



# *Developments* in the Spotlight

## **Bimini Basin East**

### **Catalytic Redevelopment Site in Cape Coral's South Cape**

Bimini Basin East is a major redevelopment opportunity located in Cape Coral's South Cape Community Redevelopment Area (CRA), encompassing approximately **22 acres** bounded by Cape Coral Parkway, Coronado Parkway, and Tarpon Court. Just one block east of the Bimini Basin, this urban infill site presents the rare chance to shape a new mixed-use district that complements the city's signature waterfront character while revitalizing underutilized land at the center of downtown South Cape.

The site offers potential views of the Bimini Basin and seamless proximity to Cape Coral's **400-mile navigable canal system**—one of the largest in the world. These canals connect through the Bimini Basin to the Caloosahatchee River and onward to the Gulf of Mexico, providing exceptional opportunities for recreation and marine access. Proposals that thoughtfully integrate the adjacent city-owned Four Freedoms Park may further elevate the project by incorporating public waterfront elements, marine amenities, or view corridors.

### **Development Vision**

The City's vision for Bimini Basin East supports the creation of a vibrant, walkable district that includes:

- Mixed-use buildings with ground-floor retail and upper-level residential or hospitality uses
- Architectural styles and residential formats that reflect the evolving character and lifestyle appeal of the South Cape
- Public gathering areas, outdoor dining, and art-enhanced streetscapes
- Strong pedestrian connections to Bimini Basin, [The Cove at 47th](#), and [Bimini Square](#)

### **City Investment & Redevelopment Momentum**

The demolition of obsolete structures was completed in June 2025, clearing the way for transformative redevelopment. With momentum building in the South Cape—bolstered by nearby projects such as The Cove at 47th, [Slipaway Food Truck Park Marina](#), and Bimini Square—this site represents a high-visibility, city-supported investment zone for a new signature destination that blends coastal living with commercial development.

The CRA will issue Requests for Proposals (RFPs) for redevelopment by mid-year, with responses due by late summer and developer negotiations expected in the fall. Contract awards could follow by the end of the year, setting the stage for construction in 2026.



Want to learn more?

Join us for a Developer Open House on June 24, 2–4 PM in the South Cape district to learn more ahead of the RFP release. If interested, please contact Zachary Gogel at [zgogel@capecoral.gov](mailto:zgogel@capecoral.gov) to reserve your spot.

