

Colliers



Corporation Circle

Corporation Cr

For Sale
For Lease or
Lease to Own Option

**5811 Corporation Circle, Fort Myers, FL
Billy Creek Commerce Center**

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Colliers Top 25 West & Central FL Brokers (2024)

Fabienne Porter

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Industrial
Office / Warehouse
With Outdoor Storage

Accelerating success.

Property Profile

Prime location in Billy Creek Commerce Center

This well-maintained, freestanding building offers a strategic blend of office and warehouse space, perfect for logistics, light manufacturing or service operations.

Lot Area 0.87 Acres (AC)

Building Area 6,112 Square Feet (SF)

Office Area 3,080 SF (fully build-out with 10-12 private offices, conference room and reception)

Warehouse 3,032 SF with high ceilings

Built 2000

Roll-up Doors 2

Parking 10 spaces

Zoning 4800 Warehousing

Additional Information

- Private fenced yard
- Paved driveway
- Excess land at the rear for outside storage or potential expansion
- Exterior and landscape lighting
- **Available January 2026**



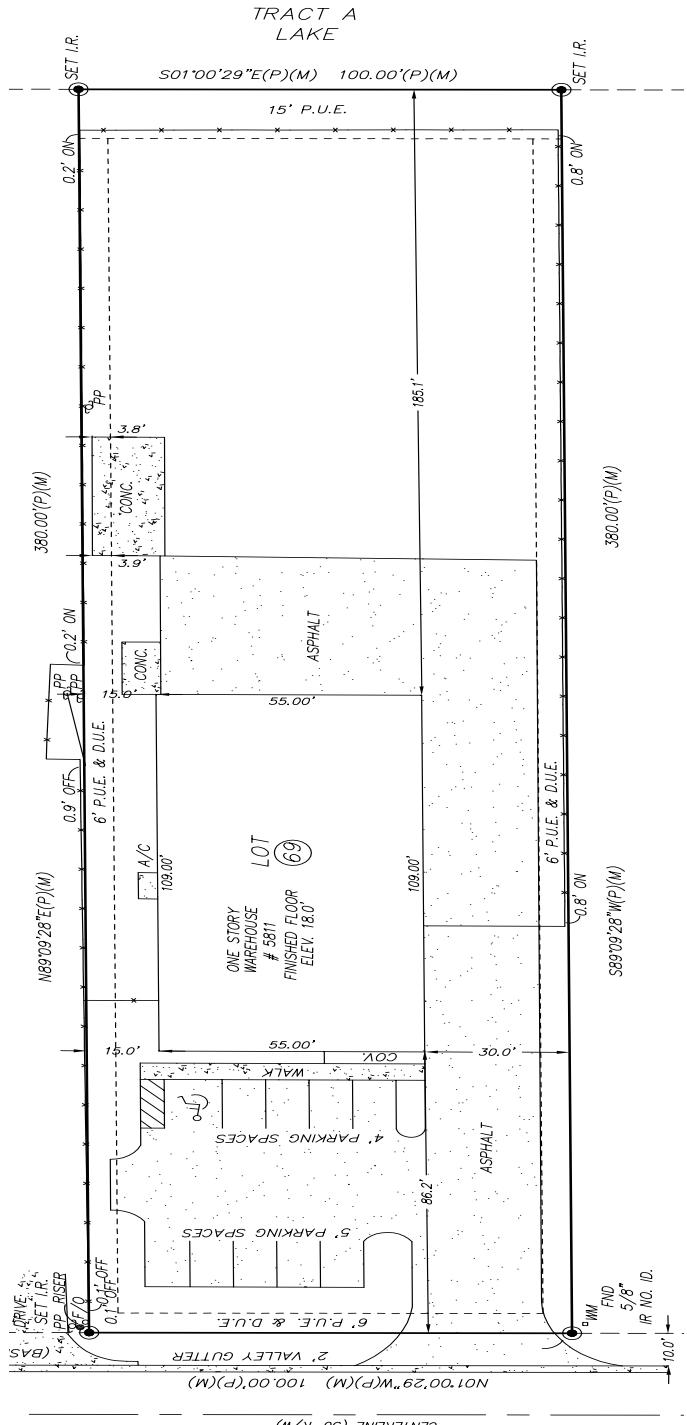
Freestanding facility with quality office presence



Large yard with outside storage



Immediate access to I-75 and major corridors



For Sale:

\$2,100,000

Lease Rate:

\$24.00 PSF

\$4.25 PSF NNN

Or

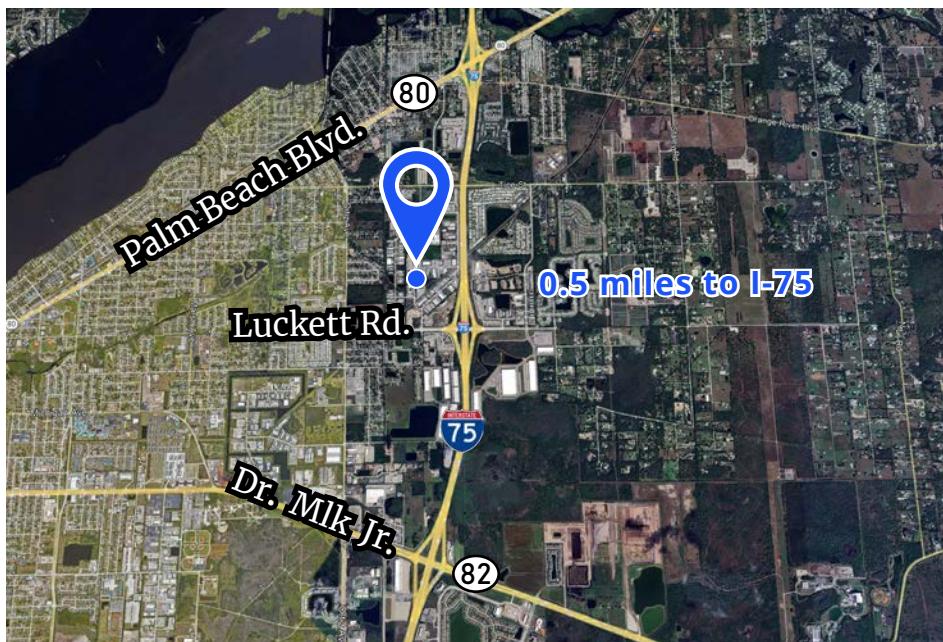
Lease To Own Option



Southwest Florida location

Strategic location

The property is surrounded by a mix of industrial, commercial and professional businesses. Its proximity to SWFL International airport, downtown Ft. Myers and key freight corridors is a plus for companies with regional or statewide reach.



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