



13099 S. CLEVELAND AVE, SUITE 300 | FORT MYERS, FL 33907

# PROFESSIONAL OFFICE SPACE AVAILABLE

**FOR LEASE**

## CONTACT

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In Consultation With:

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## *Class A Office Space Available at Bank of America Building.*

Discover prime office space in the highly desirable Bell Tower Shops retail center at the intersection of US 41 and Daniels Pkwy in South Fort Myers. With Bank of America as its anchor, this building has significant exposure of over 567 feet of frontage on S Cleveland Ave and strategic placement at two signalized intersections along US 41. It offers exceptional accessibility from all directions, accommodating traffic volumes exceeding 63,000 vehicles per day. With professionally maintained grounds and building, your clients are sure to be impressed. **Contact us to schedule a tour today.**

### UNIT 300

SF AVAILABLE 4,251± SF

BASE RATE \$21.00 p/s/f

CAM/OPEX \$10.10 p/s/f

TOTAL MONTHLY \$11,017.18

AVAILABLE Immediately

### PROPERTY HIGHLIGHTS

Major US-41 Exposure

Two Pylon Signs Available

Ample Parking

Highly Secure

Multiple Elevators

Professionally Managed

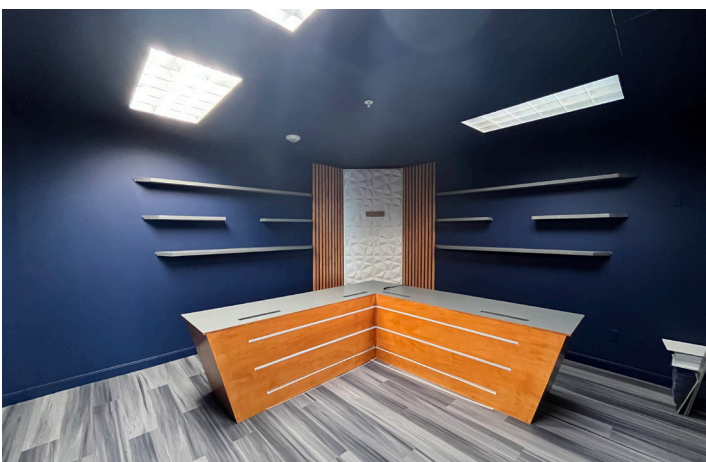
Common Area Restrooms

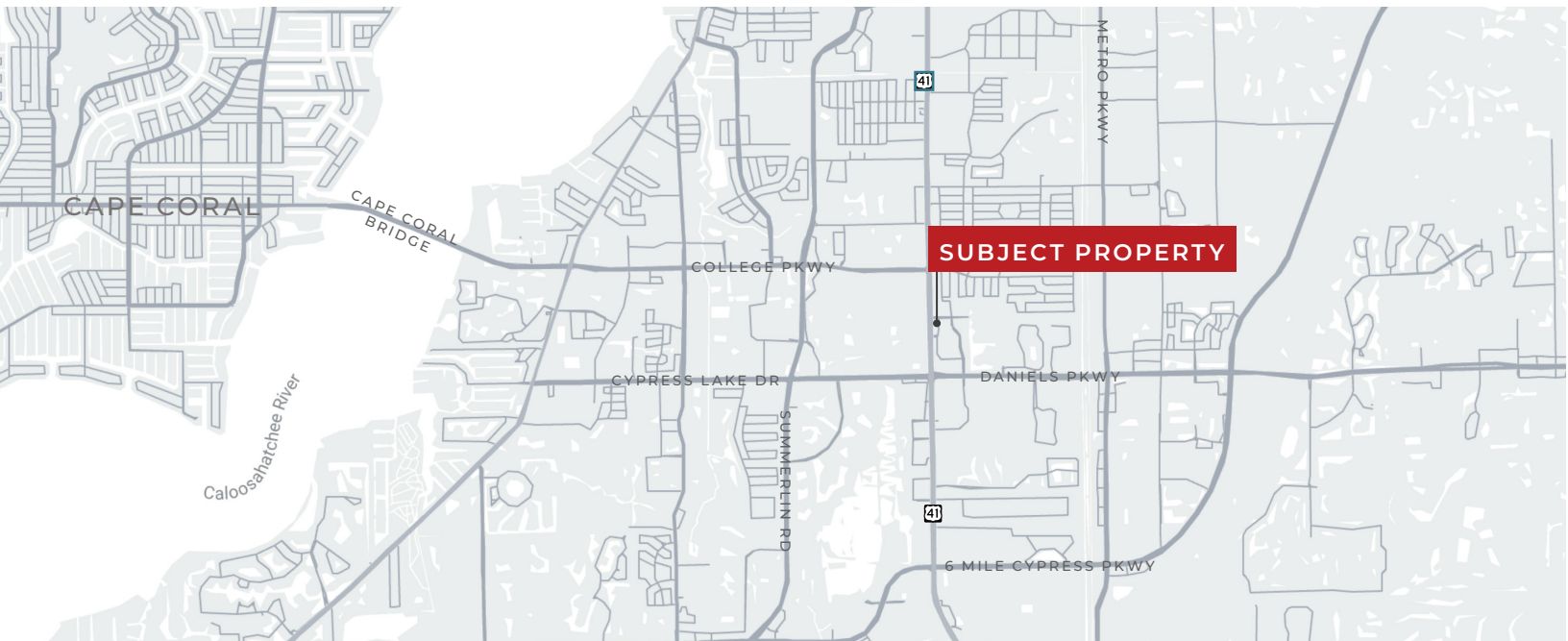
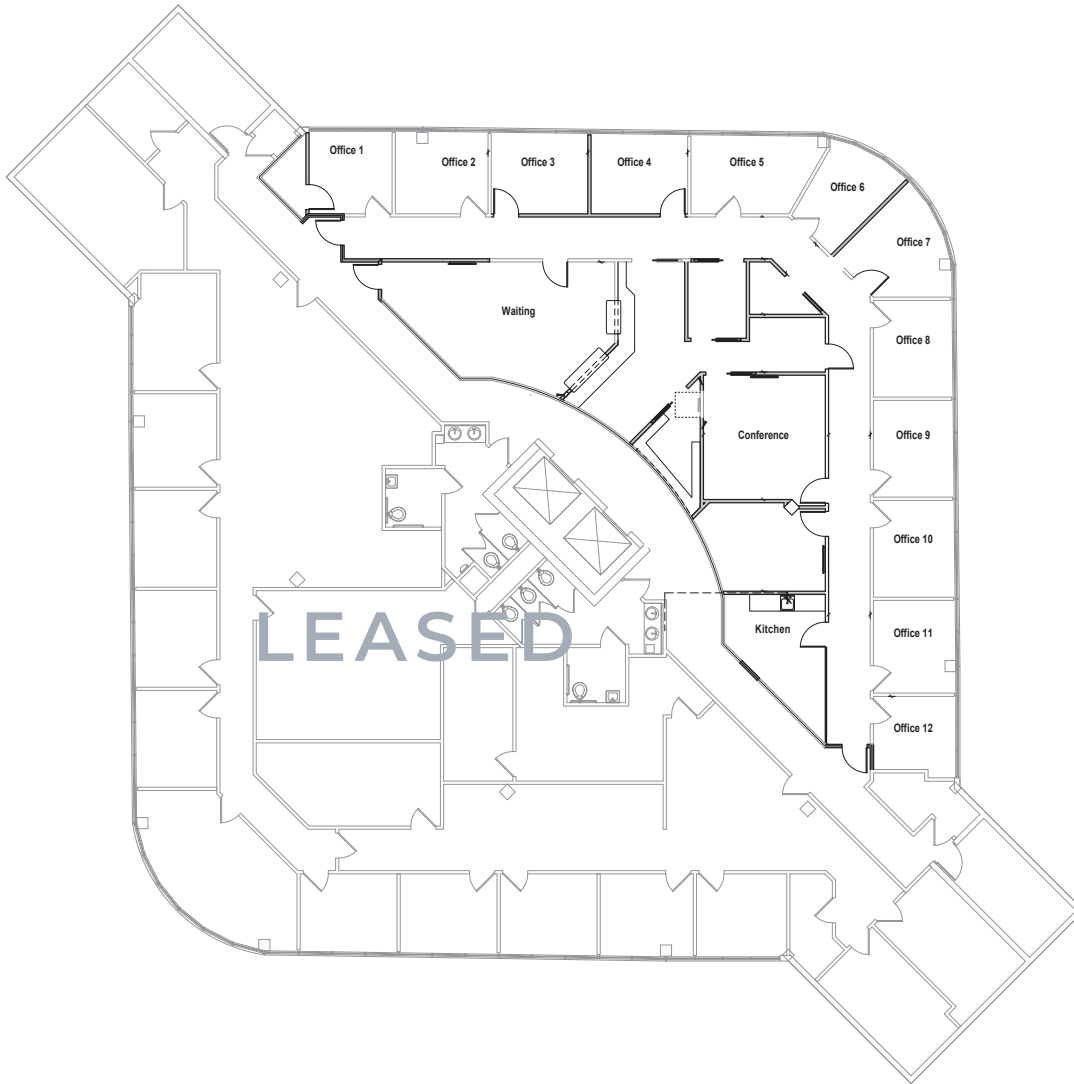


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