

FOR LEASE

5,848 SF INDUSTRIAL WAREHOUSE ON 6.26 AC

16340 OLD US HIGHWAY 41, FORT MYERS, FL 33912



- **AVAILABLE:** 2,530 SF Warehouse
1,788 SF Office
1,530 SF Covered Storage
5,848 SF TOTAL plus
4.00 AC Gravel Open Storage
- **LAND SIZE:** 6.26 AC
- **LEASE RATE:** \$31,000 Per Month

PROPERTY FEATURES

- Fenced, Well-Lit, & Secure Site with Graveled Storage Yard!
- 1,788 SF Office
- 15' Clear Height
- Four Drive-In Doors (10' x 14')
- Built In 1990
- Zoned Industrial
- Located Just North of Alico Road with Easy Access to US 41 (Tamiami Trail) & Michael G. Rippe Parkway



FUTURE IMPROVEMENTS

Painting Exterior Office / Warehouse

Updating Office Flooring, Lighting, & Paint

New Gravel, Fencing, & Lighting in Yard Area

Please Contact:

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Vice President

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Principal

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YOUR LOCAL MARKET EXPERT

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TRUCK YARD EXAMPLE



CONSTRUCTION YARD EXAMPLE

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