

**43 BARKLEY CIRCLE**  
FORT MYERS, FL 33907



# PROFESSIONAL & MEDICAL SPACE FOR LEASE

## AVAILABLE SPACE

Suite 203: 1,735± SF

## LEASE RATE

\$18.00 PSF NNN

## CAM

\$7.14 PSF

## PARKING

7.05/1,000 SF

Please Contact:

**MICHAEL MAHAN**

Vice President

**239.402.3849**

[mmahan@lee-associates.com](mailto:mmahan@lee-associates.com)

**LEE &  
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

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.

2/3/26

YOUR LOCAL MARKET EXPERT

7400 Trail Boulevard, Suite 101 | Naples, Florida 34108 | [Lee-FL.com](http://Lee-FL.com)



# 43 BARKLEY CIRCLE FORT MYERS, FL 33907



- Prime Fort Myers Location Near Colonial Blvd & Summerlin Road
- Professional & Medical Office Suites
- Secure Building Access with Gated Entry
- Ample Parking Options: Surface, Covered, and Reserved Spaces
- Well-Maintained Professional Setting with Excellent Accessibility



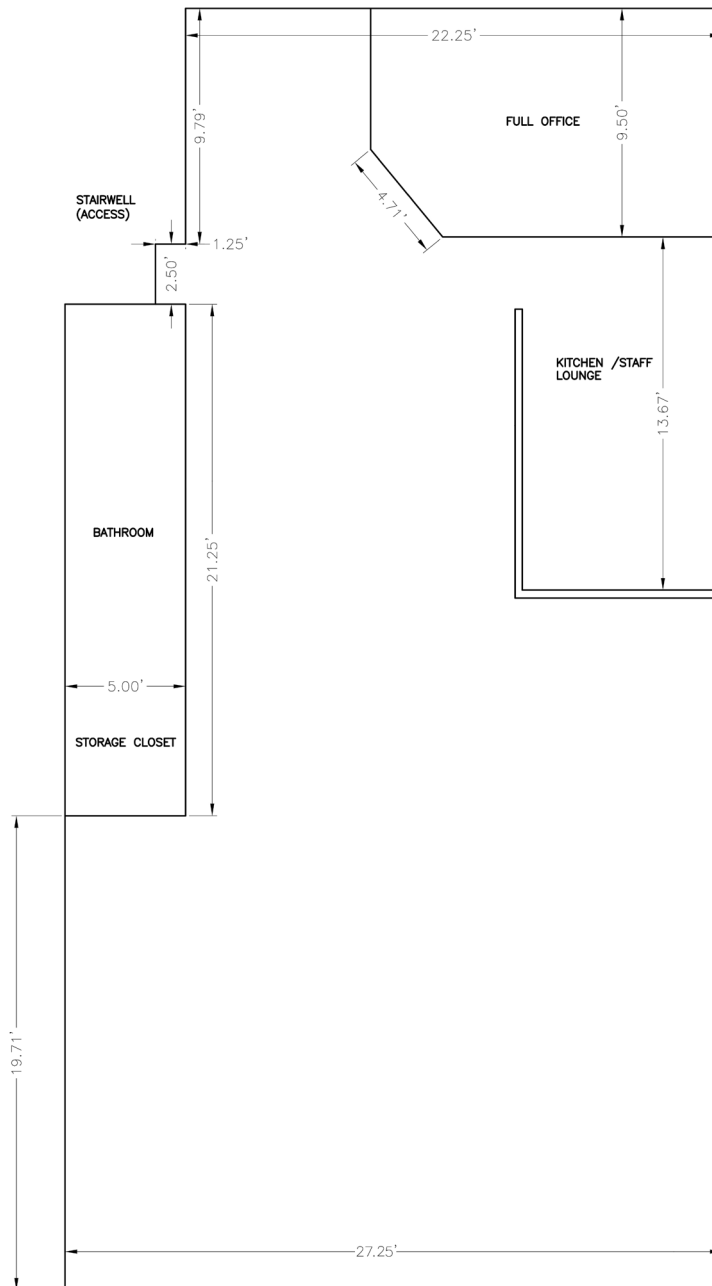
## LOCATION DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2025 POPULATION	12,276	66,550	172,958
HOUSEHOLDS	5,323	29,650	81,424
MEDIAN HOUSEHOLD INCOME	\$58,749	\$60,252	\$66,354
AVG. HOUSEHOLD INCOME	\$98,125	\$93,288	\$98,737

**AVAILABILITY**

SUITE	SIZE (SF)	LEASE RATE (PSF)	MONTHLY BASE RENT	CAM (PSF)	MONTHLY CAM	MONTHLY TOTAL
203	1,735	\$18.00	\$2,602.50	\$7.14	\$1,032.33	\$3,725.70

**SUITE 203**  
1,735± SF



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