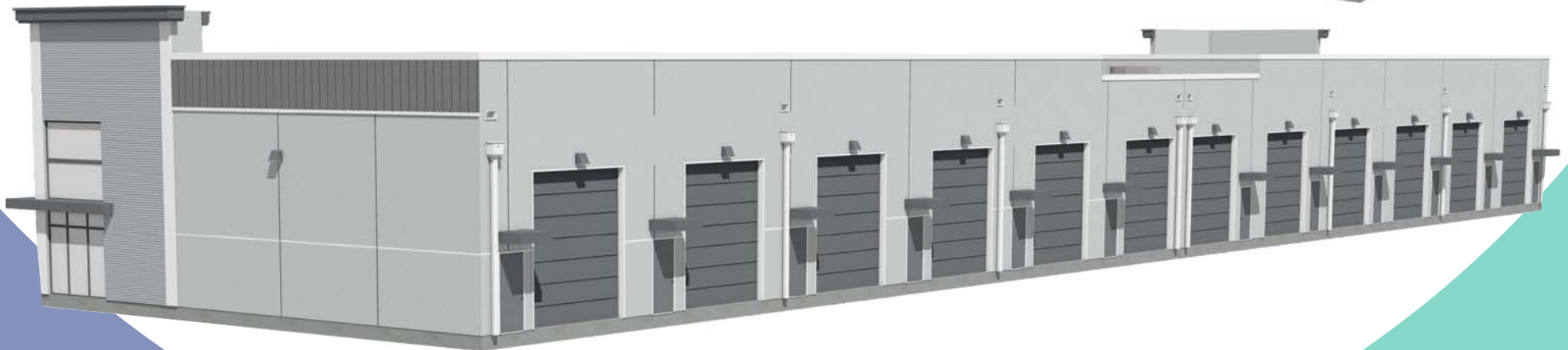




# ALICO LIGHT INDUSTRIAL

FOR SALE • NEW CONSTRUCTION LIGHT INDUSTRIAL  
7251 ALICO RD • FORT MYERS, FL 33912



CONTACT US:

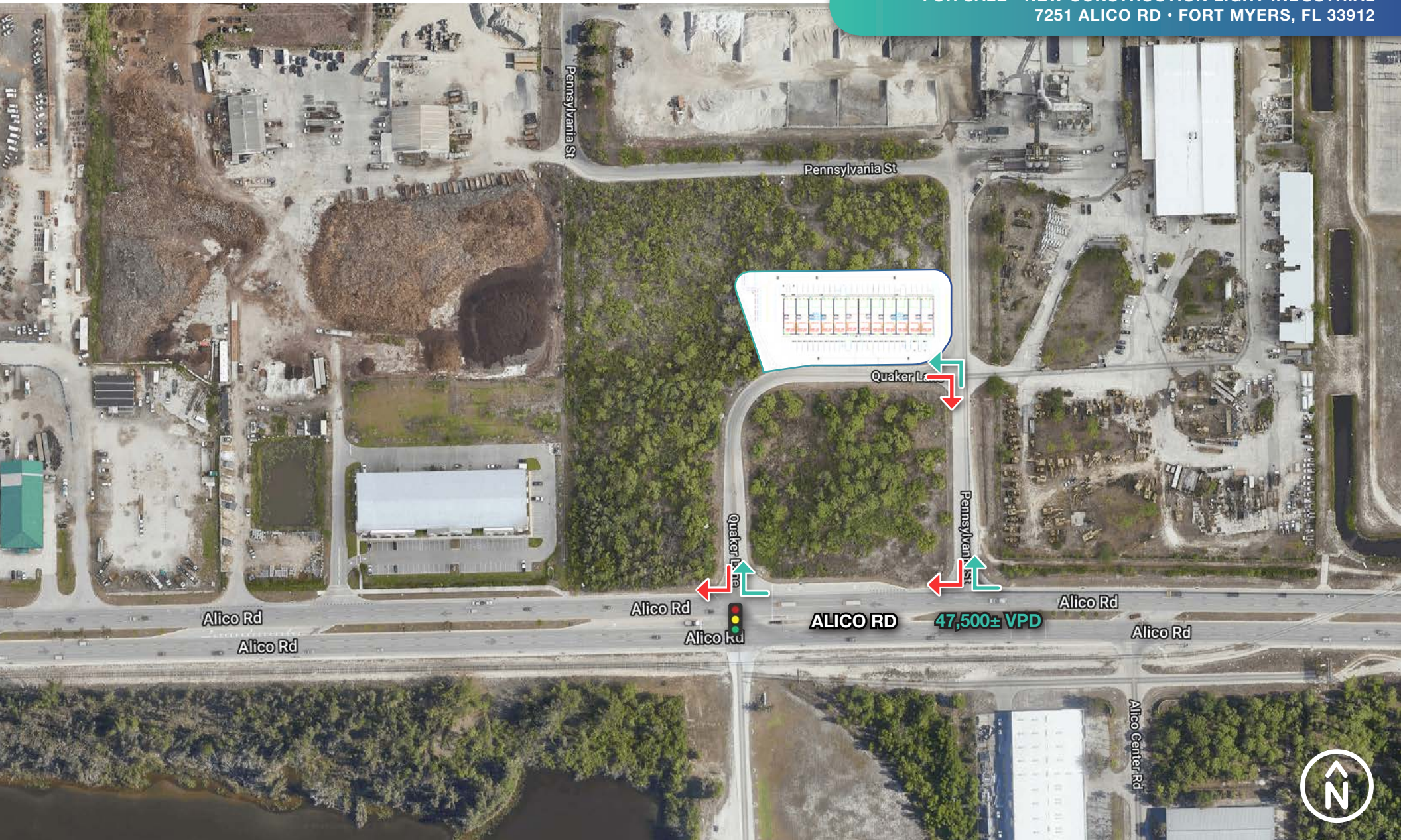
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ALICO RD 47,500± VPD

117,000± VPD

## 2023 DEMOGRAPHICS

ALICO LIGHT INDUSTRIAL

	1 MILE	3 MILE	5 MILE
 <b>AVERAGE H.H INCOME</b>	\$67,206	\$113,630	\$112,756
 <b>POPULATION</b>	3,129	39,067	103,815
 <b>EMPLOYMENT DENSITY</b>	4,378	16,699	49,058

## PROPERTY FEATURES

- PRE-CONSTRUCTION PRICING** CALL FOR DETAILS
- AVAILABLE** **LAND:** 1.60± AC  
1,507 up to 9,163± SF  
12 Units
- ZONING** IPD (Lee County)
- LOCATION** Located at the siignalized intersection of Alico from I-75 and 0.5 Miles from US 41.



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BUILDING ELEVATIONS



**E1 - FRONT (SOUTH) ELEVATION (Primary)**  
SCALE: 3/16" = 1'-0"

REVISIONS	
NO.	DESCRIPTION

**E4 - LEFT (WEST) ELEVATION (Secondary)**  
SCALE: 3/16" = 1'-0"

**E5 - RIGHT (EAST) ELEVATION (Secondary)**  
SCALE: 3/16" = 1'-0"



**E3 - REAR (NORTH) ELEVATION (Secondary)**  
SCALE: 3/16" = 1'-0"

SITE PLAN



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