



Investment
Properties
Corporation

FOR LEASE

BONITA OAKS SQUARE RETAIL SPACE W/ DRIVE-THRU

📍 Located off Bonita Beach Rd | West US-41.

4450 Bonita Beach Rd. SW | Bonita Springs, Florida 34134



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Licensed Real Estate Broker

The statement and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.



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BONITA OAKS SQUARE

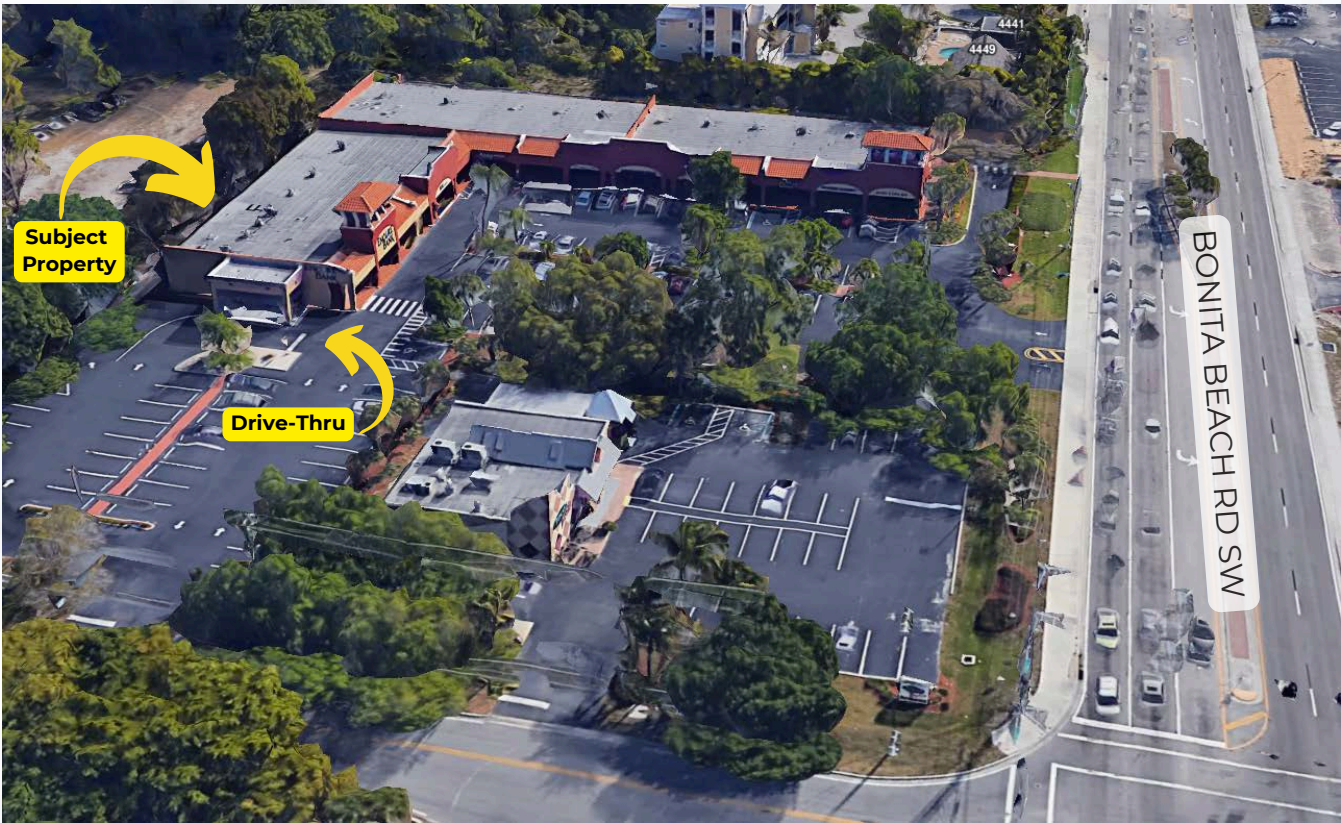
RETAIL SPACE W/ DRIVE-THRU

4450 Bonita Beach Rd. SW | Bonita Springs, Florida 34134

High visibility retail space just minutes from the beach! Featuring a drive-thru and positioned along the bustling Bonita Beach Road. Excellent exposure to heavy daily traffic heading to and from the shoreline.

Less than two miles from US-41, capitalize on both local and tourist traffic.

SUITE	SIZE	BASE RENT PSF/YR	ESTIMATED 2025 NNN	ESTIMATED MONTHLY TOTAL <small>(prior to sales tax)</small>	AVAILABLE
13-15	3,600 SF	\$25.00	\$6.92 PSF	\$9,576.00	8/31/2025





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RETAIL SPACE W/ DRIVE-THRU

4450 Bonita Beach Rd. SW | Bonita Springs, Florida 34134

Suite 13-15
3,600 SF



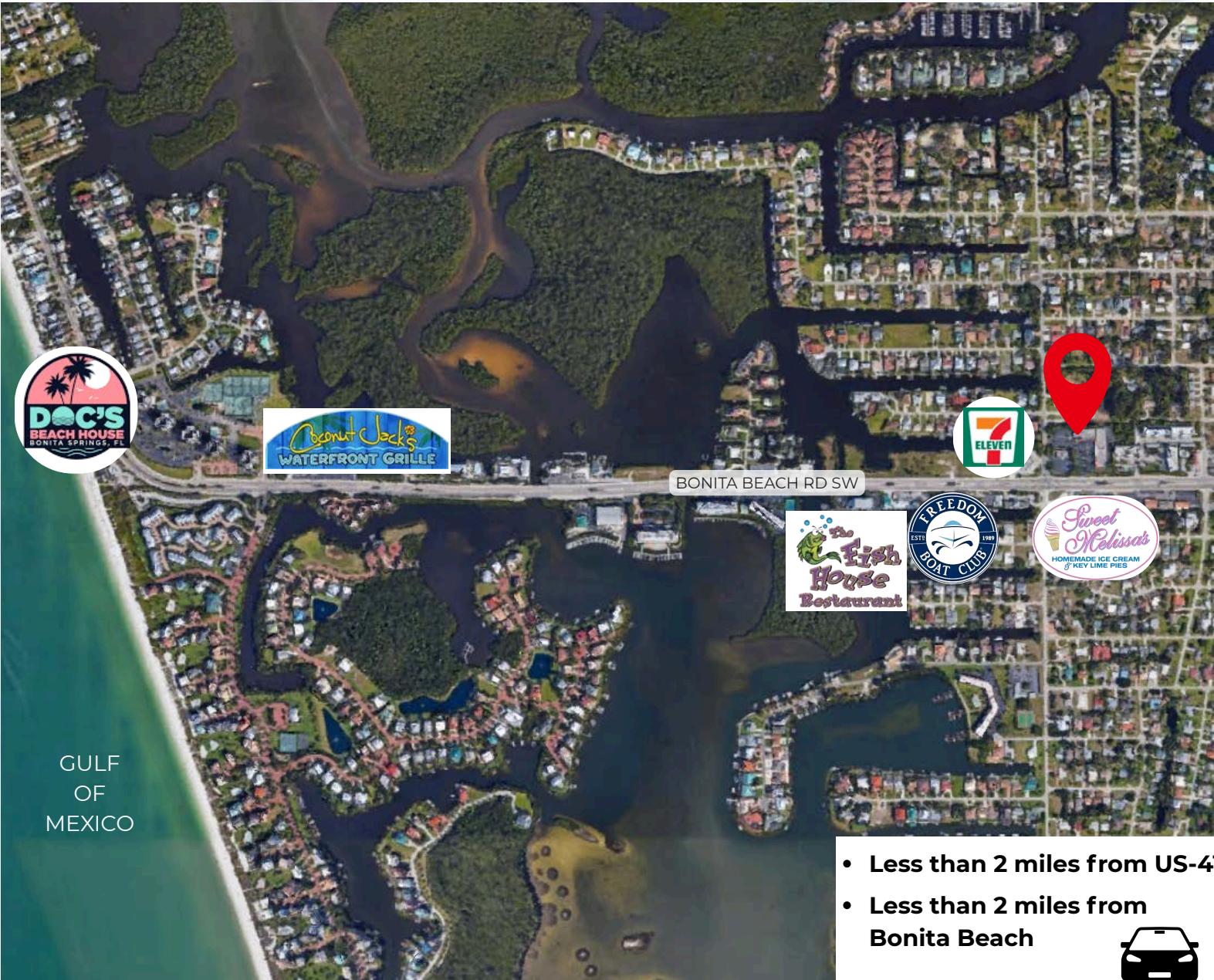


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RETAIL SPACE W/ DRIVE-THRU

4450 Bonita Beach Rd. SW | Bonita Springs, Florida 34134



- Less than 2 miles from US-41
- Less than 2 miles from Bonita Beach



click here!



**Google
Maps**

DEMOGRAPHICS 2025	1 mile	3 miles	5 miles
Est. Population	3,829	30,930	76,387
Est. Average H.H. Income	\$159,938	\$150,053	\$157,128
2025 Avg. Daily Traffic Count	41,000 vehicles per day on Bonita Beach Rd		

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