

THREE OAKS TOWN CENTER

FOR LEASE • FLEX

18731-751 THREE OAKS PKWY • FORT MYERS, FL 33967



PROPERTY FEATURES

LEASE RATE & NET:

\$12.00 per SF - "As Is"

AVAILABLE:

Box Space • 31,749± SF (Up to 50,000 with expansion)

YEAR BUILT:

1993 (2019 & 2023 Renovated)

PARKING RATIO:

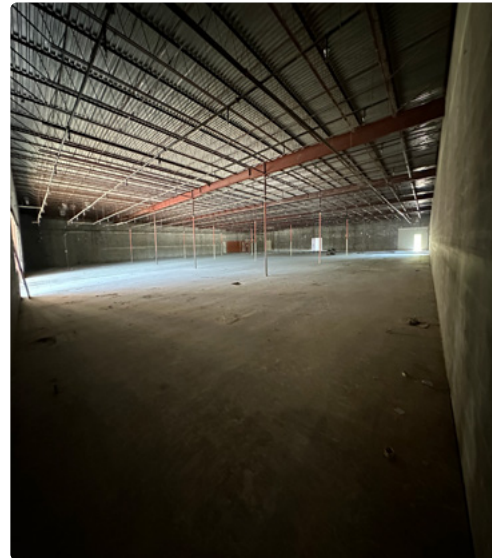
3.9 to 1,000 SF

LOCATION:

The subject site is located on the NEC of Three Oaks Pkwy & San Carlos Blvd in Fort Myers, FL.

ZONING:

CPD [Link to Uses](#)



THREE OAKS TOWN CENTER

IS A RETAIL COMMUNITY CENTER WITH PRIME RETAIL AND OFFICE SPACE AVAILABLE FOR LEASE IN FORT MYERS, FL

CONTACT US:

RUSS MCCONE

Advisor
239.334.3040
russ.mccone@trinitycre.com

AUSTIN SMITH

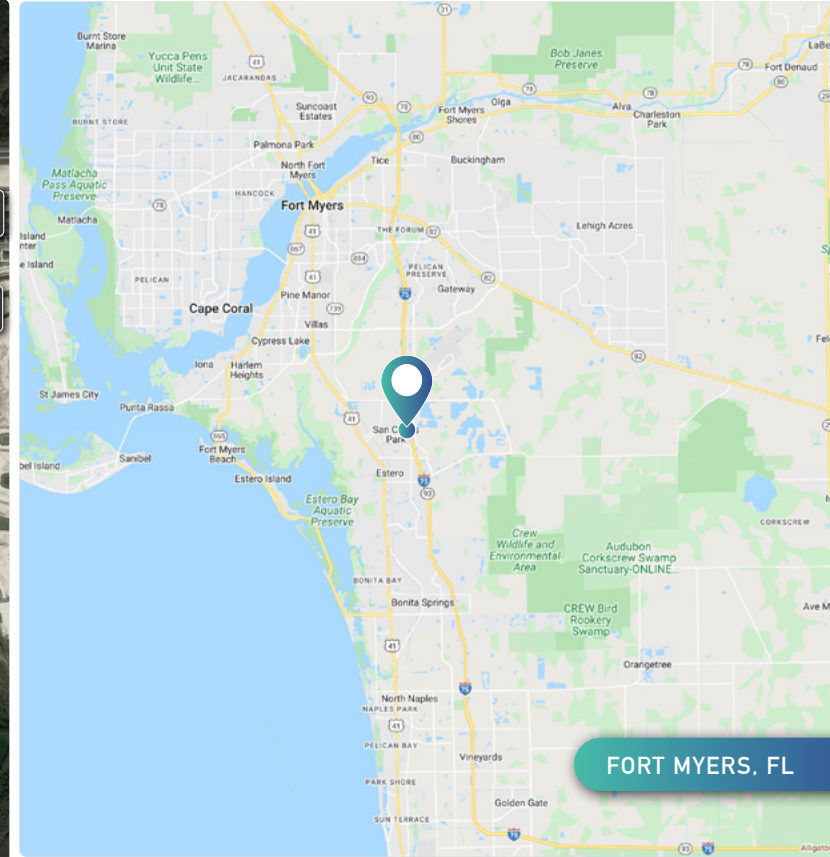
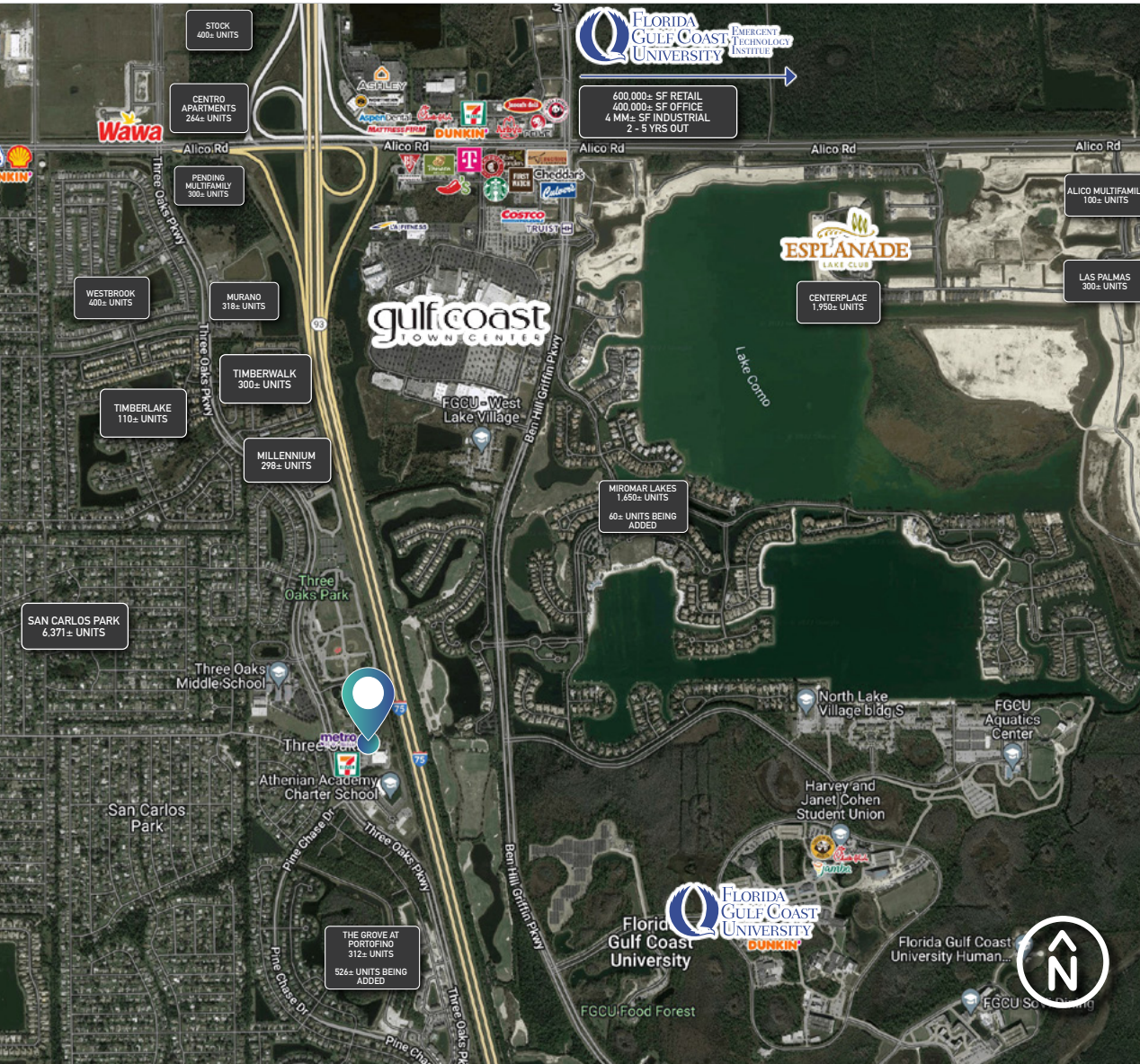
Associate
239.334.3040
austin.smith@trinitycre.com



THREE OAKS TOWN CENTER

FOR LEASE · FLEX

18731-751 THREE OAKS PKWY · FORT MYERS, FL 33967



	2021 DEMOS	5 MIN DRIVE TIME	7 MIN DRIVE TIME	10 MIN DRIVE TIME
EST. POPULATION:		28,042	38,260	56,677
EST. EMPLOYMENT DENSITY:		4,966	10,687	21,424
AVG. H.H. INCOME:		\$78,759	\$78,509	\$85,456

CONTACT US:

RUSS MCCONE
 Advisor
 239.334.3040
russ.mccone@trinitycre.com

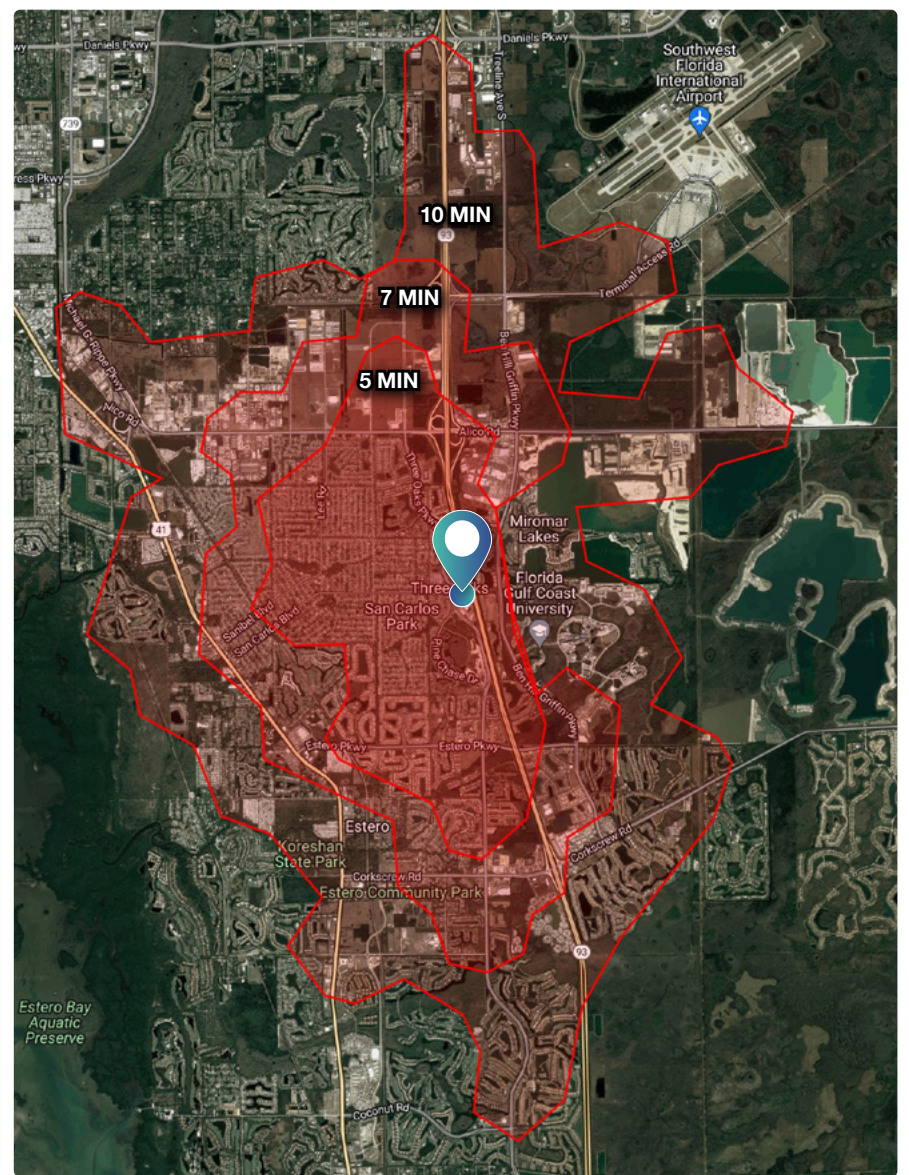
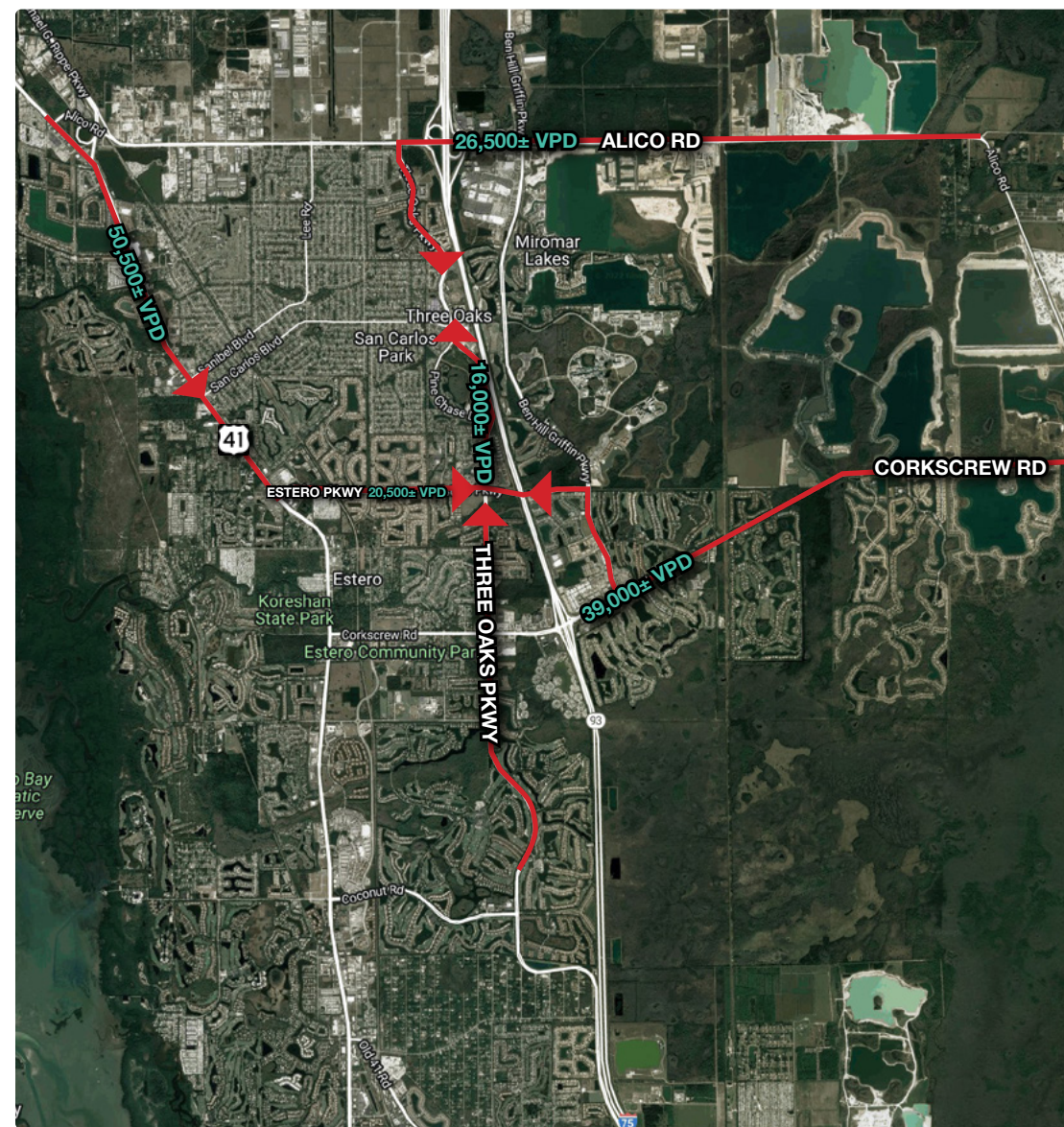
AUSTIN SMITH
 Associate
 239.334.3040
austin.smith@trinitycre.com



THREE OAKS TOWN CENTER

FOR LEASE • FLEX

18731-751 THREE OAKS PKWY • FORT MYERS, FL 33967



CONTACT US:

RUSS MCCONE
Advisor
239.334.3040
russ.mccone@trinitycre.com

AUSTIN SMITH
Associate
239.334.3040
austin.smith@trinitycre.com



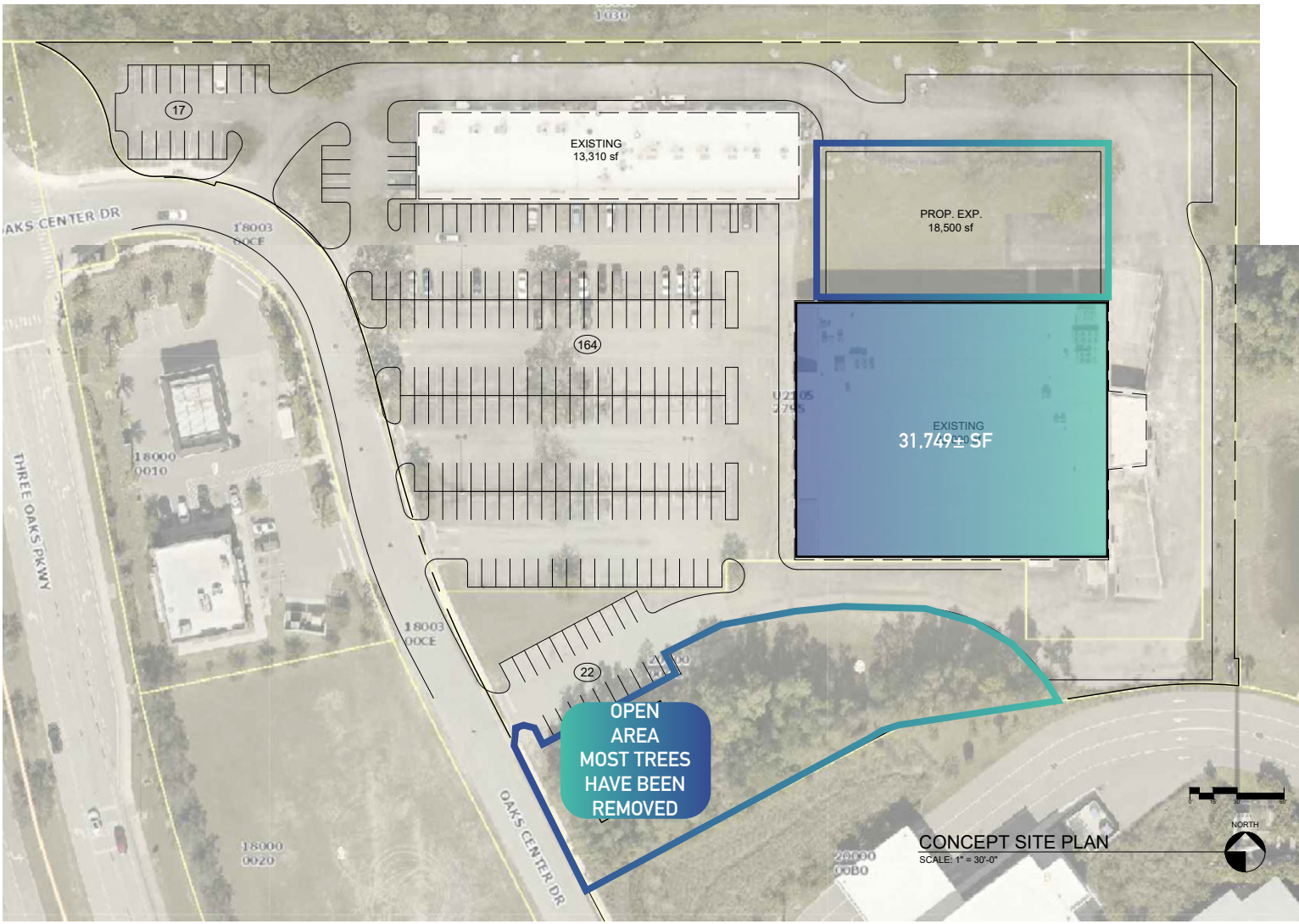
THREE OAKS TOWN CENTER

FOR LEASE • FLEX

18731-751 THREE OAKS PKWY • FORT MYERS, FL 33967



#	TENANT	SF
BOX SPACE	AVAILABLE	31,749
PROP. EXP	AVAILABLE	18,500



trinitycre.com

9450 Corkscrew Palms Cir • Suite 101 • Estero, FL 33928

© 2023 Trinity Commercial Group

This information is considered accurate, but not guaranteed.

