



UNIT "B"
AVAILABLE:

HEMINGWAY BUSINESS PARK
LIGHT INDUSTRIAL / WAREHOUSE SPACE
2238-2244 Hemingway Dr., Ft. Myers, FL 33912

Offered By: Mike Hauptert
Blueprint Asset Management, LLC
Phone: 239-300-7368
Email: Management1@300rent.net

EXCELLENT LOCATION



Hemingway Business Park

BUILDOUTS

All Units have an office buildout on the storefront side (approximately 25-40% of Unit Sq.Ft.), with remainder being open warehouse (60-75% of Unit Sq.Ft.).

All Units have 1 or 2 restrooms and 10' x 12' roll-up door.

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UNIT AVAILABLE:

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SQ.FT.:

2025

BASE RENT RATE:

\$16 PSF NNN

2025 NNN:

\$4.40PSF

COST PER MONTH

(Base Rent +NNN):

\$3,442.50

AVAILABILITY:

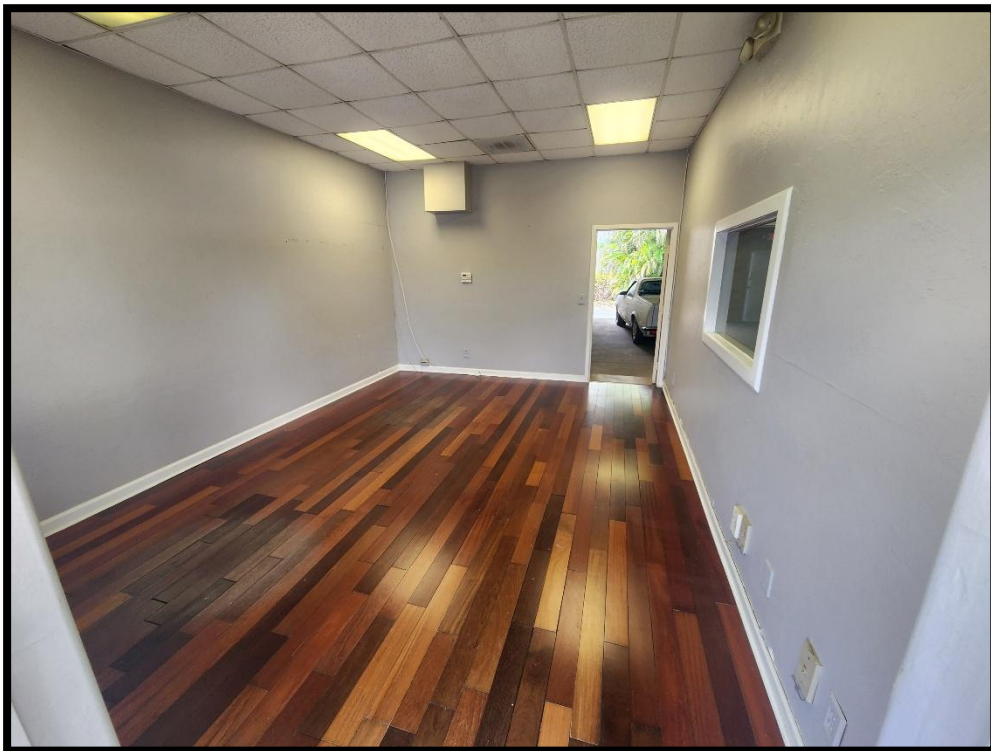
SEPTEMBER 2025

LEASE TERM:

1-5 Years

ZONING:

C-2



An aerial photograph of Hemingway Business Park, showing several large industrial buildings with white and blue roofs. A yellow arrow points to a specific unit on one of the buildings.

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