



# FOR LEASE

8899 Timberwilde Drive Unit 102,  
Bonita Springs FL 34135

**\$3,123.90**

per month

(inclusive of Base Rent & CAM)

## PRIME COMMERCIAL REAL ESTATE AVAILABLE



8899 Timberwilde Drive is located in Bonita Springs near US 41 and old 41. This professional office building is professionally managed, has a new roof, and offers quick access to Naples and S. Ft Myers. The unit comprises 1,404 usable sf with no load factor, move in ready with potential negotiable furniture. The unit has waiting / reception area, 1 private office, conference room, open space work area, back storage room/break area and private restroom. Signage available on building and monument sign.

- Premises = 1,404SF
- Base Rent = \$18.50psf
- CAM = \$8.20psf
- Furniture negotiable

- Modern glass partition offices
- Zoning = CC
- Directory and building signage
- New Roof

**Point of contact: Todd Sabin**

✉ Toddsabinpa@gmail.com    ☎ 239-207-2658 (Mobile)    ⌂ 3219 Atlantic Circle, Naples FL 34119

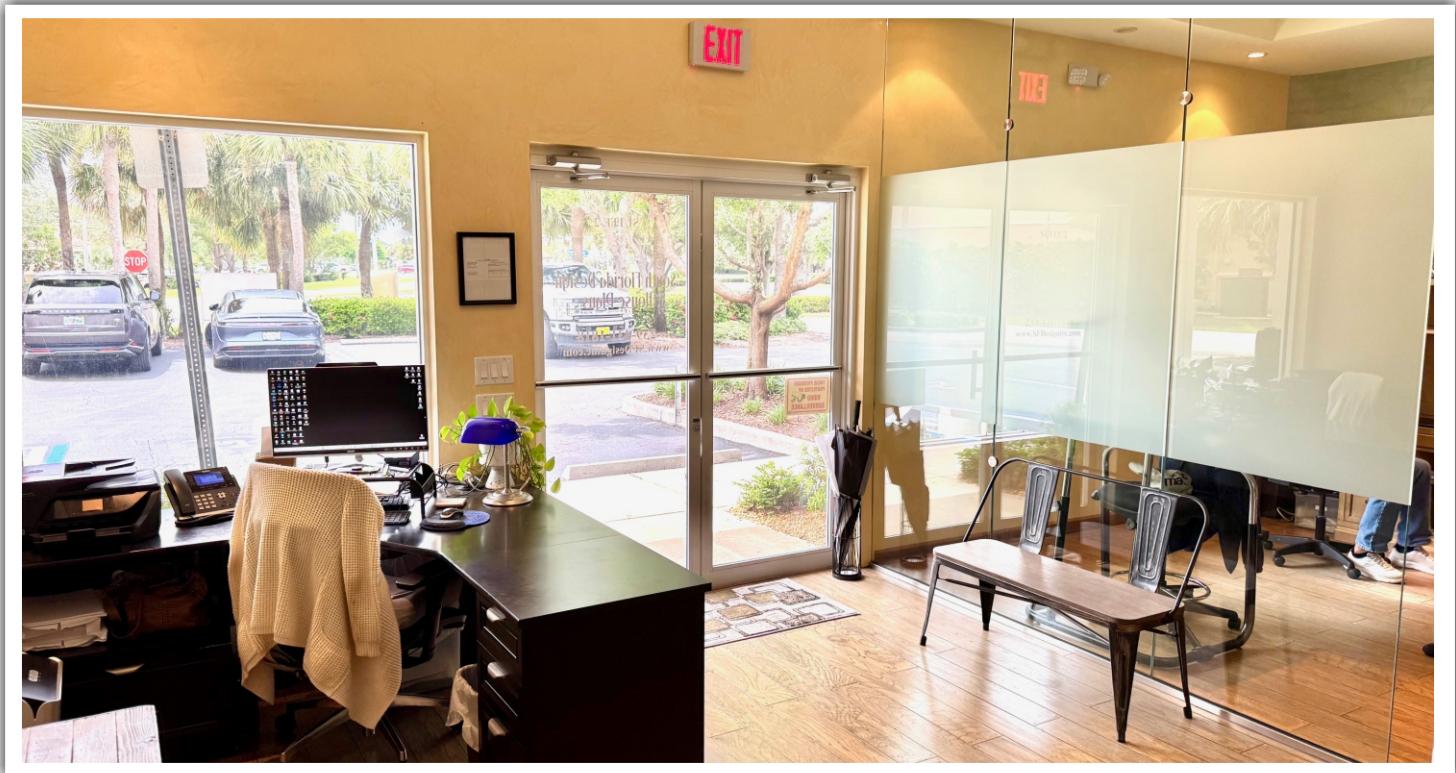
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