



Investment
Properties
Corporation

F O R L E A S E

UPTOWN CENTER



Located at the intersection of Immokalee Road & Airport Pulling Road

2700 IMMOKALEE ROAD | NAPLES, FL 34110




JOIN:



BLU JELLY



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Licensed Real Estate Broker

The statement and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.



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AVAILABILITY

| SUITE # | SF | PSF/YR | EST. 2024 CAM | EST. MONTHLY TOTAL |
|---------|----------|---------|------------------|----------------------------|
| 2 | 4,200 SF | \$35.00 | \$10.10 PSF | \$15,785.00 + sales tax |
| 8 | 1,740 SF | \$28.00 | \$10.10 PSF | \$5,524.50 + sales tax |



End cap and inline space available! Join a vibrant mix of National and Local tenants at this high traffic, high visibility shopping center in Naples.

Prominently located at the intersection of Immokalee Road and Airport Pulling.



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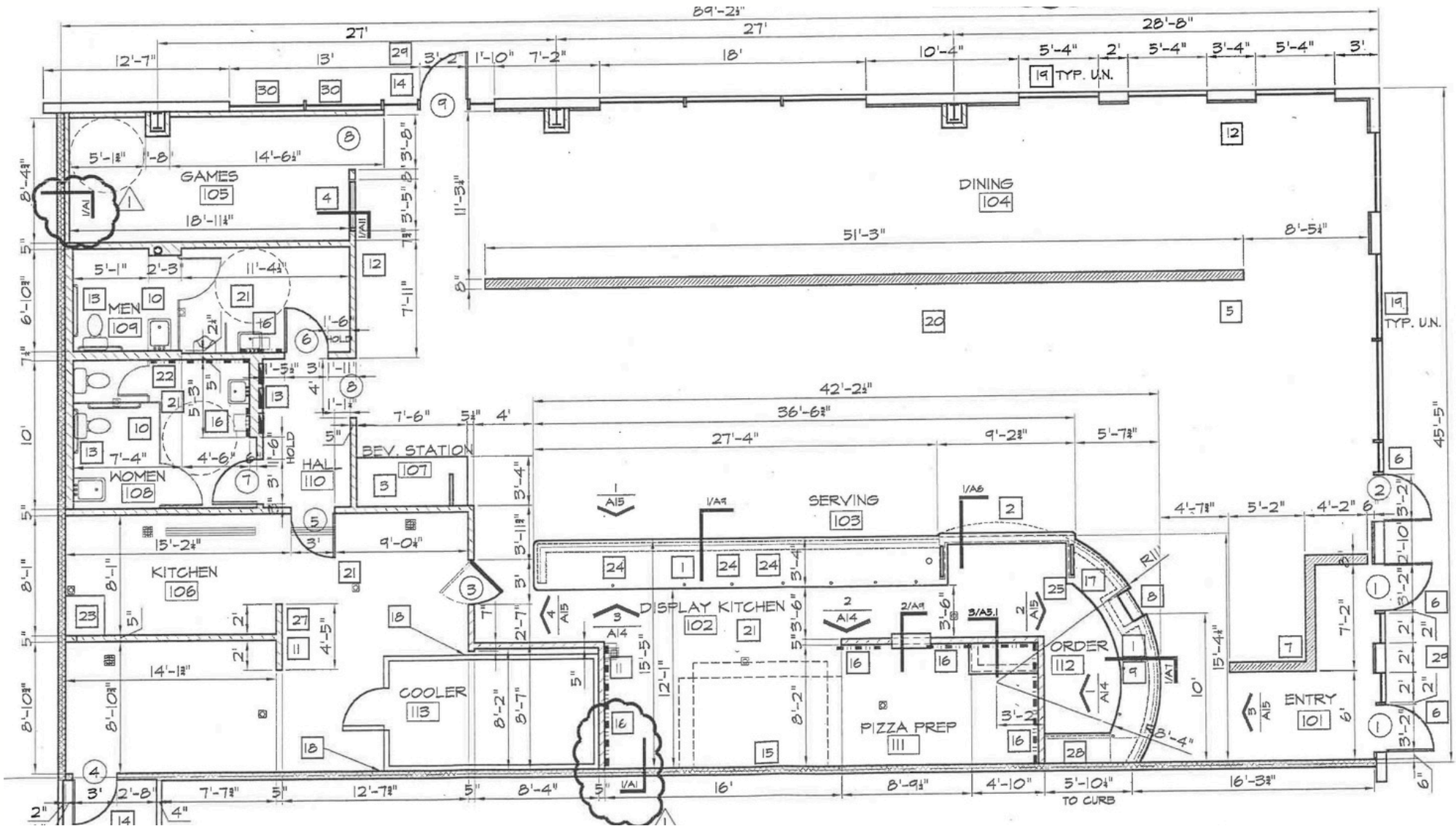
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Unit #2

4,200 SF





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SITE PLAN



sam's club



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LOCATOR MAP & DEMOGRAPHICS



**Google
Maps**

| Demographics (2023) | 1 mile | 3 miles | 5 miles |
|-------------------------------|--|-----------|-----------|
| Est. Population | 9,003 | 51,377 | 129,325 |
| Est. Average Household Income | \$134,045 | \$141,825 | \$144,534 |
| 2023 Daily Traffic Count | 59,000 Cars Daily on Immokalee Road 29,500 Cars Daily on Airport Pulling Road | | |

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