



Investment  
Properties  
Corporation

F O R L E A S E

# REGIONS BANK BUILDING

## PREMIER CLASS A OFFICE SUITES



Located off of Tamiami Trail North just south of Pine Ridge Road

4851 Tamiami Trail North | Naples, Florida 34103



click  
here!



Google  
Maps

**CONTACT (239) 261-3400**

**Patrick Fraley, CCIM, ext. 118**  
**patrick@ipcnaples.com**

Investment Properties Corporation of Naples  
3838 Tamiami Trail North Suite 402  
Naples Florida 34103-3586

Tel: 239-261-3400 Fax: 249-261-7579 [www.ipcnaples.com](http://www.ipcnaples.com)

*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.





**Investment  
Properties  
Corporation**

# REGIONS BANK BUILDING

📍 Located off of Tamiami Trail North just south of Pine Ridge Road

4851 Tamiami Trail North | Naples, Florida 34103

## AVAILABILITY

<u>SUITE #</u>	<u>SQUARE FOOTAGE</u>	<u>BASE RENT</u>	<u>EST. 2025 CAM</u>	<u>AVAILABILITY</u>
103	638 SF	\$38 NNN	\$9.50 PSF	IMMEDIATELY

*Building & monument signage available for qualified deals!*







**Investment  
Properties  
Corporation**

# REGIONS BANK BUILDING

📍 Located off of Tamiami Trail North just south of Pine Ridge Road

4851 Tamiami Trail North | Naples, Florida 34103

## SUITE 103

638 SF



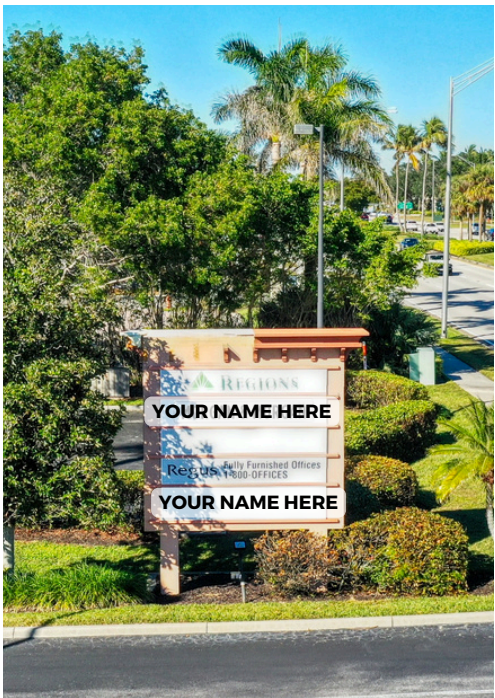




**Investment  
Properties  
Corporation**

# REGIONS BANK BUILDING

📍 Located off of Tamiami Trail North just south of Pine Ridge Road  
4851 Tamiami Trail North | Naples, Florida 34103



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.





**Investment  
Properties  
Corporation**

# REGIONS BANK BUILDING

📍 Located off of Tamiami Trail North just south of Pine Ridge Road

4851 Tamiami Trail North | Naples, Florida 34103

## WATERSIDESHOPS

LESS THAN 1 MILE FROM  
PROPERTY!



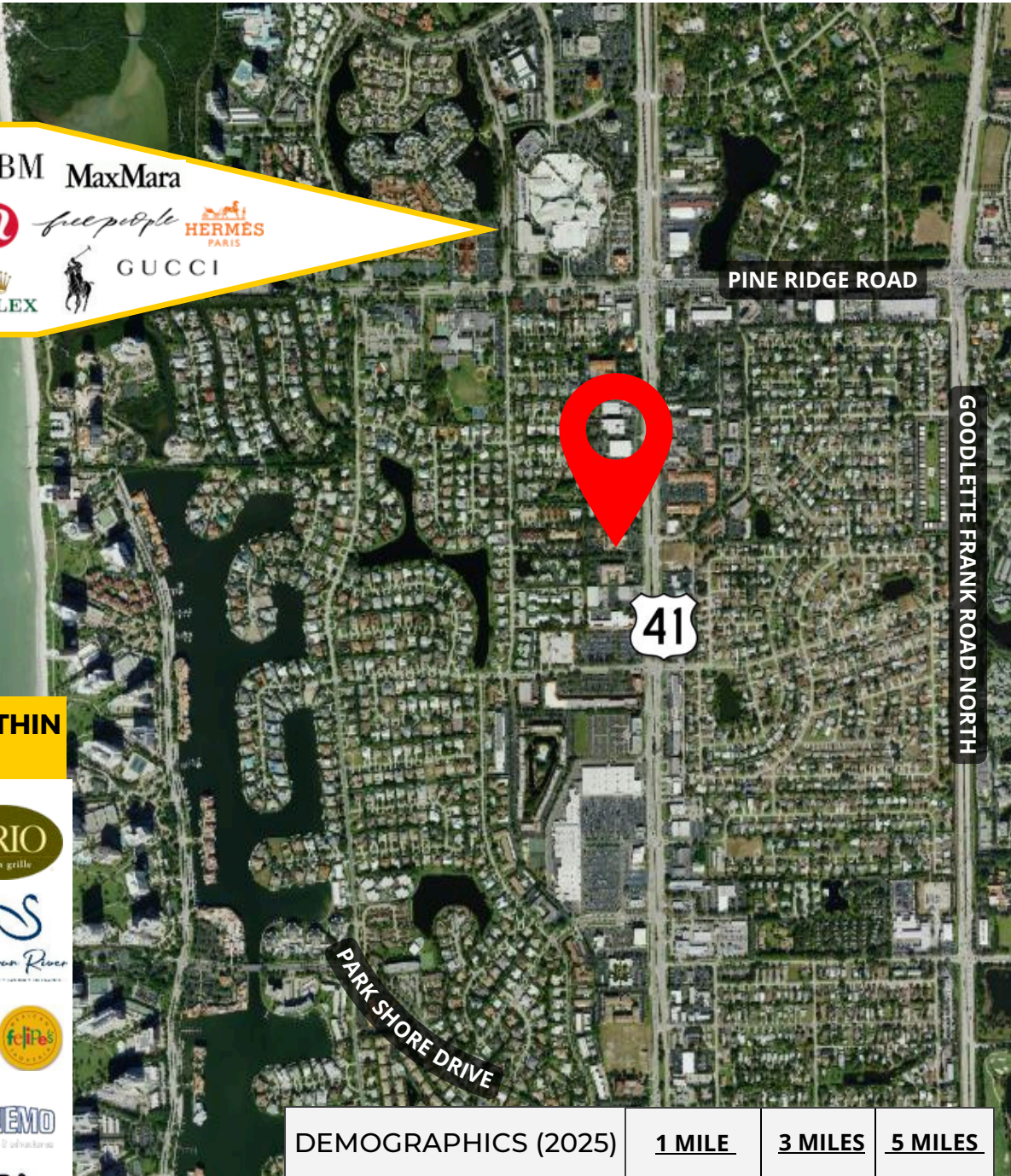
## AMENITY RICH LOCATION FOR EMPLOYEES



## 74 RESTAURANTS WITHIN A 1 MILE RADIUS



And more....



click  
here!



Google  
Maps

DEMOGRAPHICS (2025)	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
Est. Population	9,266	41,165	87,746
Est. Avg. Household Income	\$247,094	\$218,507	\$198,811
2024 AADT Traffic Count	44,000 Cars on Tamiami Trail N. Daily		

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.