Marco Luxe Motor Condos Breaks Ground on Luxury Car Condos

October 19, 2026

MARCO ISLAND, FL - October 19, 2026 -
Marco Luxe Motor Condos has broken ground on twenty luxury car condos at 138 to 168 South Barfield Drive on Marco Island. The gated development, approved unanimously by the Marco Island City Council in October 2024, will have three buildings on a 1.64 acre site, and each unit will be an individually deeded, air conditioned garage condominium.

Car condos, also called motor condos or garage condominiums, are private garage units that owners buy outright under a condominium association, the same way a residential condominium is owned. The format has spread across Florida as collectors, boaters and seasonal residents look for secure, air conditioned space beyond what a home garage holds. For full-time and seasonal residents of Marco Island, the project offers a place on the island to keep a classic car, a motorhome or a boat between trips.

Each of the twenty units at Marco Luxe Motor Condos will be air conditioned and fire sprinkled, with a 20 foot ceiling, a full width mezzanine and its own bathroom. Access will be through a 12 by 14 foot insulated,

hurricane rated overhead door, and the buildings will use impact windows. Plans set the finished floor at an elevation of 11 feet. Owners who buy adjoining units can leave out the dividing wall and combine them into one larger space with a continuous mezzanine.

The units are designed for more than cars. Every unit will include electric, water and a sewer connection, so an owner returning from a trip in a motorhome, or towing a boat on its trailer, can hook up and empty holding tanks inside the unit. A 150 amp electrical panel in each unit leaves room for future needs. The site will be enclosed, with private access through motorized gates and security cameras covering the facility.

"Marco Island has a lot of people who love their cars and their boats, and they want to keep them close to home," said Eduardo "Ed" Paula, developer of Marco Luxe Motor Condos. "Breaking ground is the moment this stops being a set of drawings. We designed every unit around how owners actually use these spaces, with room to park, room to work on a project, and a mezzanine to sit and enjoy the collection. Now the buildings start going up on South Barfield Drive."

The groundbreaking follows a public approval process. The Marco Island Planning Board recommended the conditional-use application in September 2024, and the City Council approved it unanimously on October 21, 2024, as reported at the time by Gulfshore Business. The site plan places Building 1 at 138 South Barfield Drive, Building 2 at 148 and 158, and Building 3 at 168, with two interior driveways and two gated entrances off the street. The project's listed address is 148 South Barfield Drive.

The buildings were designed by Sheeley Architects of Fort Myers and are being built by Miami Construction Inc., the general contracting firm owned by Paula, who lives on Marco Island. The design uses a metal hip roof with bracketed overhangs, and the garage doors will open onto the interior driveways instead of facing the street.

Under the terms of the city's approval, Marco Luxe Motor Condos is private storage only. Storage and activity stay inside the buildings, vehicles are kept for the owner's personal use, and overnight stays are not permitted. Units cannot be used to run a business. The conditions apply to every owner and keep each unit focused on its purpose as a private space for an owner's vehicles.

With construction under way, Marco Luxe Motor Condos is taking inquiries by phone at (239) 235-9707. Renderings, unit features and answers to common questions about owning a car condo on Marco Island are available at marcoluxe.com.

About Marco Luxe Motor Condos Marco Luxe Motor Condos is a gated community of twenty individually deeded, air conditioned luxury car condos in three buildings on South Barfield Drive, Marco Island, Florida. The project was designed by Sheeley Architects of Fort Myers and is being built by Miami Construction Inc., owned by developer Eduardo Paula. Each unit will have a 20 foot ceiling, a full width mezzanine, its own bathroom, and electric, water and sewer connections for motorhomes and boats. More information is available at marcoluxe.com or by phone at (239) 235-9707.

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For more information about Marco Luxe Motor Condos, LLC, contact the company here:Marco Luxe Motor CondosEduardo Paula(239) 235-9707press@marcoluxe.com148 South Barfield Drive, Marco Island, FL 34145

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