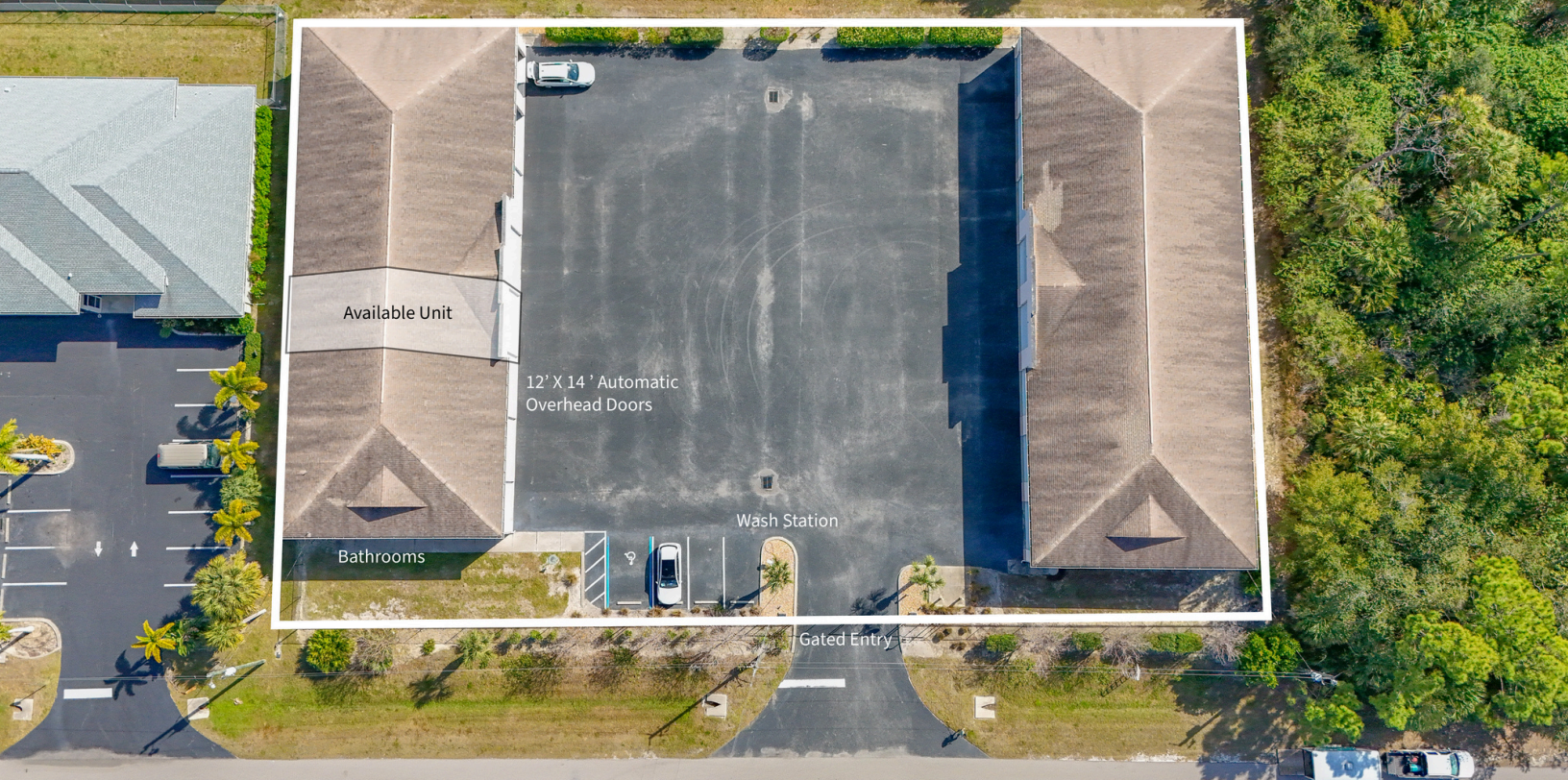
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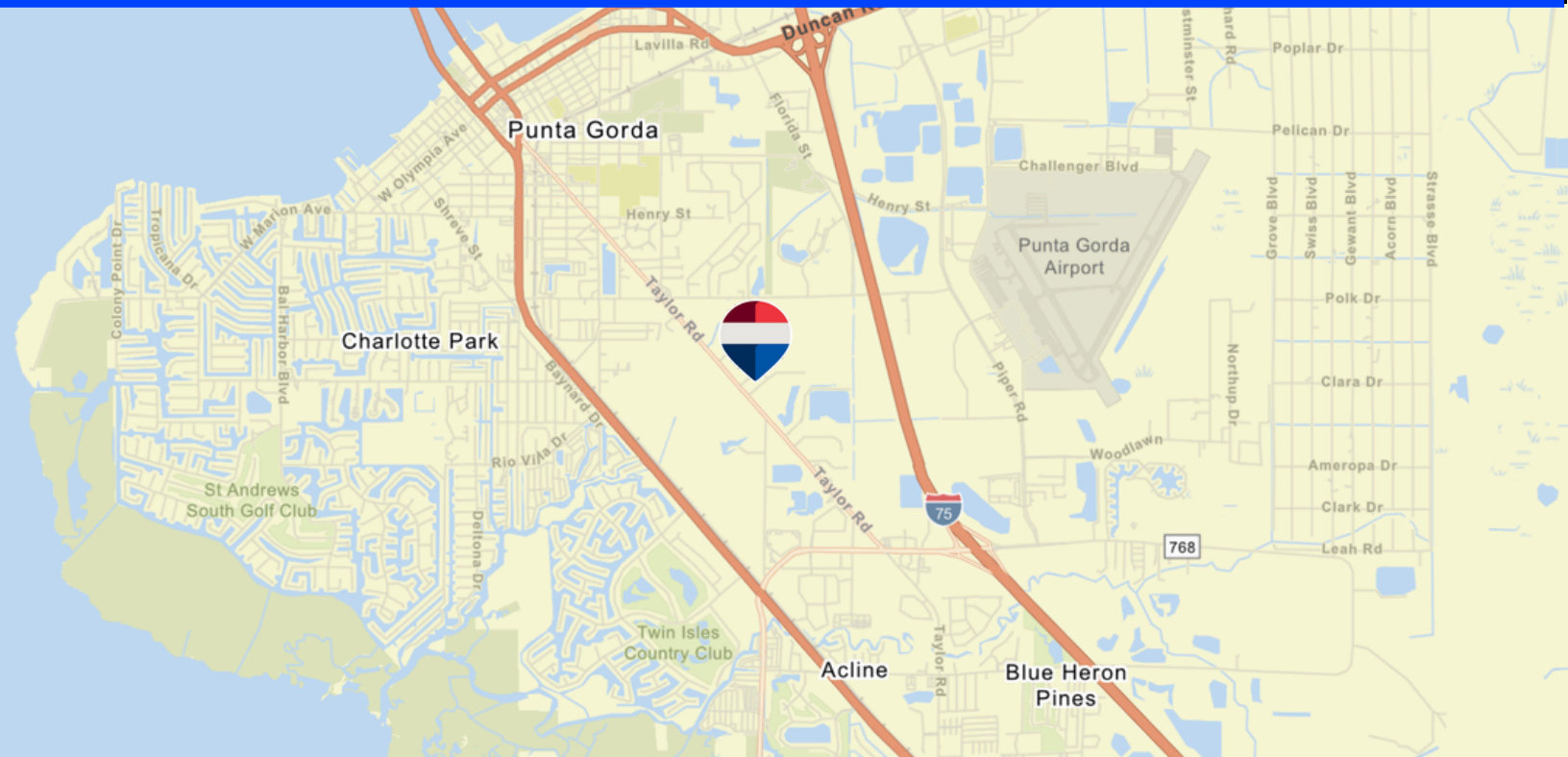
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FACILITIES MAP



LOCATION MAP



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