

Office/Retail | For Lease

CBRE

Downtown Ft Myers

Leasing Opportunity

1520 Broadway
Fort Myers, FL 33901
www.cbre.com



\$35.00 PSF
NNN



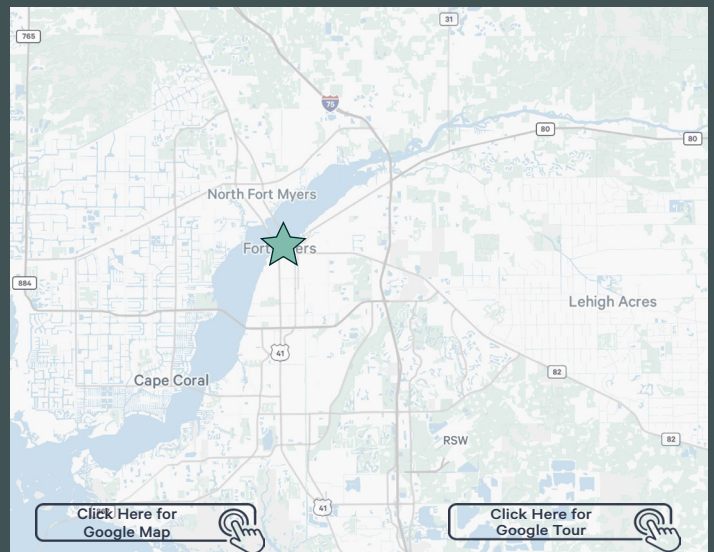
\$15.00 PSF
Op/ex



1,582-2,979 SF
Unit Sizes

Key Property Highlights

- + Office/Retail/Restaurant Space
- + \$35.00 PSF NNN + \$15.00 PSF Op/Ex
- + Building is adjacent to The Banyan Hotel Fort Myers, Tapestry Collection by Hilton
- + High foot traffic in the historic River District of Downtown Fort Myers
- + Tenant(s): Cadeaux Curated Boutique, The Barber Effect and Ichiban Sushi & Chinese Cuisine



2025 Demographics | 5 Miles



161,244
Total Population



1.9%
5 Yr Pop Increase



\$85,743
Avg HH Income



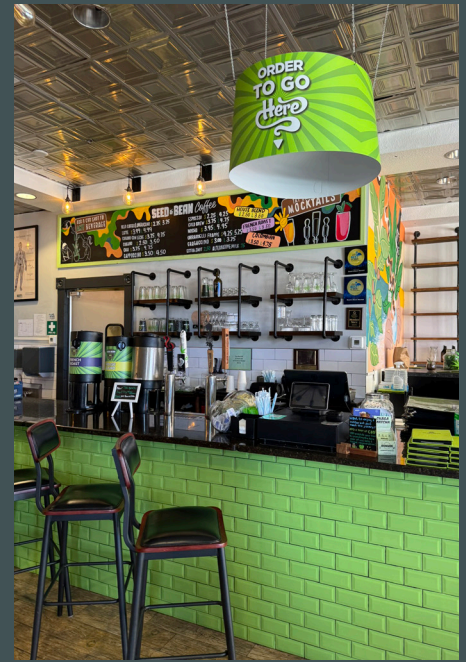
69,862
Households



95,958
Employees

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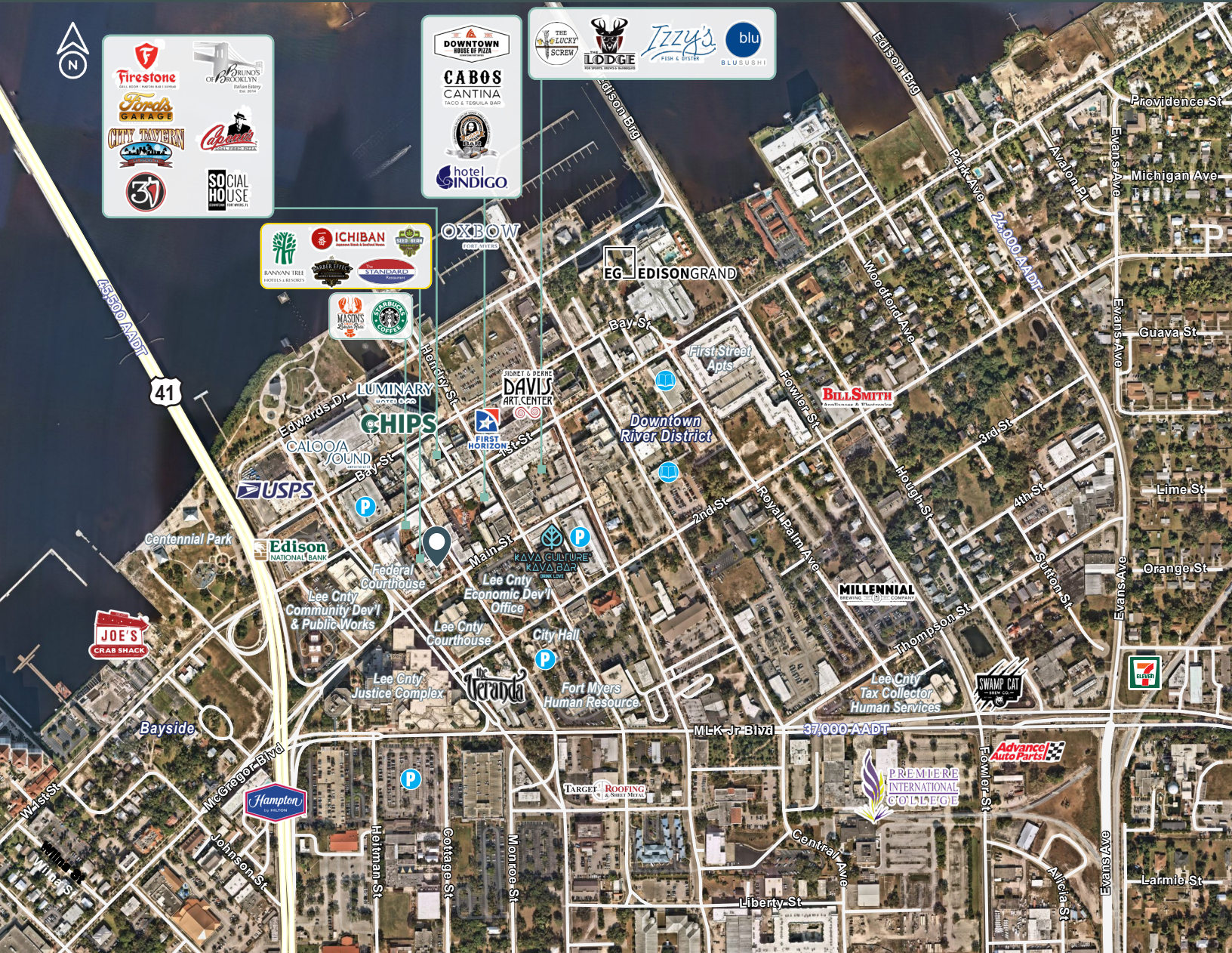
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