

2740 & 2742

KATHERINE STREET
FORT MYERS, FL 33916

FOR LEASE
INDUSTRIAL WAREHOUSE
WITH RAIL SPUR & IOS

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES



YOUR LOCAL MARKET **EXPERT** | LOCAL EXPERTISE | INTERNATIONAL REACH
7400 Trail Boulevard, Suite 101 | Naples, Florida 34108 | Lee-FL.com



PROPERTY HIGHLIGHTS



3,968± SF
BUILDING SIZE



1.6± ACRES
LAND SIZE



IH-Heavy Industrial
ZONING

- Three (3) 12' x 14' Grade Level Overhead Doors
- One (1) 8' x 8' Grade Level Overhead Door
- 15'-17' Clear Height
- Securely fenced yard
- Rail spur access
- Ample industrial outdoor storage (IOS) space
- Central Fort Myers location – 1 mile from US 41 & 4.6 miles from I-75
- Strategic site for operators servicing all of Southwest Florida

EXCLUSIVE LEASING AGENTS:

JEFF BUCKLER, SIOR

Senior Vice President

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ZACHARY BUCKLER

Associate

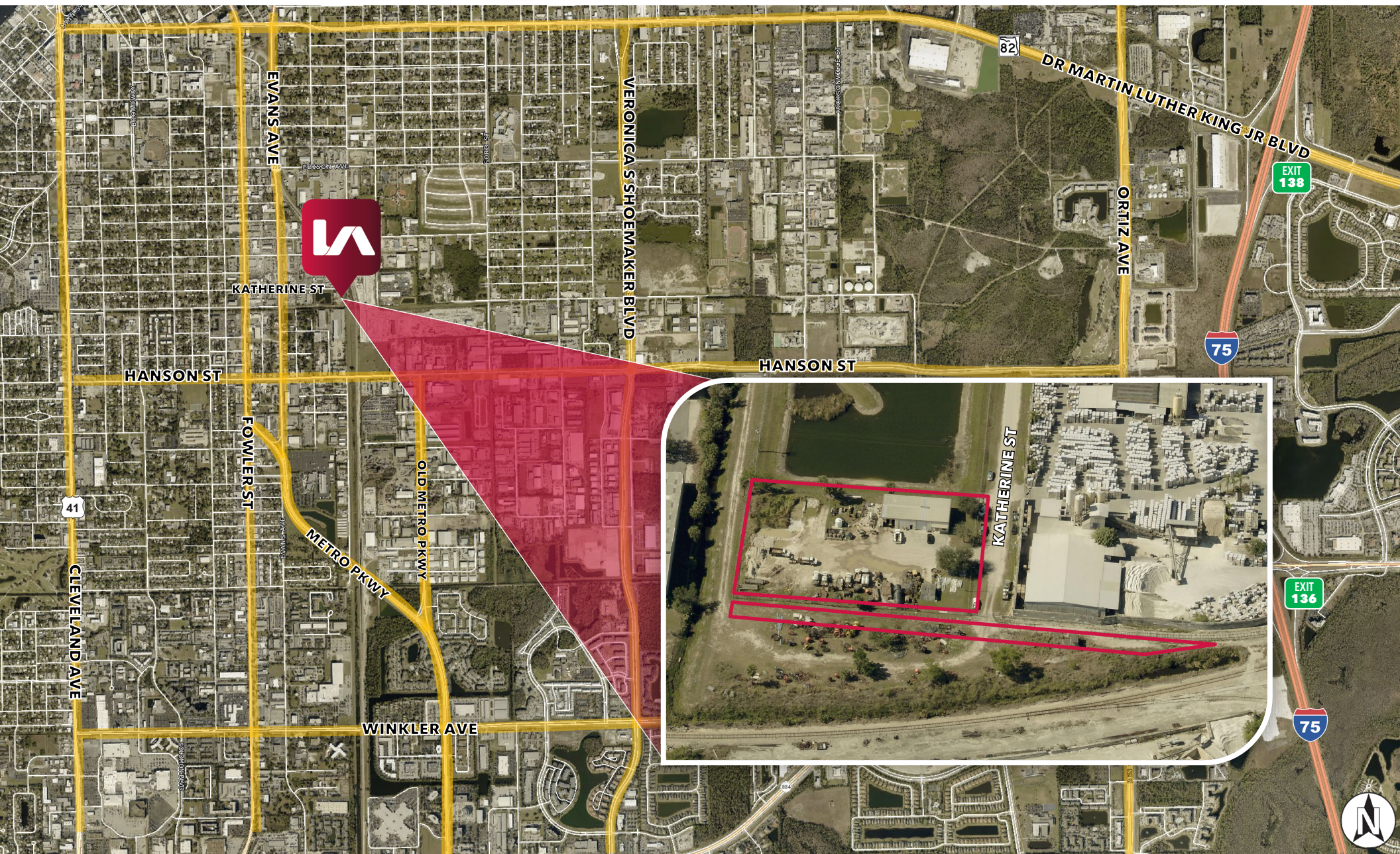
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LOCATION OVERVIEW

- Located just 1 mile from US 41 and 4.6 miles from I-75, the site offers excellent access to the major north-south corridors of Southwest Florida. Its central Fort Myers location provides connectivity to regional distribution, contractors, and service operators across Southwest Florida.





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