

14601

BEN C PRATT - 6 MILE CYPRESS

FOR SALE

REAL ESTATE ONLY



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Property Overview

ADDRESS	14601 Ben C Pratt - 6 Mile Cypress Fort Myers , FL 33912
SALE PRICE	\$7,114,515
PRICE PER SQUARE FOOT	\$295
Sale Type	Real Estate Only
Extra Income	Billboard - \$5,000 mo/rent
SUBMARKET	S Fort Myers/ San Carlos
GBA	24,117 SF
LAND AREA	124,774 SF/ 2.86 AC - BUILDING 101,321 SF / 2.32 AC - LAND/PARKING LOT
PARKING	2.64/1,000 SF (CoStar Group)
YEAR BUILT	1991
ZONING	CPD (BUILDING) & CG (LAND)

The subject property is a freestanding produce market, Sun Harvest, consisting of approximately 24,117 square feet (sf) of gross building area situated on two contiguous parcels totaling +/- 5.18 acres, according to the Lee County Property Appraiser. The property is located on the southwest corner of Michael G Rippe Pkwy and Ben C Pratt Six Mile Cypress Pkwy within the S. Fort Myers/San Carlos submarket of Lee County.

The location is in a highly visible, signalized intersection with direct access from both major roads, Building is CPD zoned and the land CG giving vast opportunities for coveted uses. Real Estate Only.

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