



Investment
Properties
Corporation

S U B L E A S E

NEWGATE CENTER

CLASS A MEDICAL OFFICE SUITE

5100 Tamiami Trail North | Naples, Florida 34103



click
here!



Google
Maps

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Licensed Real Estate Broker

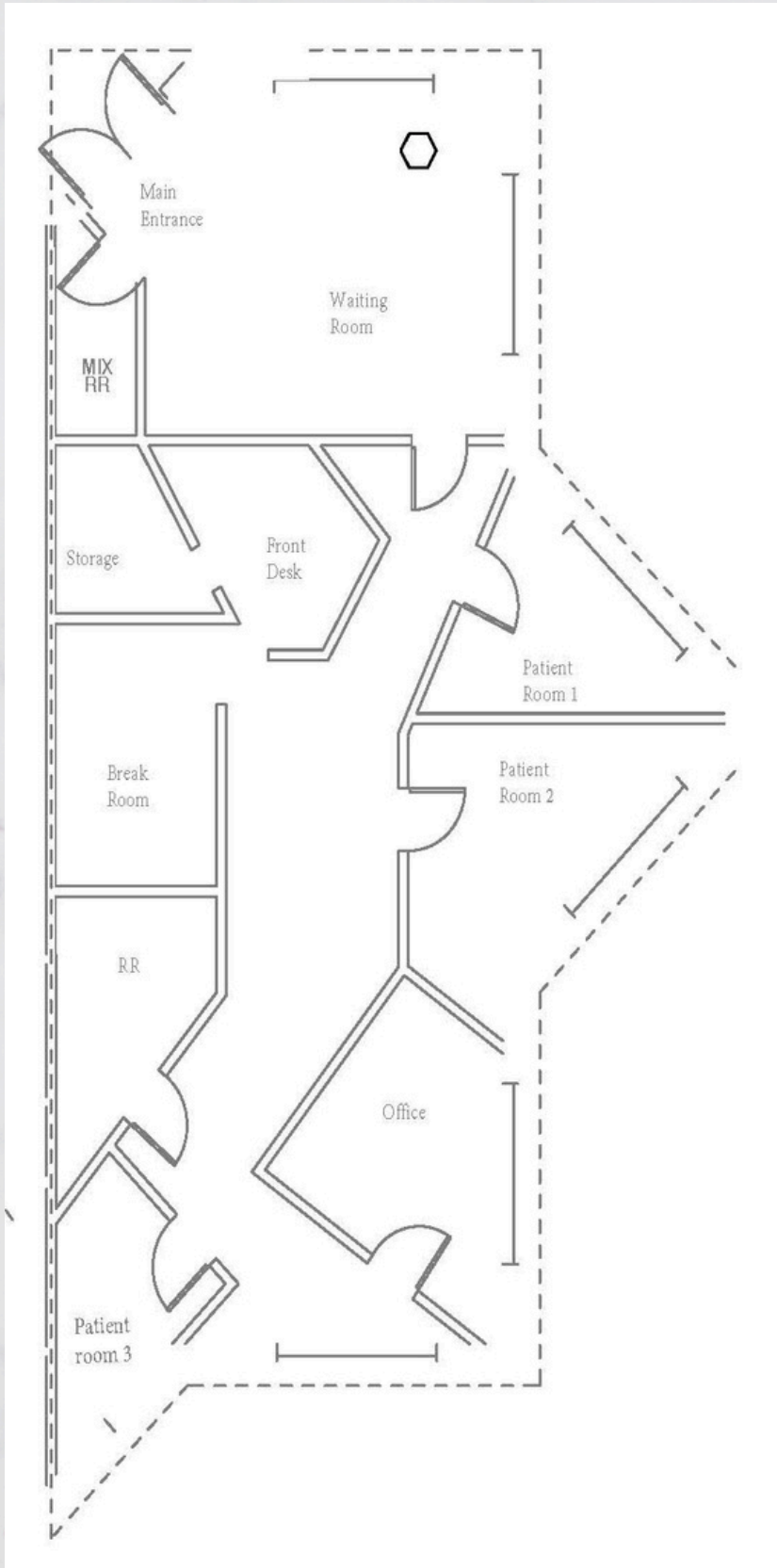
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AVAILABILITY

SUITE	SF	PSF/YR	EST. 2025 CAM	AVAILABILITY	EST. MONTHLY TOTAL
102	1,386 SF	\$37.00 NNN	\$13.36 + \$.50 PSF Reserves	7/01/2026	\$5,874.33





#102- 1,386 SF



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WATERSIDESHOPS

ONLY 0.5 MILES FROM
PROPERTY!



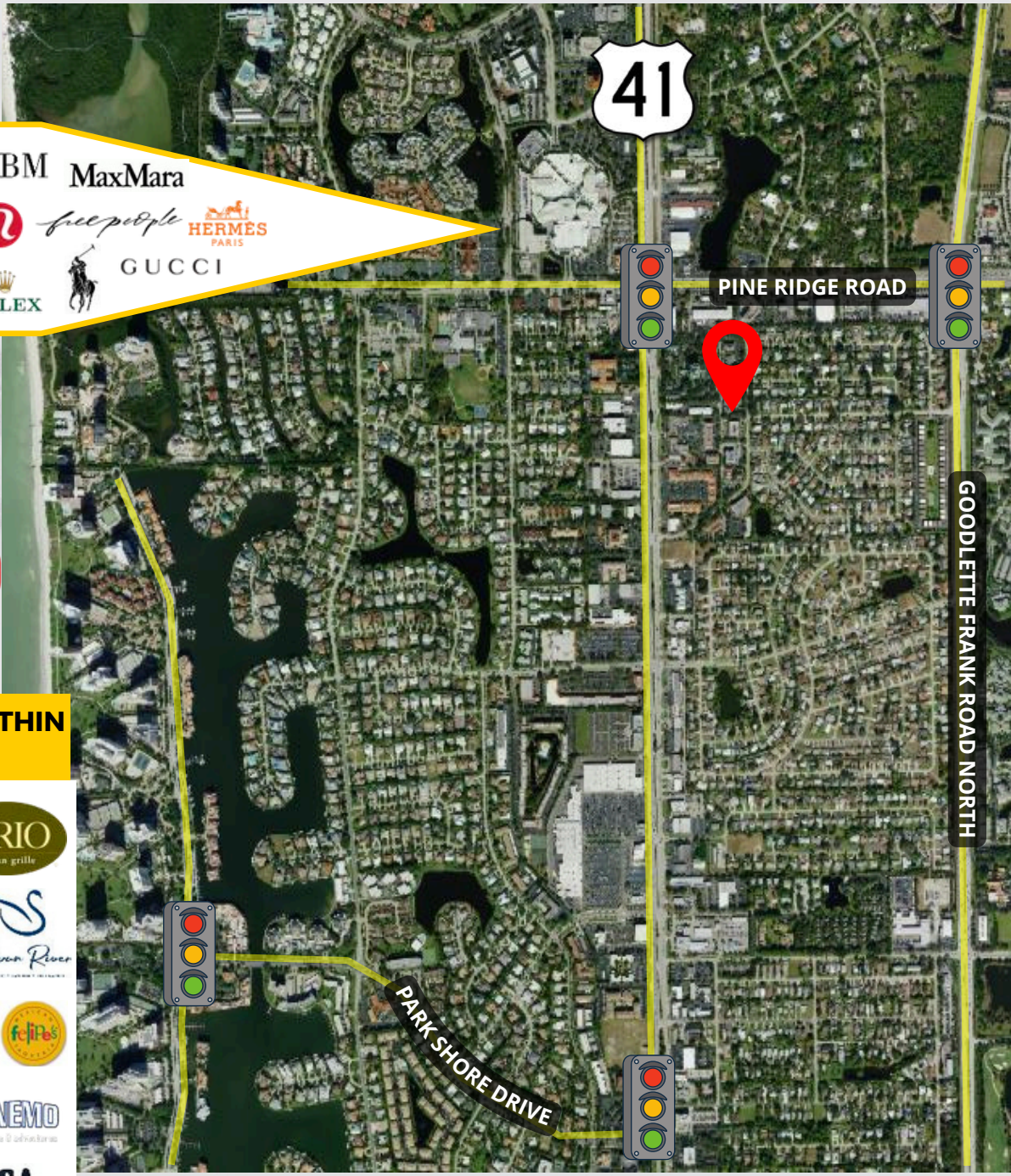
AMENITY RICH LOCATION FOR EMPLOYEES



74 RESTAURANTS WITHIN A 1 MILE RADIUS



And more...



click here!



DEMOGRAPHICS 2025	1 miles	3 miles	5 miles
Est. Population	6,841	41,696	91,600
Est. Average H.H. Income	\$199,967	\$215,283	\$194,505
2024 Avg. Daily Traffic Count	44,000 vehicles per day on Tamiami Trail North		

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