

PAGE FIELD CENTER

11150 S. CLEVELAND AVENUE, FORT MYERS, FL 33909



Endcap 2nd Generation Restaurant With Drive Through

FOR LEASE



LEASE RATE **\$25 SF/YR**

OFFERING SUMMARY

Total Available SF: 4,050 SF
 Lease Type: \$10.10 NNN
 Zoning: (Retail, Office, Business) Commercial 1
 Traffic Count: 61,000 VPD

DEMOGRAPHICS

	3 MILES	5 MILES	10 MILES
Total Population	12,723	67,363	145,014
Total Households	5,249	30,538	66,491
Median Age	33.6	42.2	48.4
Average HH Income	\$47,516	\$65,181	\$72,006

PROPERTY OVERVIEW

Nestled on the bustling US 41 and within close proximity to Downtown Ft. Myers, I-75, and Cape Coral, this 4,050-square-foot second-generation restaurant space offers a prime opportunity for lease. With added conveniences like a drive-through, the property is positioned across from Page Field Airport and surrounded by numerous established businesses and national retailers, offering high visibility and accessibility. The owner is also open to converting the space into retail, providing flexibility to suit various business needs.

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
Space 1 - Fully equipped 2nd Gen Restaurant w/Drive-thru	\$25.00 SF/yr	4,050 SF

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