

FOR LEASE

OFFICE / MEDICAL



# CORKSCREW PALMS

9470 Corkscrew Palms Circle, STE 201  
Estero, FL 33928

## SUITE 201

- Size: 6,842± RSF
- Lease Rate: \$26.00 / SF + NNN (\$10.38 PSF)
- Available: July 2026

## HIGHLIGHTS

- Full-floor opportunity with secure access control and fiber connectivity
- 15'+ architectural ceilings with exposed spiral ductwork and extensive interior glass
- High-end, design-forward build-out including oversized kitchen and designer-finished restrooms
- Elevator-served building with ample surface parking

## PROPERTY OVERVIEW

- A premier, full-floor, design-forward office environment offering exceptional volume, natural light, and finish levels rarely available in Southwest Florida. Dramatic ceiling heights, expansive glass lines, and refined architectural detailing create a modern, high-performance workplace suited for forward-thinking companies
- Strategically positioned within the Village of Estero with direct access to Corkscrew Road, the property is approximately 1 mile to I-75 and minutes to US-41, RSW International Airport, and surrounding retail and residential growth



Matthew W. Stepan, CCIM  
Commercial Advisor  
Matts@premiermail.net



W.T. Pearson  
Broker Associate  
WT@premiermail.net



**PREMIER**  
COMMERCIAL





