

# 8681 Cypress Lake Dr Fort Myers, FL 33919

**BIDS DUE: 01/07/26**



## *Former Bank Branch*

### Reuse, Repositioning or Redevelopment Opportunity

- Approximately 3,793 s.f. on 1.247 a.c.
- 32 total parking spaces
- 4 drive-thru lanes
- 14.1' building height in its one-story, stucco building
- Well-maintained premises for excellent curbside appeal
- Strong positioning on the signalized corner (38,800 VPD) of Cypress Lake Dr (24,000 VPD) and Winkler Rd (14,800 VPD)
- Both thoroughfares serve as major roadways through the Cypress Lake community; site entry/exit from each
- Amazing access and proximity to many of Cypress Lakes' gated residences, schools, golf/country clubs and the area's distinct commercial corridor.



## Contact



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For details on this property and others available nationwide,  
please visit: [www.BankingCentersForSale.com](http://www.BankingCentersForSale.com)





## Demographics



### POPULATION

5 MIN. 18,505  
10 MIN. 81,423  
15 MIN. 169,373



### HOUSEHOLDS

5 MIN. 9,651  
10 MIN. 39,894  
15 MIN. 82,659



### MEDIAN AGE

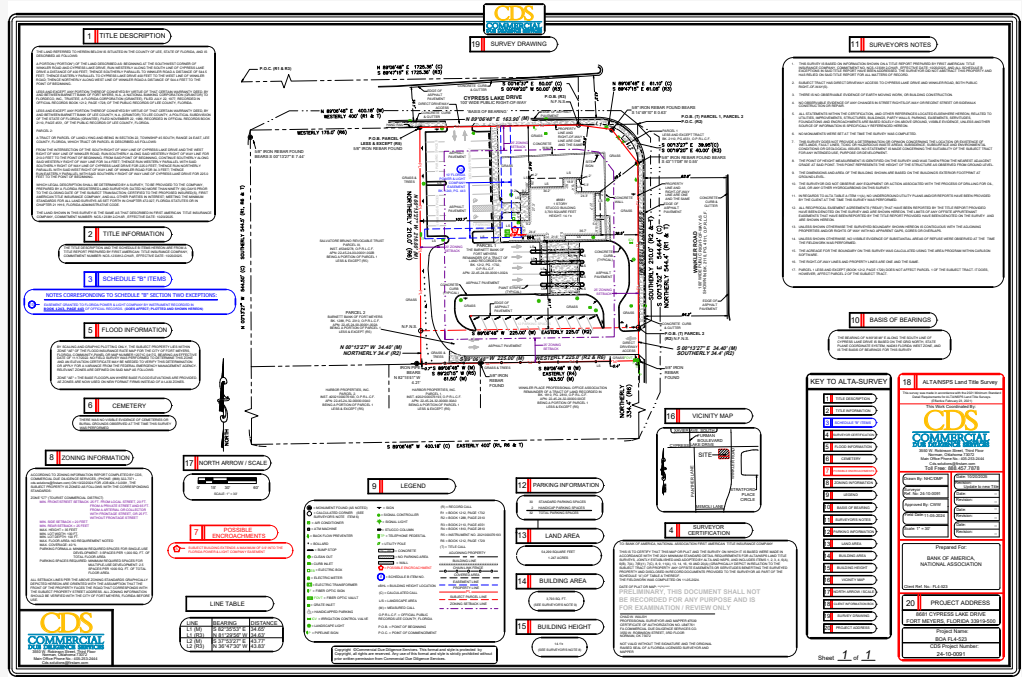
5 MIN. 57.9  
10 MIN. 55.3  
15 MIN. 56.3



### MEDIAN INCOME

5 MIN. \$65,603  
10 MIN. \$67,165  
15 MIN. \$68,382

## Site Survey



## Aerial Overview

