

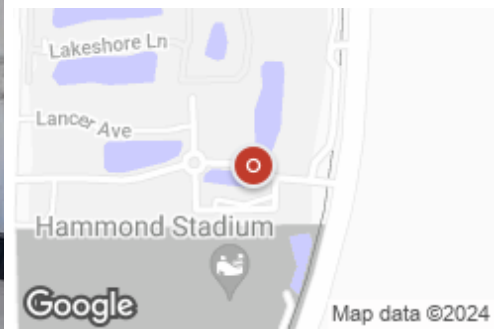
Desirable Office Space for Lease

6820 Porto Fino Suite 1, Fort Myers, FL, 33912

Office: General For Lease

Prepared on July 18, 2024

1 of 1 Listings



Listing Details | Office For Lease

Suite	1
Sublease	-
Total Available Space	1,850 SF
Min Div/Max Contig	1,850 SF
Asking Rate	\$24.00 Annual/SF
Monthly Rate	\$3,700
Lease Type	Modified Gross
Expenses	-
Possession	12/01/2024
Lease Terms	3-5
Signage	Free-Standing
Rent Esc. Type	Annual Percentage
Rent Esc. Desc.	3% Percentage

Renewal	Yes
Vacant	No
Vacant Date	12/31/2024
Available Date	12/01/2024
Days On Market	58 days
Date Listed	5/21/2024
Last Modified	7/18/2024
Listing ID	40419712
Offices	5
Owner Occupied	Yes
Restrooms	1
Parking Spaces	-
Parking Ratio	4/1000

Description

Available December 2024. 2% sales tax on leases. Desirable 1850 square foot office unit for lease in Porto Fino Business Park. 5 offices with a reception area, a larger work area, and a kitchen. Common area parking near the front door of the one-level building. Zoned office and the tenant is currently a professional office tenant. It is located between Six Mile Cypress and Plantation Road.

Property Features

Location Details

Address	6820 Porto Fino Suite 1, Fort Myers, F...
Zoning	MPD
County	Lee
Parcels	194525200000L0000

Name	6820 Porto Fino Cir
Campus Name	Porto Fino
Water Frontage	Not present

Building Details

Sub Type	General
Building Status	Existing
Building Size	3,896 SF
Land Size	4.65 Acres / 202,554 SF
Number of Buildings	1
Number of Floors	1
Year Built	2002

Primary Constr. Type	Framed
Occupancy Type	Multi-tenant
Building Class	C
Parking Spaces	-
Parking Ratio	-
Expenses	\$18,000 Annual/SF

Property Listings

1 Listing | 1,850 SF | \$24.00 Annual/SF

Type	Condo	Space Use	Suite	Available Space	Rate	Available
For Lease	No	Professional Office	1	1,850 SF	\$24.00 Annual/SF Modified Gross	12/01/2024

Additional Photos









Contact



Pam Wittenauer Bratton
239-489-0444
pbratton@remax.net

RE/MAX
COMMERCIAL
RE/MAX REALTY GROUP