



Investment
Properties
Corporation

FOR LEASE WAREHOUSE/OFFICE SPACE

 14580 Global Pkwy | Fort Myers, FL 33913

Immediate Occupancy

8,620 / 13,072 / 21,692 SF available



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Investment Properties Corporation of Naples
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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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WAREHOUSE/OFFICE SPACE

 14580 Global Pkwy | Fort Myers, FL 34113

OFFERING SUMMARY

UNIT: **110 & 205**

SIZE: **13,072 +/- SF**

PRICE: **\$18.00 PSF**

CAM: **\$6.35 PSF**

(Includes taxes, insurance, water, sewer, trash, recycling,
outdoor HVAC maintenance, & fire monitoring)

13,072 +/- SF versatile industrial space featuring a spacious warehouse on the first floor and office space on the second floor.

Excellent location off of Treeline Ave. in Ft. Myers.

- 9,370 SF warehouse w/ restroom
- 370 SF office w/ restroom

click here! 



**Google
Maps**



DEMOGRAPHICS (2024)	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
Est. Population	578	16,149	85,164
Est. Avg. Household Income	\$163,241	\$161,027	\$133,843
2024 AADT Traffic Count	24,500 Cars on Treeline Ave 125,174 Cars on I-75		

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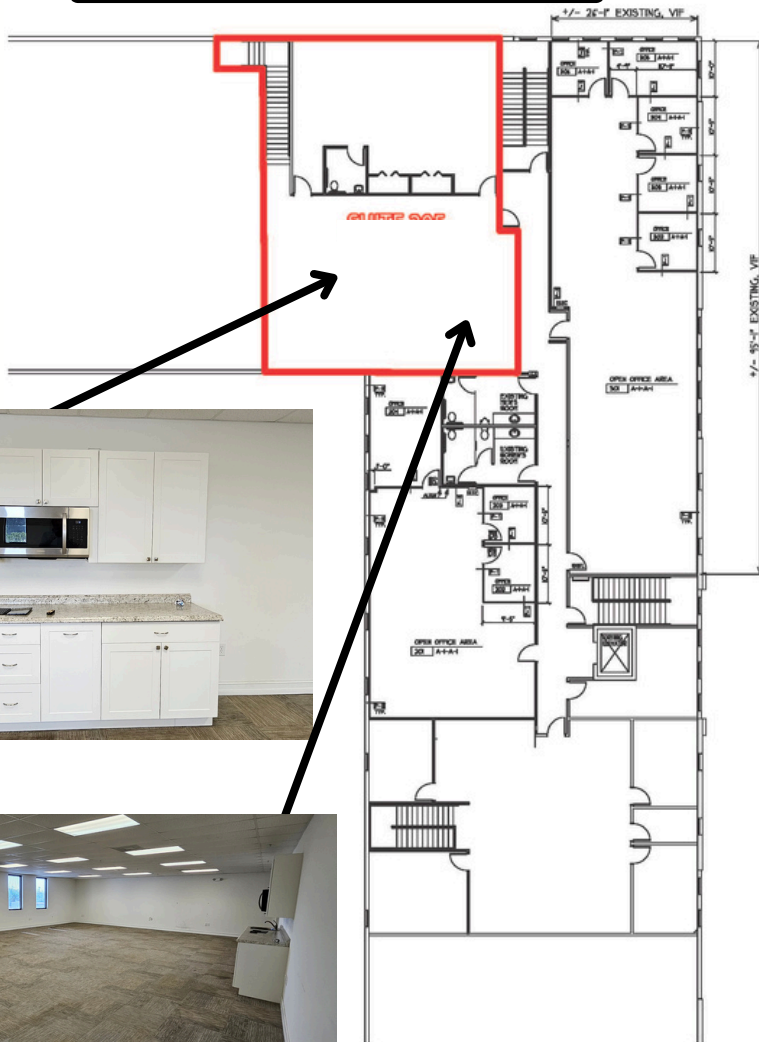


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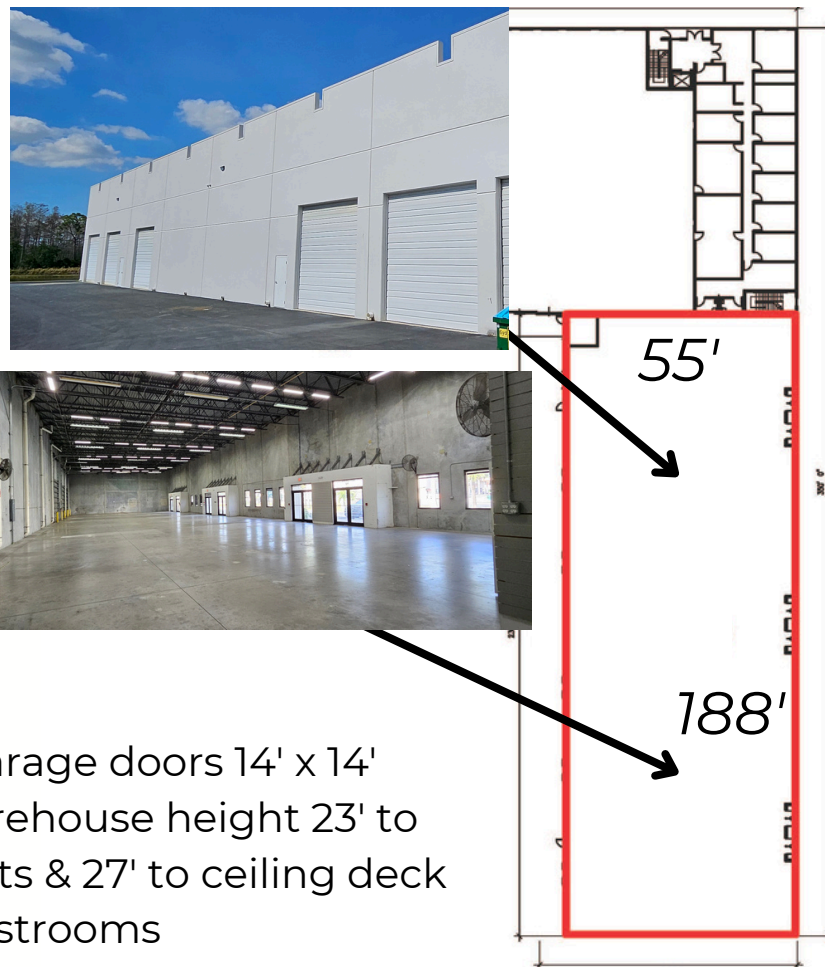
FLOOR PLAN - Units 110 & 205

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SECOND FLOOR:



FIRST FLOOR:



- 5 garage doors 14' x 14'
- Warehouse height 23' to lights & 27' to ceiling deck
- 2 restrooms
- 3 fire sprinklers

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UNIT: 108

SIZE: 8,620 +/- SF

PRICE: **\$18.00 PSF**

CAM: \$6.35 PSF

(Includes taxes, insurance, water, sewer, trash, recycling, outdoor HVAC maintenance, & fire monitoring)



8,620 +/- SF versatile industrial space featuring a spacious office space on the first floor.

Excellent location off of Treeline Ave. in Ft. Myers.



FIRST FLOOR:



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