

FEATURED PROPERTY: LEESBURG INTERNATIONAL AIRPORT (KLEE)



AVIATION PROPERTY SHOWCASE

 **AIRVENTURE**
OSHKOSH
2026
EDITION



8600 Airport Boulevard, Leesburg, FL

This exceptional hangar complex at Leesburg International Airport (KLEE) presents a rare commercial aviation opportunity in Central Florida. Built in 2014 to the highest standards, the facility spans 140 x 70 feet and includes two spacious 70 x 70-foot hangar units, each with its own mezzanine-level pilot recreation center totaling 2,500 square feet, plus 600-square-foot balconies. The complex sits directly on the taxiway at KLEE, providing seamless access to the airport's multiple paved runways and full services including fuel, instrument approaches, and customs. Leesburg International is located just 45 minutes northwest of Orlando, offering Central Florida convenience without major metro airport congestion. This is a turnkey opportunity for operators, investors, or aviation entrepreneurs seeking a modern, well-built facility at one of Florida's most strategically positioned regional airports.

2140 x 70 ft Complex | Two 70x70 Units | Direct Taxiway Access | Multiple Paved Runways



20201 Whistling Wire Lane, Groveland, FL

Welcome to Grass Roots Airpark (06FD), a premier private fly-in community nestled in the heart of Central Florida just west of Orlando. This airpark in Groveland offers old-Florida charm with a 1920s-style clubhouse, a tight-knit community of flying enthusiasts, and a beautifully maintained 3,400-foot turf runway. The property features direct runway access, hangar availability, and the kind of peace and privacy that only a true fly-in community can provide. Minutes from Clermont, Mount Dora, and Tavares (known as "America's Seaplane City"), Grass Roots is also a short drive from the Florida Turnpike for easy access to Orlando, Ocala, and the Disney corridor. Whether you are building your dream hangar home, investing in airpark real estate, or looking for a fly-in retreat with community events and regular fly-ins, Grass Roots Airpark is Central Florida's best-kept aviation secret.

3,400 ft Grass Runway | Clubhouse | Prime Location



Listed by: Melanie Riddick, AV8 Realty



3561 Downwind Lane, North Fort Myers, FL 33917 | \$2,988,888

Welcome to one of the finest aviation estates in Southwest Florida. Located at 3561 Downwind Lane in the prestigious Pine Shadows Airpark (94FL), this meticulously maintained property offers an unparalleled blend of luxury living and aviation convenience. The home features modern upgrades throughout, including a new metal roof (2023), hurricane windows, and resort-style amenities designed for year-round Florida living. The showstopper is the private 80 x 80-foot hangar with 18-foot-high by 76-foot-wide clearance, four 12 x 12 doors, a 50-amp RV hookup with water access, and a 400-square-foot updated office with bathroom, perfect for a home office or pilot lounge. Pine Shadows is a gated community of approximately 70 homesites, each on an acre or more, with a 3,195-foot paved and lighted runway, an 800-foot overrun, and a convenient self-serve fueling station on the field. Located just five miles north of downtown Fort Myers with easy access to beaches, golf, boating, and dining, this is the total package for the pilot who wants it all.



3 Bed



5,027 SqFt



80x80 Hangar



3,195ft Paved & Lighted Runway



Listed by: Melanie Riddick, AV8 Realty



117 Airpark Boulevard, Immokalee, FL

This outstanding investment at Immokalee Regional Airport (IMM) features two income-producing hangars at one of Southwest Florida's most strategically located airports. With generous door clearance and expansive interior space, these hangars accommodate a variety of aircraft types and serve as a turnkey commercial aviation operation generating steady revenue. Immokalee Regional features a 5,000+ foot paved and lighted runway, instrument approaches, and full airport services, making it a practical and well-connected base for pilots across the region. Situated in Collier County with convenient access to Naples, Fort Myers, and the Gulf Coast, IMM provides the advantages of a professionally managed public airport with room to grow. Whether you are looking to expand an existing fleet operation, establish a maintenance facility, or build a portfolio of aviation income properties, this offering delivers strong fundamentals and long-term upside.

2 Income-Producing Hangars | 5,000+ ft Paved/Lighted Runway | Instrument Approaches



Listed by: Melanie Riddick, AV8 Realty



7001 Jones Ave, Mount Dora, FL 32757 | Bob White Airport (X61) | \$4,995,000

Bob White Airport is a rare opportunity to acquire a fully operational, FAA-licensed, public-use airfield in Orange County, Florida, one of the state's most supply-constrained and fast-growing regions. The property pairs a 3,300-foot runway with extensive income-producing hangar capacity, including 33 T-hangars, 12 corner hangars, and 26 shade hangars, plus a 3,000 sq ft on-site home with pool and direct runway access. With new airport development severely limited by zoning, regulation, and land scarcity, existing licensed airfields like this one are irreplaceable.

||| 3,300ft Grass Runway  Turnkey Airfield  Prime Location

Listed by:
Edward Johnston,
Coldwell Banker Realty



9700 SE 72nd Ave | Leeward Air Ranch – FD04

Freshly updated 2-bed, 2-bath residence with new flooring, granite countertops, refinished cabinets, and new appliances. The attached 45 x 40-foot hangar includes new drywall and insulation with direct paved taxi access to Leeward's 6,250-foot lighted turf runway. Kent Leeward - 352-213-4000

 2 Bed  2 Bath ||| 6,247 ft Grass Runway



8900 SE 72nd Ave | Leeward Air Ranch – FD04

Centrally located 2-bed, 3-bath, two-story home with over 2,500 sq ft of conditioned space, just one house off the runway with wrap-around porch views of all the aviation action. The 46 x 42-foot hangar features a 42 x 12-foot Schweiss door and a 42 x 14-foot attic room above. Over 1,000 sq ft of four-car garage and partitioned shop space rounds out the package. Kent Leeward - 352-213-4000

 2 Bed  3 Bath ||| 6,247 ft Grass Runway

Listed by: Kent Leeward, Aloft Real Estate Services



6810 Tech Ct, Fort Myers, FL 33905 | Buckingham Airpark - FL59 | \$795,000

This move-in ready 3-bedroom, 2-bath pool home with hangar in Buckingham Airpark offers a short taxi to Lee County Mosquito Control District's (FL59) 4,500' lighted concrete runway, with views of runway activity. The open concept floor plan features a generous family room and kitchen overlooking the screened lanai and pool, a remodeled ensuite, and a split-bedroom layout for added privacy. A standout 432 sq ft bonus room with private entrance offers flexibility for a home gym, hobbies, or extra gathering space, and the 38' x 30' hangar includes plans to expand forward another 12'. Recent updates include a 2018 metal roof, hurricane-impact windows, 2025 HVAC, and a low \$350 annual HOA, all in a flood-free zone.

 **3 Bed**  **2 Bath**  **Door 10' H x 38' W**  **4,416 ft Paved Runway**

Listed by: Jill Ries, Real Broker, LLC

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4631 Wright Brothers Rd, Frostproof, FL | \$140,000

Price reduced! Build your dream hangar home on Lot 31 (1 acre) at Ridge Landing in Frostproof, Florida. Now just \$140K, this prime parcel offers direct access to a 3,000 ft paved and lighted runway in the heart of central Florida. A rare opportunity to live the fly-in lifestyle.

 **1 Acre**  **3,000 ft. Paved Runway**

For Sale by Owner: Mark Woodring

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T-hangars and box hangars from 1,100 to 2,500 sq ft |
42-53 ft doors 6,001 ft paved runway

SEBASTIAN | X26



T-hangars from 1,018 sq ft | 41.5 ft wide x 12 ft door
4,023 ft paved runway

MELBOURNE | KMLB



T-hangars from ~975 to 1,645 sq ft |
42-53 ft doors | 10,181 ft paved runway

PANAMA CITY BEACH | KPCP



Large community hangars from 3,000 to 25,000 sq ft |
Doors up to 200 ft wide x 28 ft high |
10,000 ft paved runway

SCAN TO SEE ALL
AVAILABLE HANGARS

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Sheltair Aviation is the **largest privately owned aviation infrastructure company** in the United States, operating a premier network of Fixed Base Operator (FBO) facilities across Florida, Georgia, Texas, and Colorado. With a reputation built on **exceptional service, state-of-the-art hangars, and pilot first hospitality**, Sheltair provides **world-class fueling, aircraft storage, and ground services** for general and business aviation.



From their flagship locations in Florida to growing hubs across the south and Colorado, Sheltair delivers consistent, high-quality service that keeps pilots coming back. Whether you are looking for **transient hangar space, long-term leasing, or full-service FBO amenities**, Sheltair Aviation sets the standard for what a modern FBO should be. AV8 Realty is proud to partner with Sheltair to connect pilots with real-time hangar and tie-down availability as well as 24/7 support across their network.



SCAN FOR MORE INFORMATION





Buckingham Fld, Fort Myers - FL59 | \$375,000

Prime aviation lot at Buckingham Field in Fort Myers, ready for your custom hangar home build. Secure a rare piece of Southwest Florida airpark real estate in one of the region's most desirable fly-in locations with a 4,416-foot paved runway.

 **0.96 Acres** | **4,416 ft Paved Runway**

Listed by: Melanie Riddick, AV8 Realty



Pine Shadows Airpark - 94FL | \$645,888

Charming airpark home on Crosswind Avenue in the highly sought-after Pine Shadows Airpark (94FL). With hangar access and a 3,195-foot paved and lighted runway right outside your door, this property offers the quintessential Southwest Florida fly-in lifestyle at an accessible price point.

 **1.05 Acres** | **3,195 ft Paved Runway**

Listed by: Melanie Riddick, AV8 Realty



8491 SE 72nd Ave | Leeward Air Ranch – FD04

Direct runway one-acre lot (150' x 312') at 8491 SE 72nd Ave. Cleared and ready to build, located just south of the Runway 18 threshold and a few houses north of the Red Barn community center. Offered at \$275,000. Call Kent Leeward for more information: 352-213-4000.

 **0.96 Acres** | **6,247 ft Grass Runway**



8840 SE 70th Ter | Leeward Air Ranch – FD04

Beautifully appointed 4-bed, 3-bath, 2-car pool home on over an acre at 8840 SE 70 Terr in the sought-after Leeward Air Ranch. Offering 2,627 sq ft of living area and a 50' x 40' hangar, this property is ready for the fly-in lifestyle. Contact Owner 352-325-1997 for more information. Kent Leeward - 352-213-4000

 **4 Bed**  **3 Bath** | **6,247 ft Grass Runway**

Listed by: Kent Leeward, Aloft Real Estate Services



11018 Seneca Ln, Glen Saint Mary, FL 32040 | Cuyler Field – FD27 | \$749,000

Custom brick home in the gated Cuyler Airfield (FD27) community, featuring an open floor plan with 3 split bedrooms, 2 baths, an airy living/dining/kitchen layout with granite counters and a large island, plus a flex room ideal as a home office or fourth bedroom. The private primary suite includes an ensuite bath and ample closets, while outdoor living shines with a screened rear patio with hot tub and an open-air patio with firepit. For the aviator, a standalone 3,000 sq ft hangar offers a separate workshop and A/C office, with direct access to the 3,250' x 66' turf runway (9/27) with PAPI.

 **3 Bed**  **2 Bath**  **1.28 Acres**  **3,250 ft Turf Runway**

Listed by: Dave Scheidl, AV8 Realty



10790 S Runway Circle | Cuyler Field – FD27 | \$125,000

Wooded one-acre homesite in a private grass-roots airport community, ideally suited for building your custom home and personal hangar with direct access to the 3,250' private turf runway. If you are seeking a remarkable rural airpark lifestyle, this lot at Cuyler Airfield (FD27) is worth your consideration.

 **1.01 Acres**  **3,250 ft Turf Runway**



1924 Wisperwood Way | Spruce Creek - 7FL6 | \$369,000

Modernized one-level condo with 1,630 sq ft in the world-recognized Spruce Creek Fly In community. Upgraded kitchen with large cabinets, granite counters, and stainless appliances. Volume ceilings throughout an airy living, dining, and kitchen layout. King-size primary suite with ensuite bath and walk-in closet, plus a secondary bedroom with private bath.

 **2 Bed**  **2 Bath**  **4,002 ft Paved Runway**



7785 Clydesdale Cir, Lino Lakes, MN 55014 | Lino Airpark - MY18 | \$639,900

Tired of driving to your storage unit or hangar? This immaculate 3-bedroom, 2-bath single-level home offers storage for all your toys, with a 50x50 heated hangar featuring 16' ceilings, LED lights, an office/flex room, and overhead storage. The open floor plan includes a spacious entry, a kitchen with a large island and newer stainless steel appliances, and a master suite with a tile walk-in shower and California Closet organizers. Step from the dining area into the west-facing 3-season porch, and enjoy the attached heated 2-car garage with extra storage.

 **3 Bed**  **2 Bath**  **Door 16' H x 50' W** |  **2,383ft Grass Runway**

Listed by: Mark Kovatch, Coldwell Banker Realty,



T-Hanger Condo, Wadsworth, OH - 15G | \$54,900

Own your own T-hanger condo at Wadsworth Airport (15G) with a brand-new concrete slab and immediate availability. Low taxes and a 2,410-foot paved runway make this the smartest way to store your aircraft in Northeast Ohio.

 **Door 41' Wide** |  **2,410 ft Paved Runway**

For Sale by Owner

2158 SE Blue Skies Ln, Prineville, OR | \$875,000

Quiet gated community! This single-level ICF stucco home features 3 bedrooms, 2 baths, an open living area, formal dining, and a flexible study that works as a fourth bedroom. Set on 1.45 acres with beautiful landscaping and a 60' x 41' matching hangar (42.5' x 10.5' door, full bath, shop space). Community water, 3,000' paved and lighted runway, FAA identifier: OG21.

 **3 Bed**  **3 Bath** |  **3,000 ft Paved Runway**

Listed by: Lori Desjardins, Coldwell Banker Sun Country



870 Ridge Road, Dunlap, TN | Lovell Fld - CHA | \$2,100,000

Tucked into Tennessee's breathtaking Sequatchie Valley, this rare property checks every box. A 2,000-foot grass runway, a hangar with room for up to six aircraft, a beautifully kept home, a sprawling workshop, river frontage, and wildlife at every turn. Secluded yet minutes from town, with generous acreage cradled between Walden's Ridge and the Cumberland Plateau. A truly spectacular setting for the pilot who craves privacy, land, and an authentic rural aviation lifestyle.

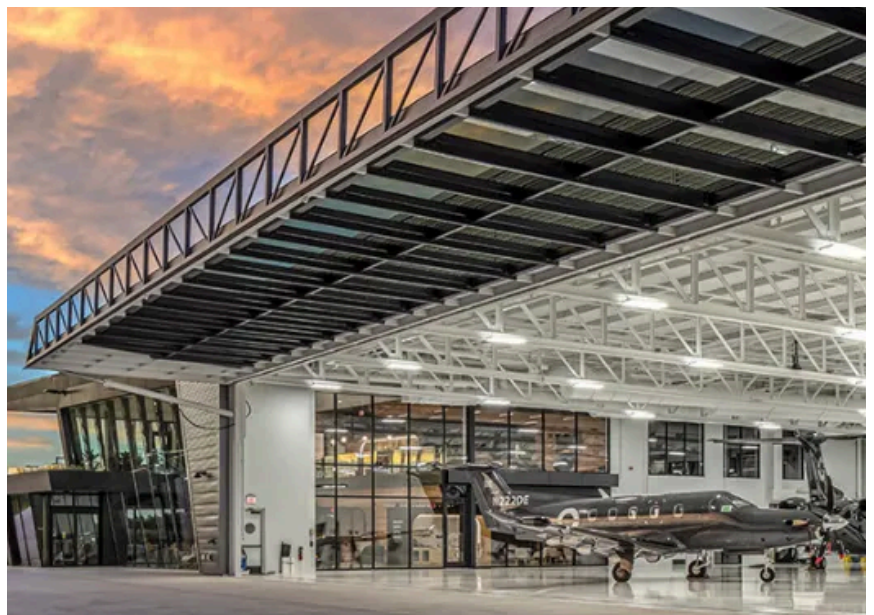
 **4 Bed**  **2 Bath**  **Door 11' H x 40' W** || **2,000 ft Grass Runway**

Listed by: George Hamilton, George Hamilton Real Estate & Management Co.

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Scan for More
Information





14705 County Road 545, Nevada, TX 75173 | Nevada Airpark - 3TE3 | \$4,250,000

Rare aviation property in Nevada, TX featuring a 1,400 ft manicured turf runway and a 66' x 50' hangar with a high-power hydraulic door, opposite-side roll-up door, security cameras, and a half bath. FAA charted with water, power, and septic installed, plus a gated gravel parking area and fuel tank available for purchase. Set on a 44.36-acre estate with a ranch home, show barn, and arena that could convert to additional hangar space. Can be sold whole or subdivided to sell just the farm portion.



4 Bed



4 Bath



44.36 Acres



1,300ft Grass Runway

Listed by: Lisa Henry-Weaver & Mike Weaver, Coldwell Banker Apex



117 Citation Dr, Cresson, TX 76035 | Bourland Fld - 50F | \$1,200,000

Exceptional fly-in luxury living in the prestigious gated community of Bourland Field Estates, within acclaimed Aledo ISD. This custom-built 3-bedroom, 3.5-bath home blends features a dedicated office, private ensuite baths, and a gourmet kitchen with granite countertops and stainless steel appliances. Aviation enthusiasts will love the 50' x 60' hangar with a 42' bifold door, air-conditioned machine shop, pilot office, and three tie-downs, plus direct taxiway access to the community's lighted asphalt runway with GPS approach. Just minutes from Fort Worth, this rare airpark property lets you live, work, and fly from home.



3 Bed



3.5 Bath



3,000 sqft Hangar



4,049ft Paved Runway



Listed by: Michelle Abner, The Prichard Group



375 Wolf Front Rd, Van Alstyne, TX | Tilghman Airport - 97XS | \$898,000

Live the aviator's dream in this North Texas fly-in home with direct runway access in a private airpark community. The property features a well-appointed four-bedroom residence with 2,291 square feet of living space, a dedicated hangar, and the freedom to taxi right from your door. The community's maintained 3,150-foot grass runway accommodates a wide range of light and experimental aircraft, and the location puts you within easy reach of the Dallas-Fort Worth metroplex. For pilots seeking the best of both worlds, with country living and city convenience, this Texas property delivers.

 **4 Bed**  **2.5 Bath**  **Door 12' H x 40' W**  **3,150ft Grass Runway**

Listed by: Rene Banglesdorf, eXp Realty - Luxury



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Learn More



208 Alpine Village Cir, Alpine, WY | Alpine Airpark - 46U

**** Seasonal offering of \$15,750,000**** Set within exclusive Alpine Airpark (46U), this rare Wyoming property pairs an 8,000 sq ft jet hangar and attached 3,200 sq ft pilot's apartment with a 10,100 sq ft mountain modern residence under construction. With true fly-in/fly-out convenience, it sits minutes from Jackson Hole and world-class recreation.

 **8,000 sqft Hangar**  **5,827 ft Paved Runway**

Listed by: Clarissa Millard, 435-680-4050
Keller Williams Jackson Hole

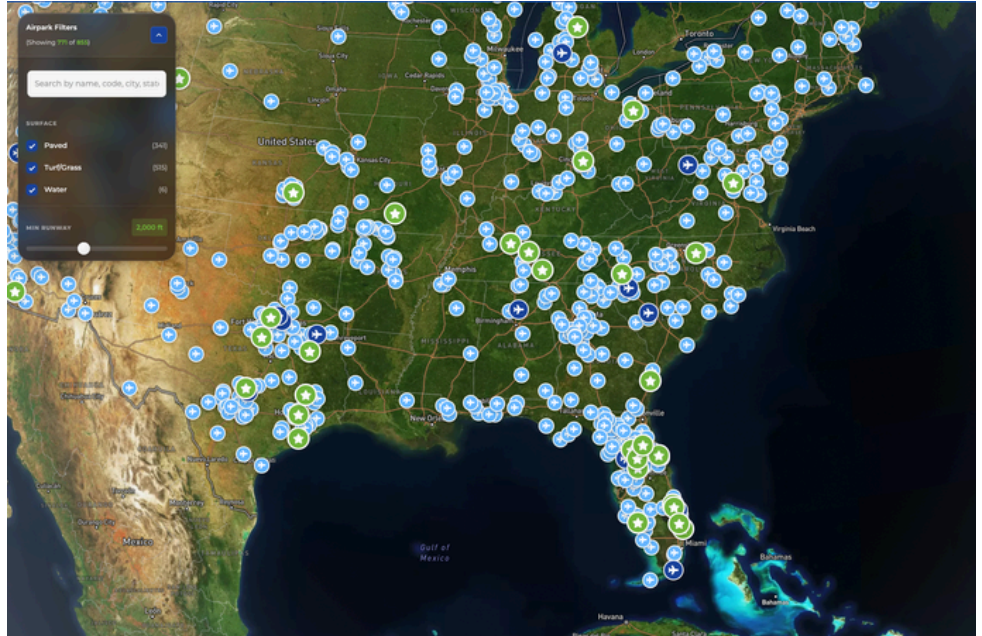


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Stop guessing where to land next. AV8 Realty's interactive Airpark Map puts 850+ fly-in communities across the country at your fingertips, so you can find the runway that fits your aircraft and the lifestyle that fits you.

Search by what matters to you:

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- Runway Length - Filter for the minimum length your aircraft needs
- Runway Type - Paved, turf/grass, or water



Explore
Now



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