

FOR SALE OR LEASE

2,000 SF INDUSTRIAL FLEX CONDO

8801 BUSINESS PARK DR, UNIT 209, FORT MYERS, FL 33912



- **AVAILABLE:** 2,000 SF Unit 209
- **SALE PRICE:** \$640,000
- **LEASE RATE:** \$17.00 / SF NNN
- **CAM:** \$4.00 / SF

PROPERTY FEATURES

- Available January 1, 2026!
- 2,000 SF of Flex Space Available
- 22' Clear Height
- Tilt Concrete Construction
- Unit Consists of Office, Warehouse, One (1) Drive-In Door (10' x 14'), & Mezzanine Storage Space
- Zoned IPD



Please Contact:

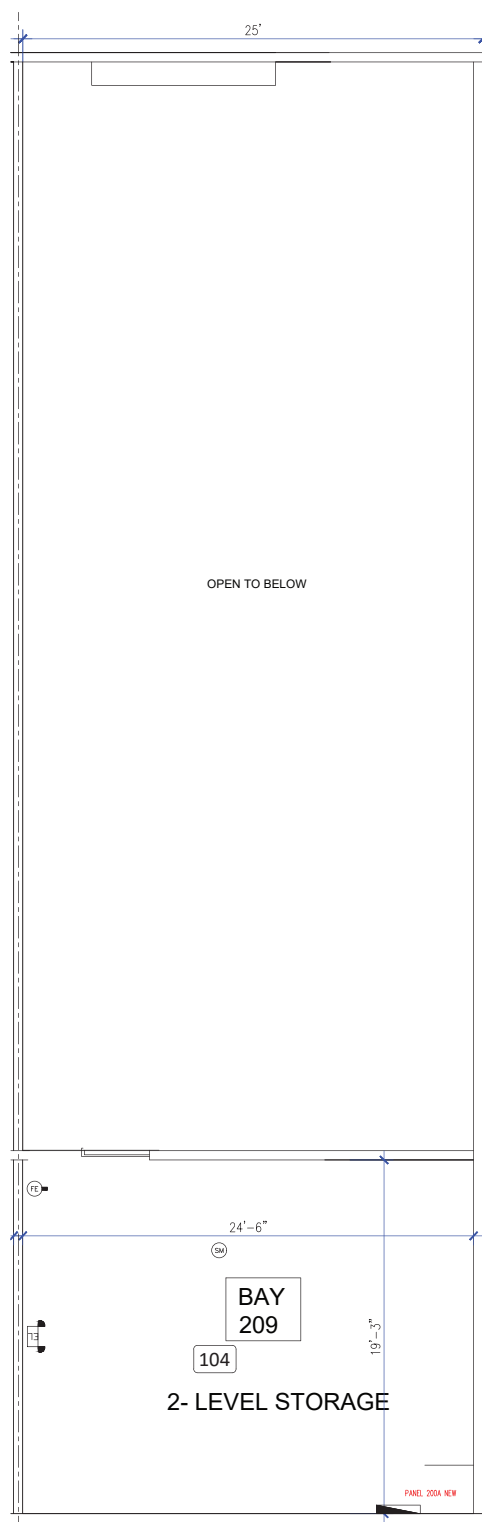
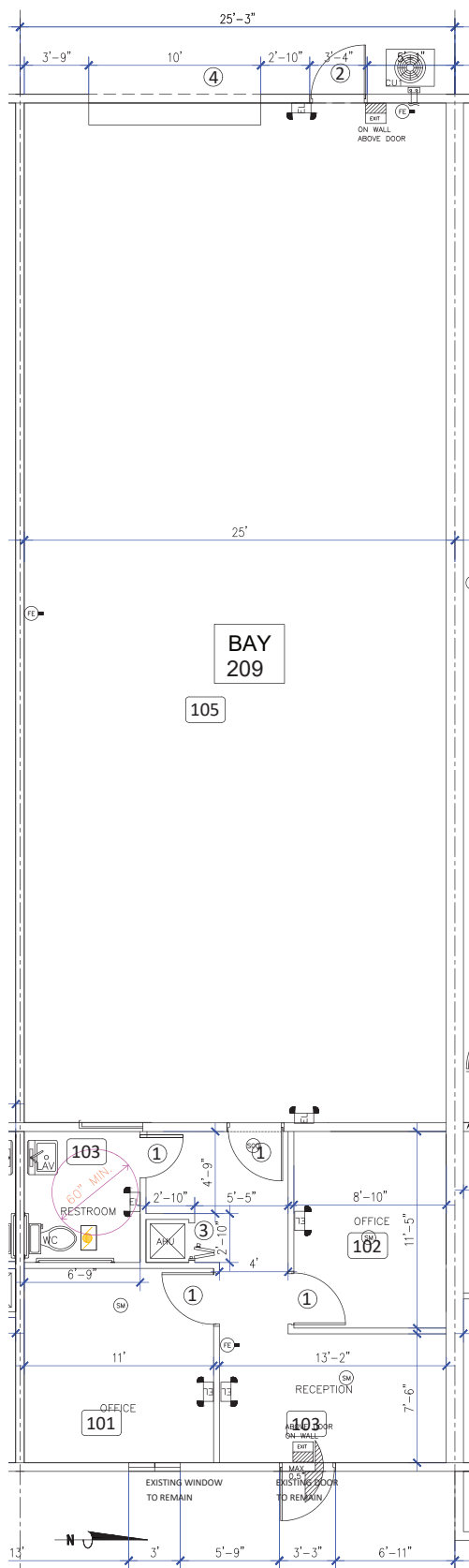
Meaghan Schmitt
Associate

239.989.8171

 mschmitt@lee-associates.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is subject to errors, omissions, change of price, or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

8801 BUSINESS PARK DR, UNIT 209, FORT MYERS, FL 33912



UNIT 209