

**\$2 Million
Renovation
Underway!**

~ Conceptual Photo ~

**FOR
LEASE**

RETAIL / OFFICE
SPACE

TANGLEWOOD MARKETPLACE

4910 TAMiami TRAIL N, NAPLES, FL 34103

PROPERTY FEATURES

- **Plaza Undergoing a Complete \$2M Exterior Renovation, Including New Seal Coat, Parking Lot Striping, New Roof, Freshly Painted Buildings, & New Landscaping!**
- Prime Park Shore Location in Central Naples
- Less Than ½ Mile South of Pine Ridge Road
- Excellent Visibility and High Daily Traffic Counts on US 41
- Strong, Diverse Tenant Mix
- Pylon Signage
- 194 Parking Spaces (4.16/1,000 SF)

AVAILABILITY

SUITE	114	122	206
SIZE (SF)	983	1,200	1,200
LEASE RATE (PSF)	\$35.00	\$35.00	\$40.00
MONTHLY BASE RENT	\$2,867.08	\$3,500.00	\$4,000.00
CAM (PSF)	\$10.06	\$10.06	\$10.06
MONTHLY CAM	\$824.08	\$1,006.00	\$1,006.00
TOTAL MONTHLY RENT	\$3,691.17	\$4,506.00	\$5,006.00

Please Contact:

Brock Rasmussen

Principal

239.209.0458

brasmussen@lee-associates.com

Gary Barlow

Senior Vice President

239.877.4980

gbarlow@lee-associates.com



**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

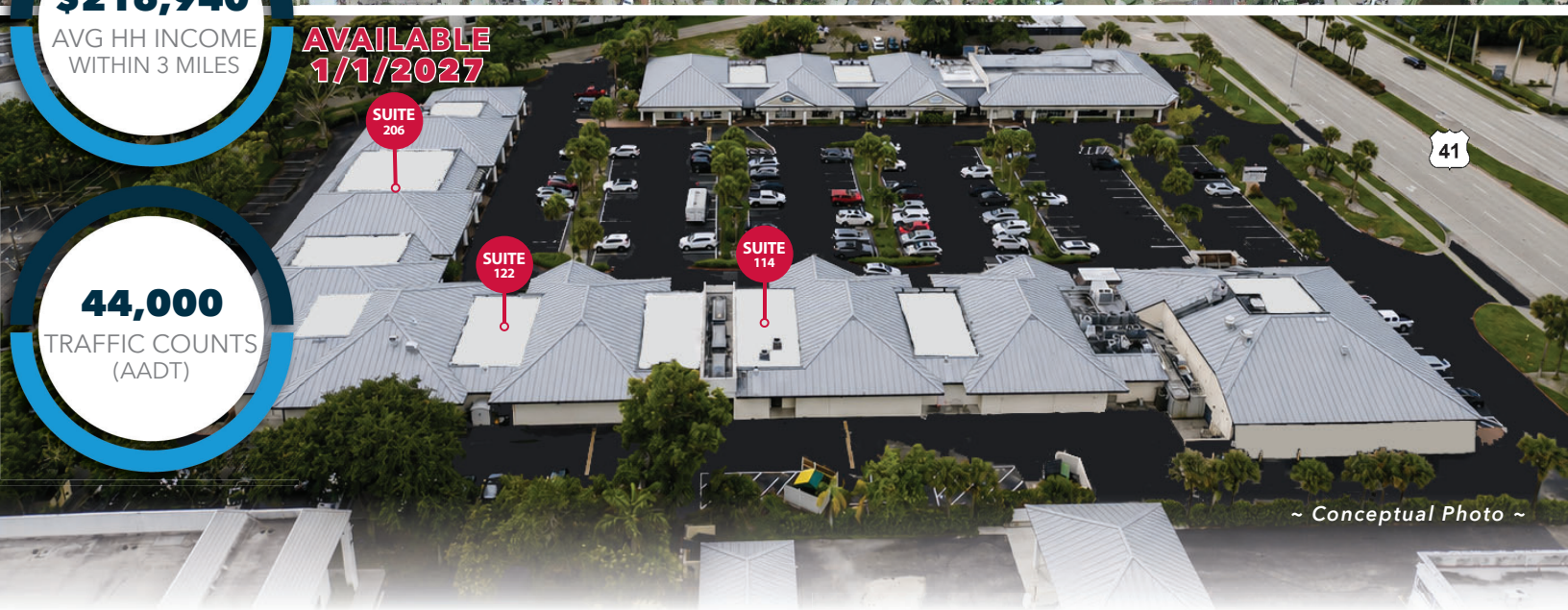
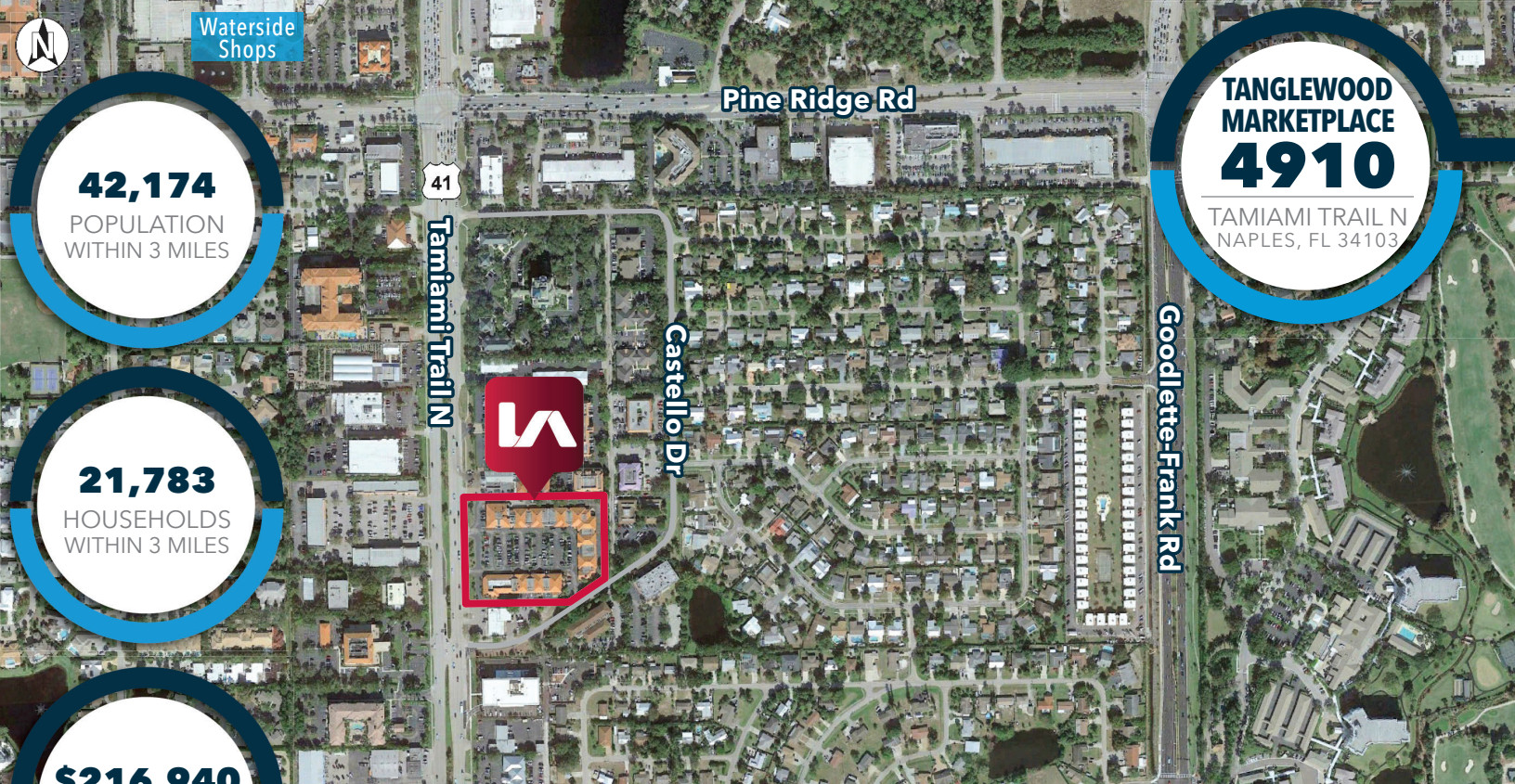
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7/20/26

YOUR LOCAL MARKET **EXPERT**

7400 Trail Boulevard, Suite 101 | Naples, Florida 34108 | Lee-FL.com





LOCATION DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2025 POPULATION	7,497	42,174	90,360
HOUSEHOLDS	3,542	21,783	45,113
MEDIAN HOUSEHOLD INCOME	\$118,448	\$120,444	\$111,014
AVG. HOUSEHOLD INCOME	\$198,498	\$216,940	\$196,265

TRAFFIC COUNTS

VOLUME (AADT)	YEAR
44,000	2025



CURRENT VIEW

TANGLEWOOD
MARKETPLACE
4910

TAMIAMI TRAIL N
NAPLES, FL 34103

EXTERIOR

RENOVATIONS
ARE CURRENTLY
UNDERWAY!

UPDATES UNDERWAY

PAINTING
ALL
EXTERIOR

NEW
SEAL
COAT

NEW
PARKING
LOT
STRIPING

UPDATING
ALL
LANDSCAPE

NEW
METAL
ROOF

41

~ Conceptual Photo ~



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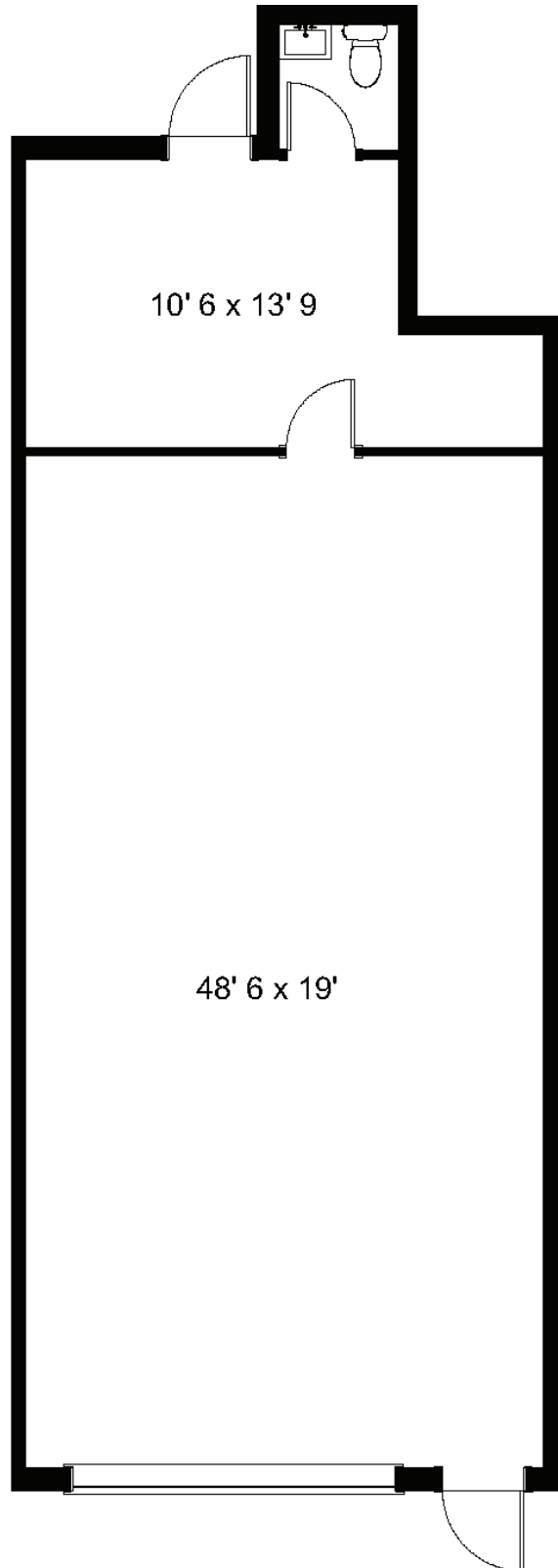
FLOOR PLAN

983 SF

TANGLEWOOD
MARKETPLACE

4910

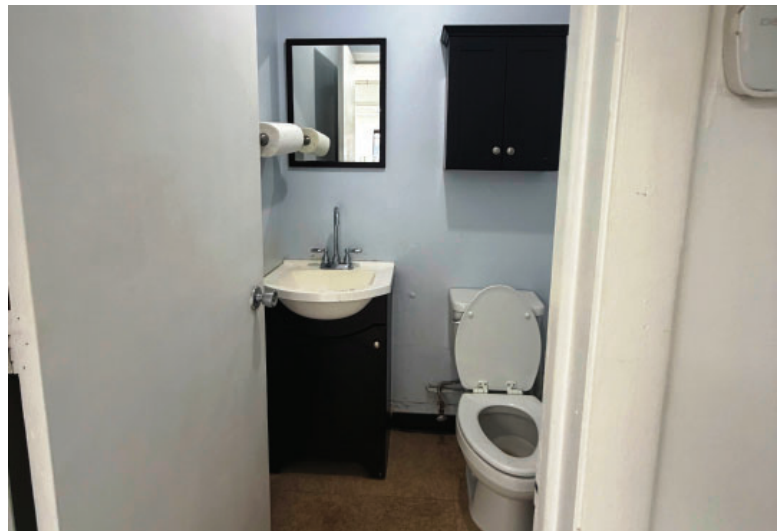
UNIT
114



UNIT PHOTOS

TANGLEWOOD
MARKETPLACE
4910

UNIT
114



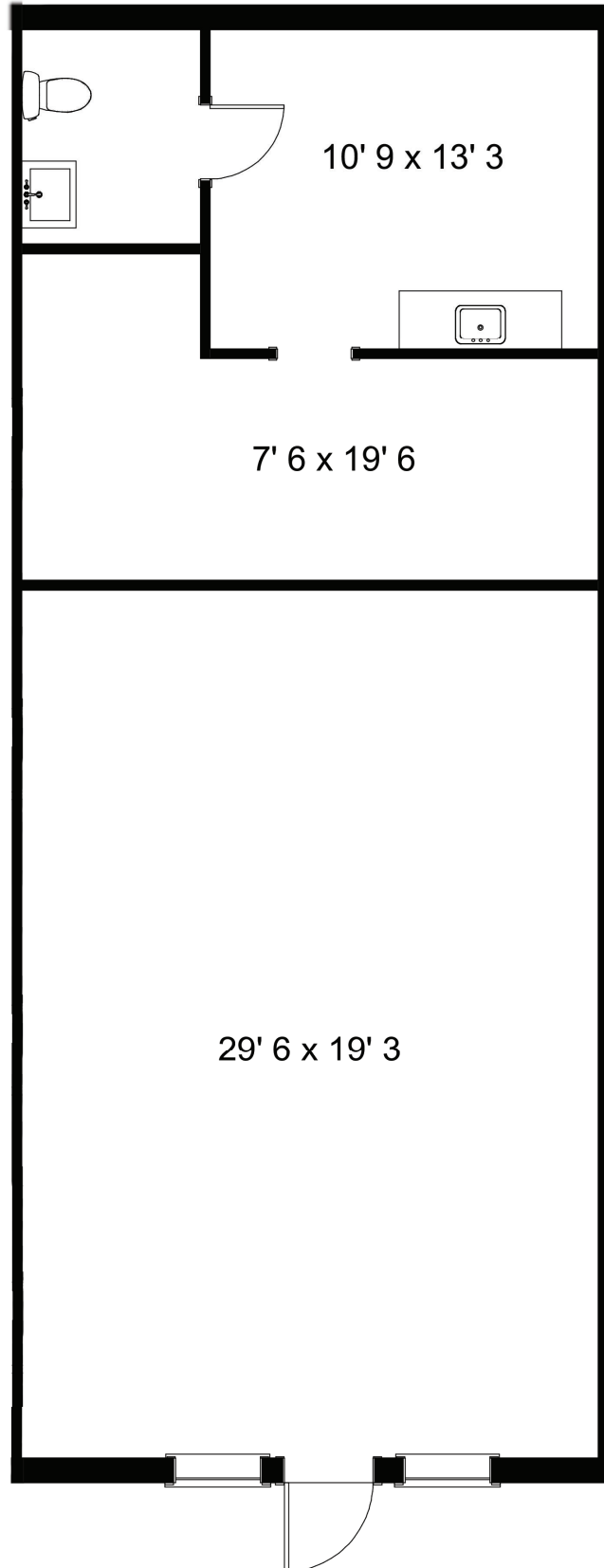
FLOOR PLAN

1,200 SF

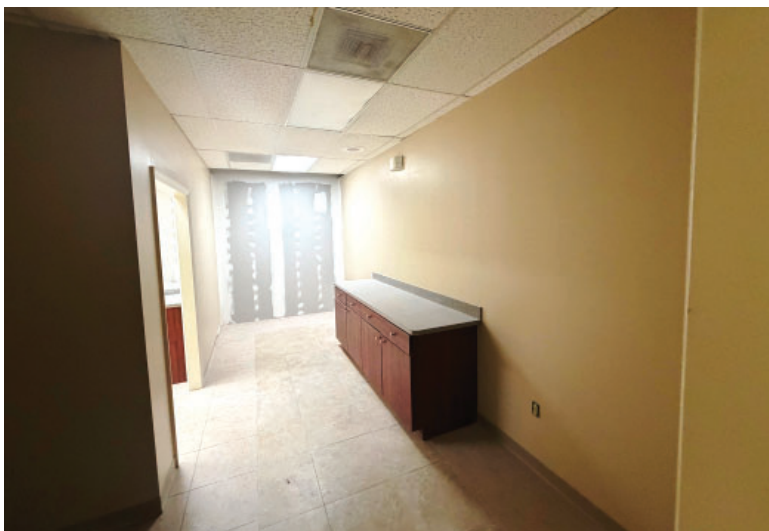
TANGLEWOOD
MARKETPLACE

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UNIT
122



UNIT PHOTOS



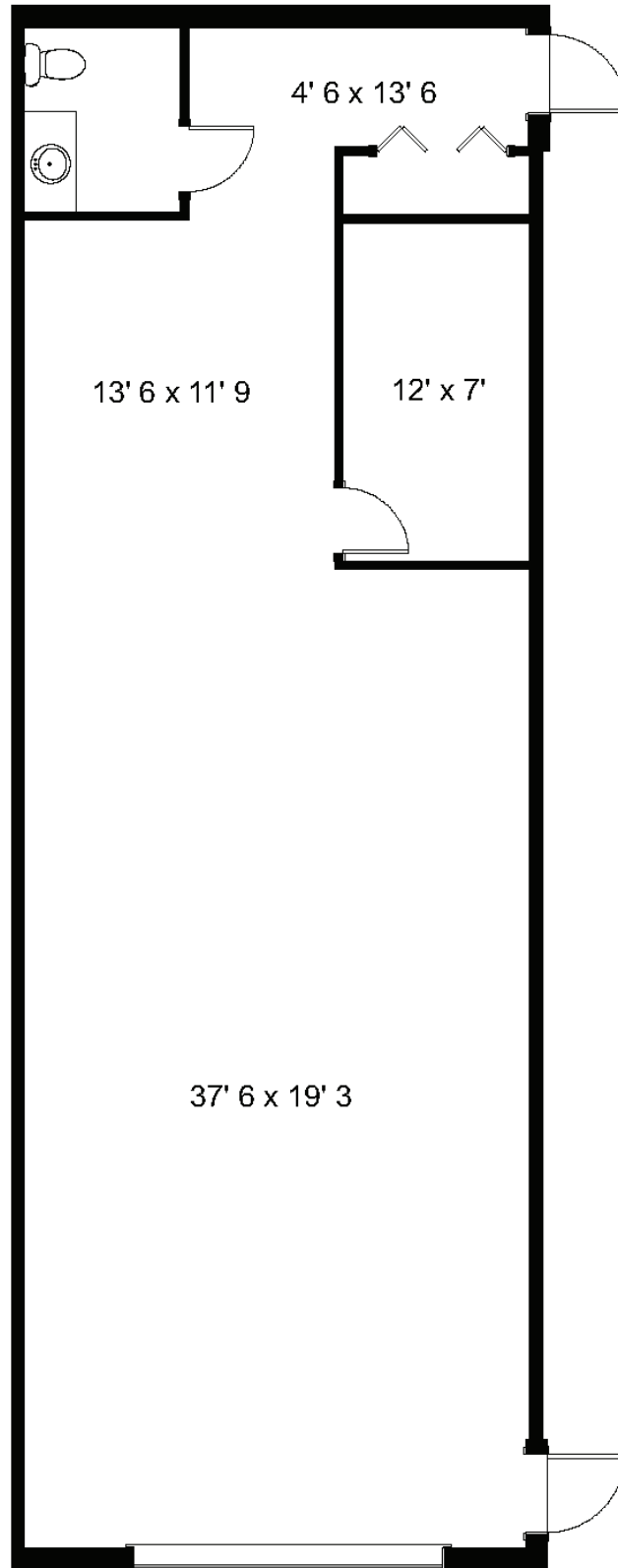
FLOOR PLAN

1,200 SF

TANGLEWOOD
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UNIT
206



UNIT PHOTOS

TANGLEWOOD
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UNIT
206

