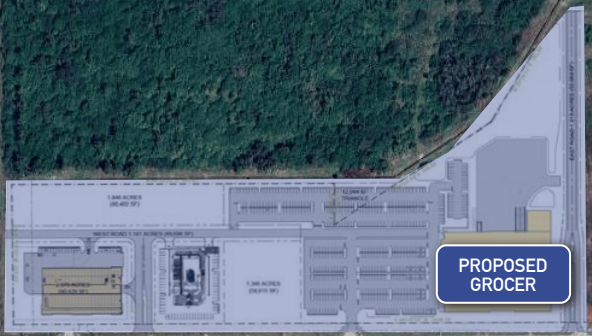


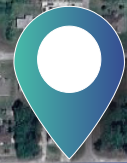


LEE AND ALVIN RETAIL PADS

FOR SALE/LEASE/BTS • PREMIUM RETAIL LAND
NE CORNER OF ALVIN AVE AND LEE BLVD • LEHIGH ACRES, FL 33972



PROPOSED GROCER



ALVIN AVE

LEE BLVD

41,000± VPD

LEONARD BLVD N

WESTGATE BLVD
19,900± VPD



CONTACT US:

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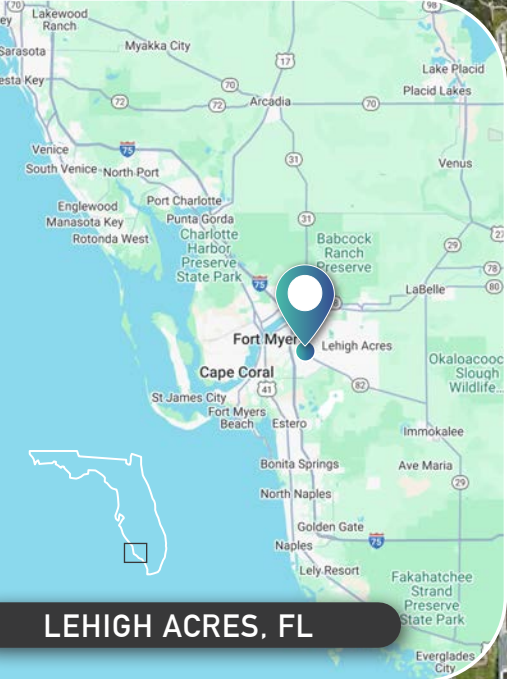
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LEHIGH ACRES, FL

2024 DEMOGRAPHICS

Lee and Alvin Retail Pads

	1 MILE	3 MILE	5 MILE
AVERAGE H.H INCOME	\$120,676	\$97,875	\$96,423
POPULATION	1,612	36,571	113,399
EMPLOYMENT DENSITY	1,576	9,508	34,095

PROPERTY FEATURES

PRICE	CALL FOR DETAILS
AVAILABLE	1.0 - 4.18 AC
ZONING	C2
LOCATION	The subject site is located on the NE Corner of Alvin Ave and Lee Blvd., Lehigh Acres, FL 33971

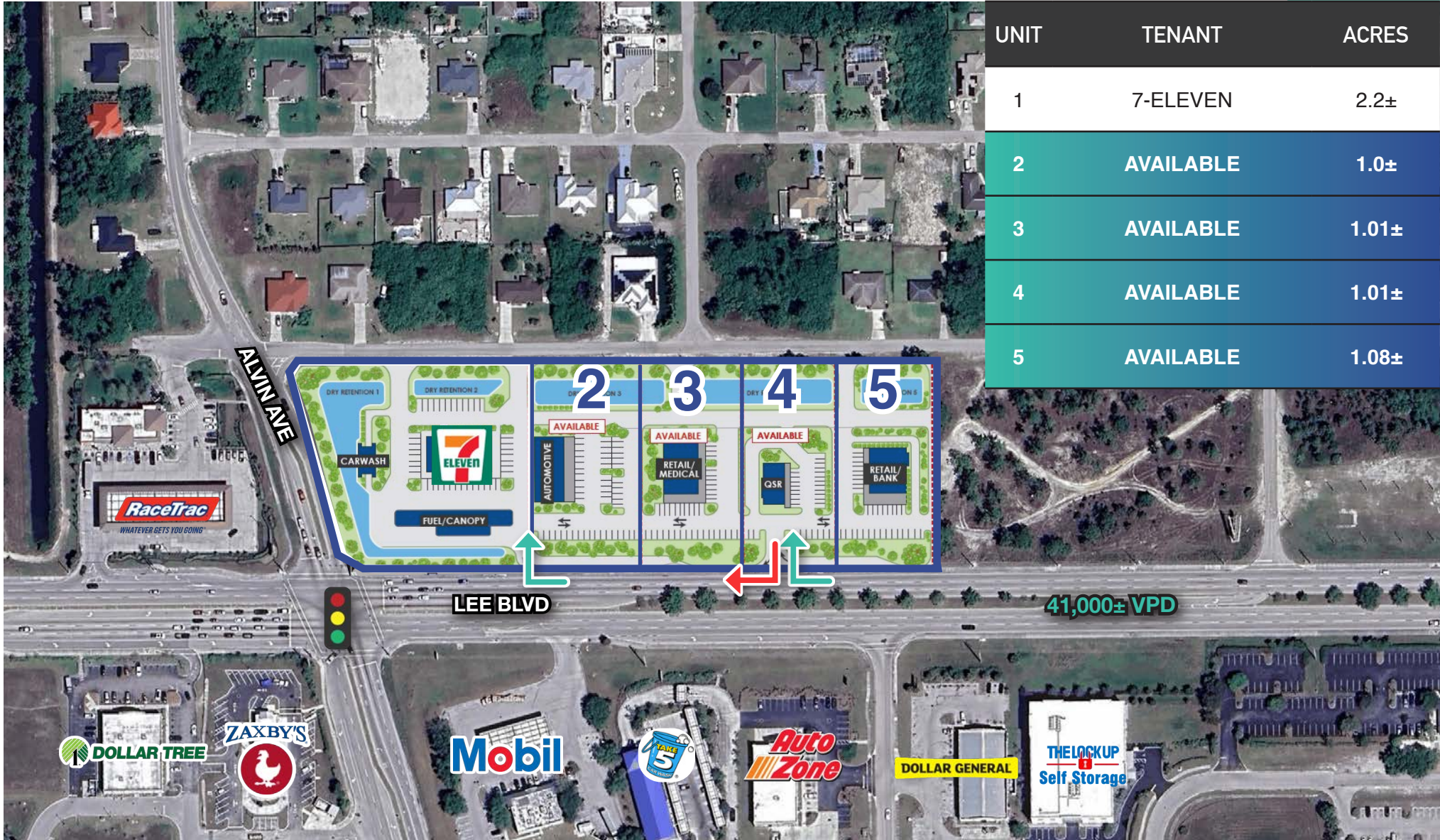


trinitycre.com
9450 Corkscrew Palms Cir • Suite 101 • Estero, FL 33928
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LEE AND ALVIN RETAIL PADS

FOR SALE/LEASE/BTS · PREMIUM RETAIL LAND
NE CORNER OF ALVIN AVE AND LEE BLVD · LEHIGH ACRES, FL 33971



UNIT	TENANT	ACRES
1	7-ELEVEN	2.2±
2	AVAILABLE	1.0±
3	AVAILABLE	1.01±
4	AVAILABLE	1.01±
5	AVAILABLE	1.08±



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