

# FLEX SPACE FOR LEASE

6360 Corporate Park Circle, Fort Myers, FL 33966



## Industrial Condominium Flex Unit 5



### PROPERTY SUMMARY

|                |                       |
|----------------|-----------------------|
| Lease Rate:    | \$19.00 psf           |
| CAM:           | Gross                 |
| Total Size:    | 1942 sf               |
| Parcel ID:     | 18-45-25-20-00001.000 |
| Zoning:        | IL                    |
| Building Size: | 20,636 sf             |
| County:        | Lee                   |

### PROPERTY HIGHLIGHTS

- Ample parking - 64 spaces; 5.82 spaces per unit
- Utilities: Water, Sewer, Electric • 12 ft overhead door
- Zoning: IL - Light Industrial (Lee County)
- Fire Sprinklers

### SUMMARY

Unit 5 is a well-maintained light industrial unit offering approximately 1,942 SF +/- of air-conditioned office and warehouse space. The unit features approximately 574 SF of office space, ideal for administrative operations and client interaction, along with approximately 1368 SF of warehouse space designed to accommodate storage, distribution, or light industrial needs.

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#### CUNNINGHAM REALTY ADVISORY GROUP

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6900-29 Daniels Parkway #206, Fort Myers, FL 33912

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# INDUSTRIAL CONDOMINIUM FLEX UNIT #5



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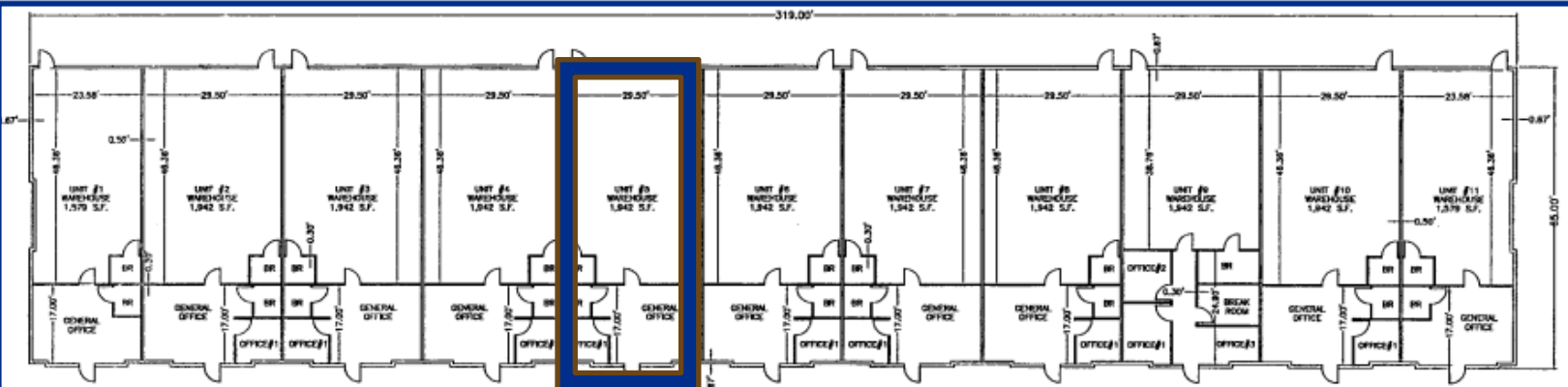
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## Industrial Condominium Flex Unit



| SUITE   | SIZE     | TYPE  | RATE          |
|---------|----------|-------|---------------|
| UNIT #5 | 1,942 SF | GROSS | \$19.00 SF/yr |