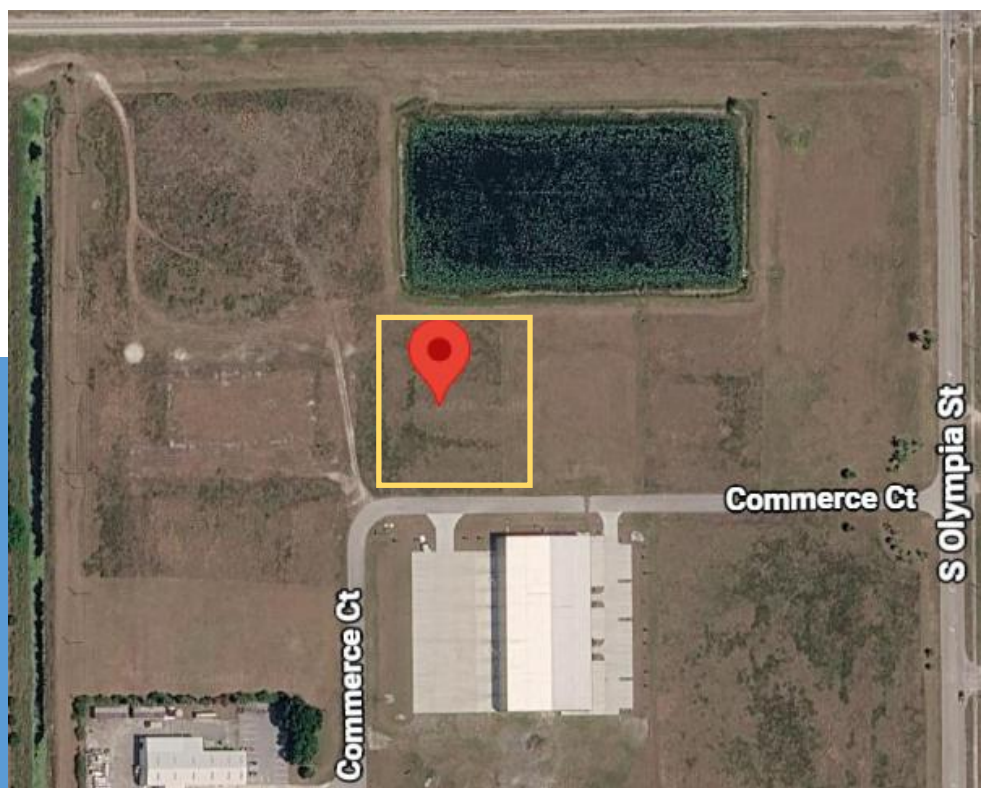


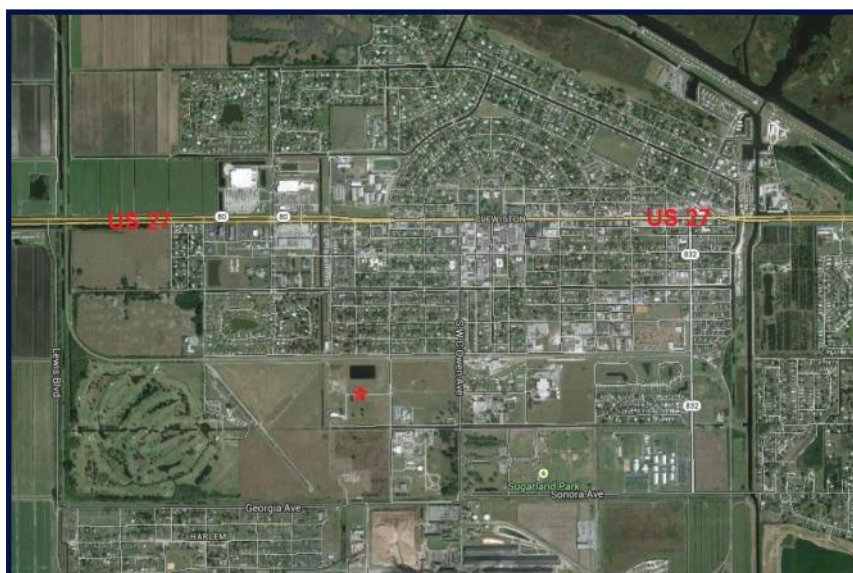
CLEWISTON COMMERCE CENTER



Asking: \$350,000

+/- 1.01 Acres

- $\pm$ 1.01 Acres Shovel Ready
- Light Industrial Zoning
- Roads & Utilities to the edge of site
- Filled to Grade
- ProDevelopment, City of Clewiston and Hendry County, FL
- Within minutes of FAA approved Perishable Cargo Airport



519 Commerce Court, Clewiston, FL 33440



Exclusively Listed By:

INFINITY COMMERCIAL REAL ESTATE
1021 Ives Dairy Road, Suite #119
Miami, FL 33179

www.InfinityCommercial.net

Sherri Beregovoy

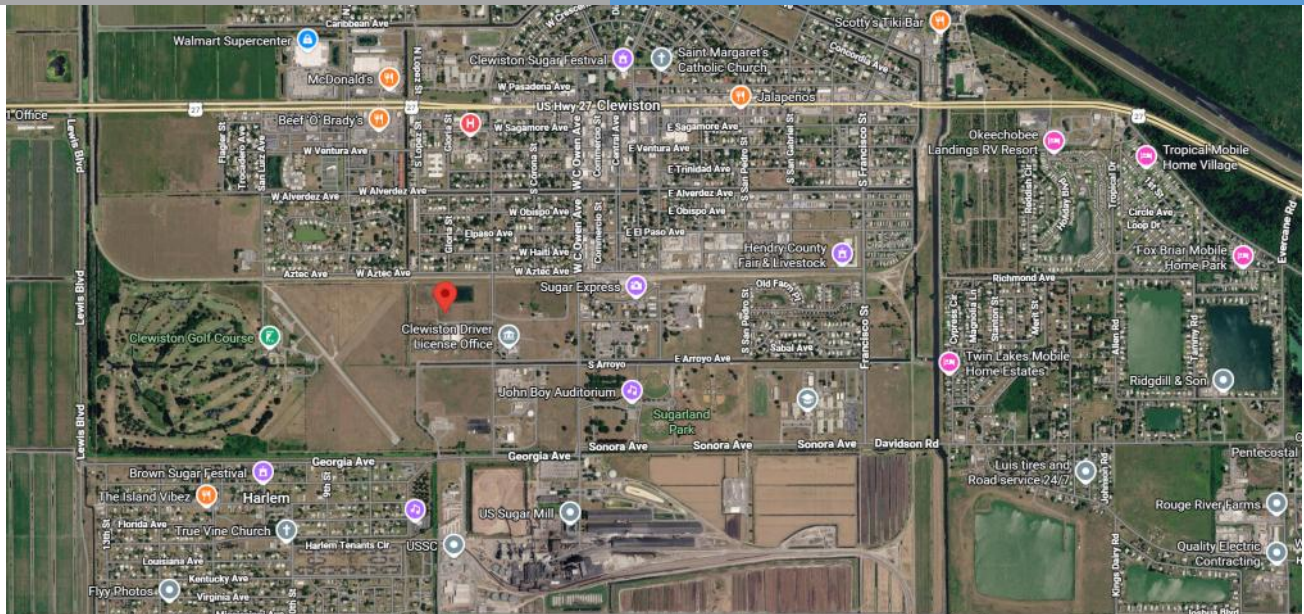
Cell: 305-803-3781

Office: 863-777-5067

Sherri@infinitycommercial.net

FOR SALE

±1.01 Acres



Asking: \$350,000

Clewiston Commerce Center

ACCESS to Ports / Airports / People



- ◆ 97 miles to Port of Miami
- ◆ 79 miles to Port Everglades
- ◆ 69 miles to Port of Palm Beach

- ◆ 98 miles to Miami International Airport
- ◆ 69 miles to Palm Beach International Airport
- ◆ 80 miles to Fort Lauderdale International Airport



- ◆ Within 100 Miles: Ft. Lauderdale, Palm Beach & Miami Metros
- ◆ Within 150 Miles of Tampa, Orlando Metros
- ◆ 334 Miles to the Georgia State Line

519 Commerce Court, Clewiston, FL 33440

- **Motivated diverse workforce**
- Centrally located in Fast-Growing Hendry County, Florida
- Light Industrial Zoning
- Minutes off Highway US 27
- Economic Incentives may be available for Qualified Business Owners

THIS INFORMATION IS BELIEVED TO BE ACCURATE, AND HAS BEEN OBTAINED FROM SOURCES DEEMED TO BE RELIABLE. ALL INFORMATION SHOULD BE VERIFIED INDEPENDENTLY. THE FLOOR PLANS ABOVE AND HEREIN IS NOT TO SCALE, AND HAS NOT BEEN VERIFIED FOR ACCURACY. WE ARE NOT RESPONSIBLE FOR MISSTATEMENTS OF FACTS, ERRORS, OMISSIONS, PRIOR LEASE, PRICE CHANGE OR WITHDRAWAL WITHOUT NOTICE.

<u>Demographic Summary</u>	<u>100 Miles</u>	<u>150 Miles</u>	<u>200 Miles</u>
Total Population	9,168,893	16,166,332	17,962,948
Number of Businesses	483,203	768,783	832,184
Number of Employees	3,965,281	6,975,441	7,550,581



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