

34 Acre +/- CPD

I-75 INTERCHANGE | ESTERO, FL

OUTPARCELS FOR LEASE

NWQ ALICO ROAD & I-75, ESTERO, FL

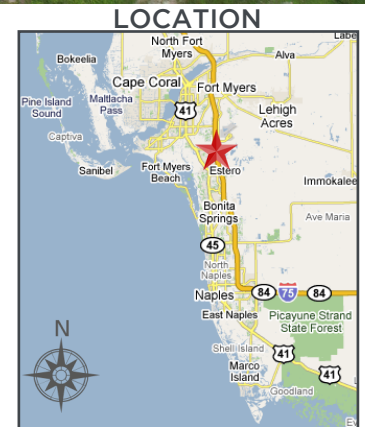
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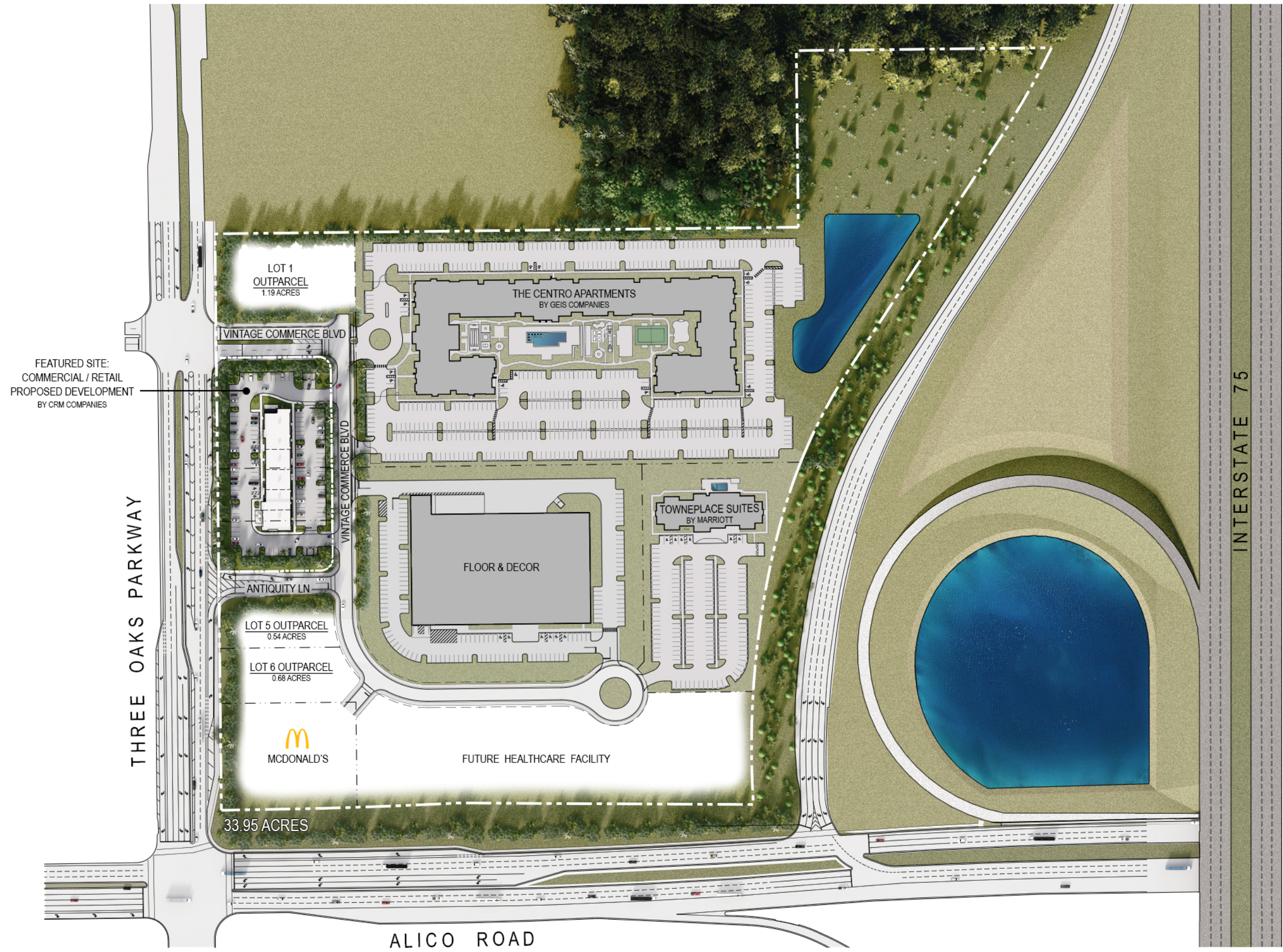
850 5th Avenue South | Naples, FL
www.NaplesCommercialRealty.com



- **PROPERTY:** Two outparcels available for ground lease
- **LOCATION:** I-75 Interchange (Alico Road) NW Quadrant
- **DETAILS:** Utilities stubbed, excellent traffic counts, high-growth corridor
- **ZONING:** CPD - Commercial Planned Development (Lee County)



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NEW DEVELOPMENT IN THREE OAKS/ ALICO CORRIDOR



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2023 DEMOGRAPHICS

Source: Co-Star

DEMO	1-MILE	3-MILE	5-MILE
Total Population	5,290	37,382	82,925
Avg Household Income	\$86,139	\$101,040	\$107,409
Total Households	1,876	13,886	35,575
Median Age	39.5	42.2	50.9

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William Raveis Real Estate was founded in 1974 in Connecticut, and has since become the largest family owned real estate company in the Northeast and the 9th largest real estate company in the United States, with real estate and mortgage sales exceeding \$10B annually.

With offices in Connecticut, Florida, Maine, Massachusetts, New Hampshire, New Jersey, New York, Rhode Island, and Vermont and over 4,000 agents across the Northeast and Florida.

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