



711 S COLLIER BLVD

FOR LEASE • ROOFTOP RESTAURANT W/ OCEAN VIEW SUNSET TERRACE
711-731 S COLLIER BLVD • MARCO ISLAND, FL 34145



CONTACT US:

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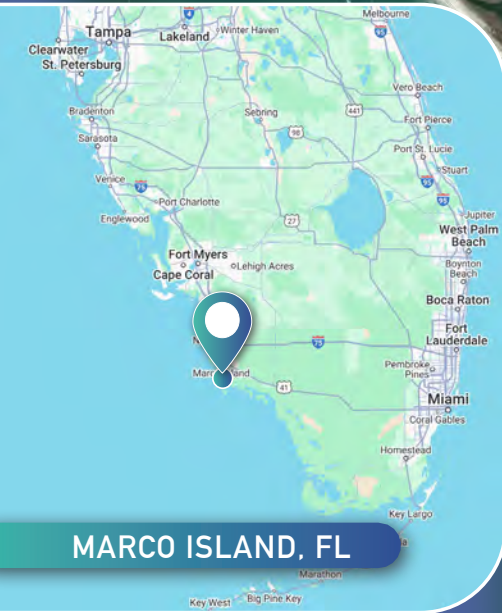
JOHN PAULICH IV

Senior Advisor



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2025 DEMOGRAPHICS

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AVERAGE H.H INCOME

1 MILE	3 MILE	5 MILE
\$213,525	\$199,558	\$193,280



POPULATION

6,391	20,902	25,621
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EMPLOYMENT DENSITY

2,218	9,713	10,970
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9450 Corkscrew Palms Cir • Suite 101 • Estero, FL 33928

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This information is considered accurate, but not guaranteed.



PROPERTY FEATURES

LEASE RATE	Call for Details and Pricing
AVAILABLE	Restaurant 1: 2,325± SF w/ Ocean/Sunset Terrace Restaurant 2: 5,169± SF w/ Ocean/Sunset Terrace
LOCATION	S Collier Blvd at Valley Ave in Marco Island
HIGHLIGHTS	• Ample Parking: Attached 251 Spot Parking Garage • Waterfront Views: Stunning Ocean/Sunset View Dining • Versatile Spaces: Several Concepts Compatible • New Construction: Modern Design and Infrastructure

KEY

P PUBLIC PARKING LOTS / GARAGES

CONDOMINIUMS/RESIDENCES

- 1 The Chalet
- 2 The Charter Club Of Marco Island
- 3 Sandcastle
- 4 The Somerset
- 5 Marbelle Club
- 6 Sandpiper
- 7 Les Falls
- 8 Sea Winds
- 9 Apollo
- 10 Veracruz at Cape Marco
- 11 Florentine Gardens
- 12 Marco Beach Vacation Suites
- 13 The Essex
- 14 Court Yard Towers
- 15 Camelot Condominium
- 16 Waters Edge Condominium

RESORTS/HOTELS

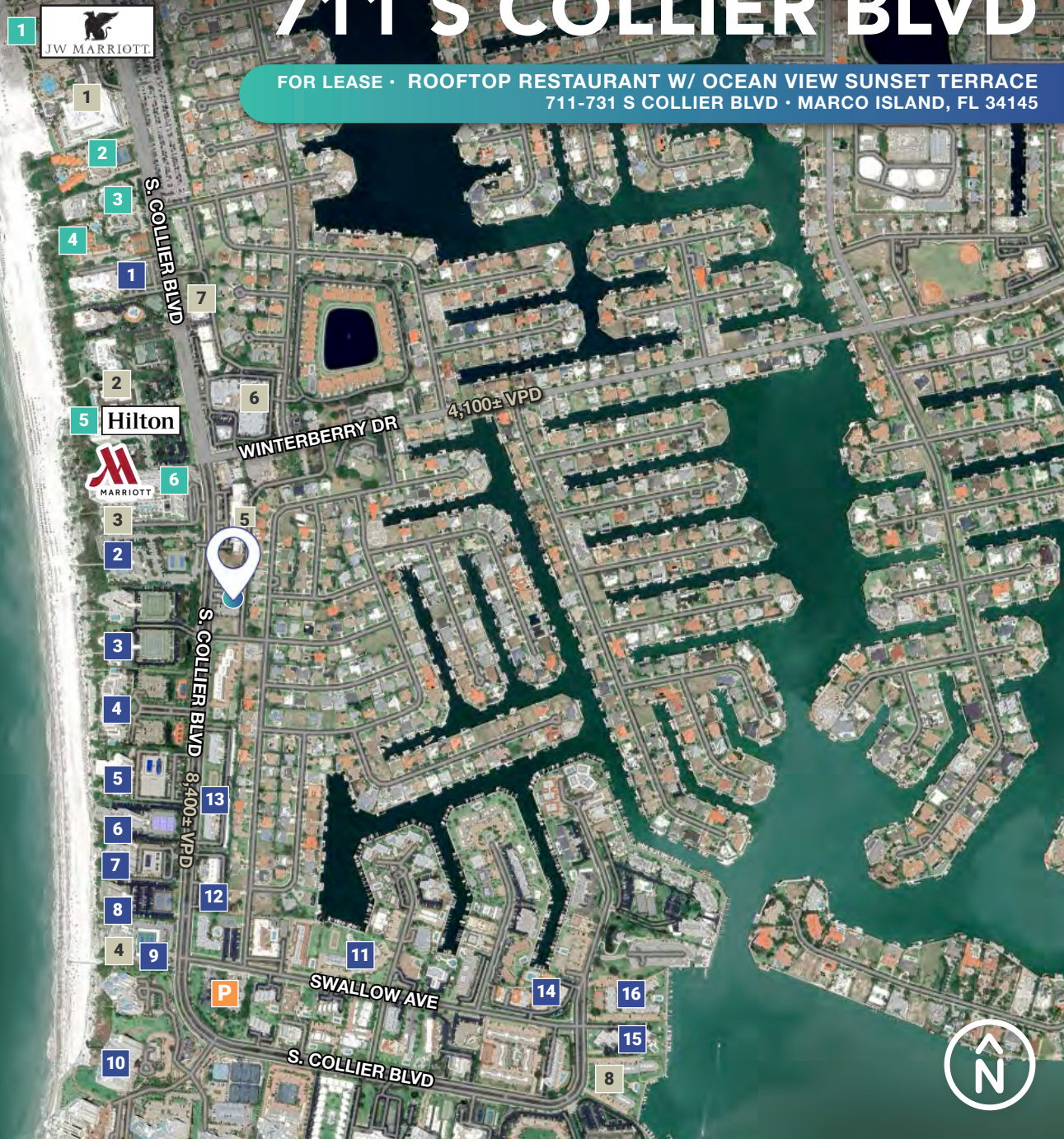
- 1 JW Marriott Marco Island Beach Resort
- 2 Eagles Nest beach resort, Hilton Grand Vacation
- 3 Marco Beach Ocean Resort
- 4 Club Regency of Marco Island, Hilton Grand Vacation
- 5 Hilton Marco Island Beach Resort and Spa
- 6 Marriott's Crystal Shores

RESTAURANTS

- 1 Quinns Seafood
- 2 The Deck at 560
- 3 Stilts Bar & Grille
- 4 Sunset Grille
- 5 Fin Bistro
- 6 Marco Walk Plaza
- 7 Stone Walls
- 8 Commodore Club

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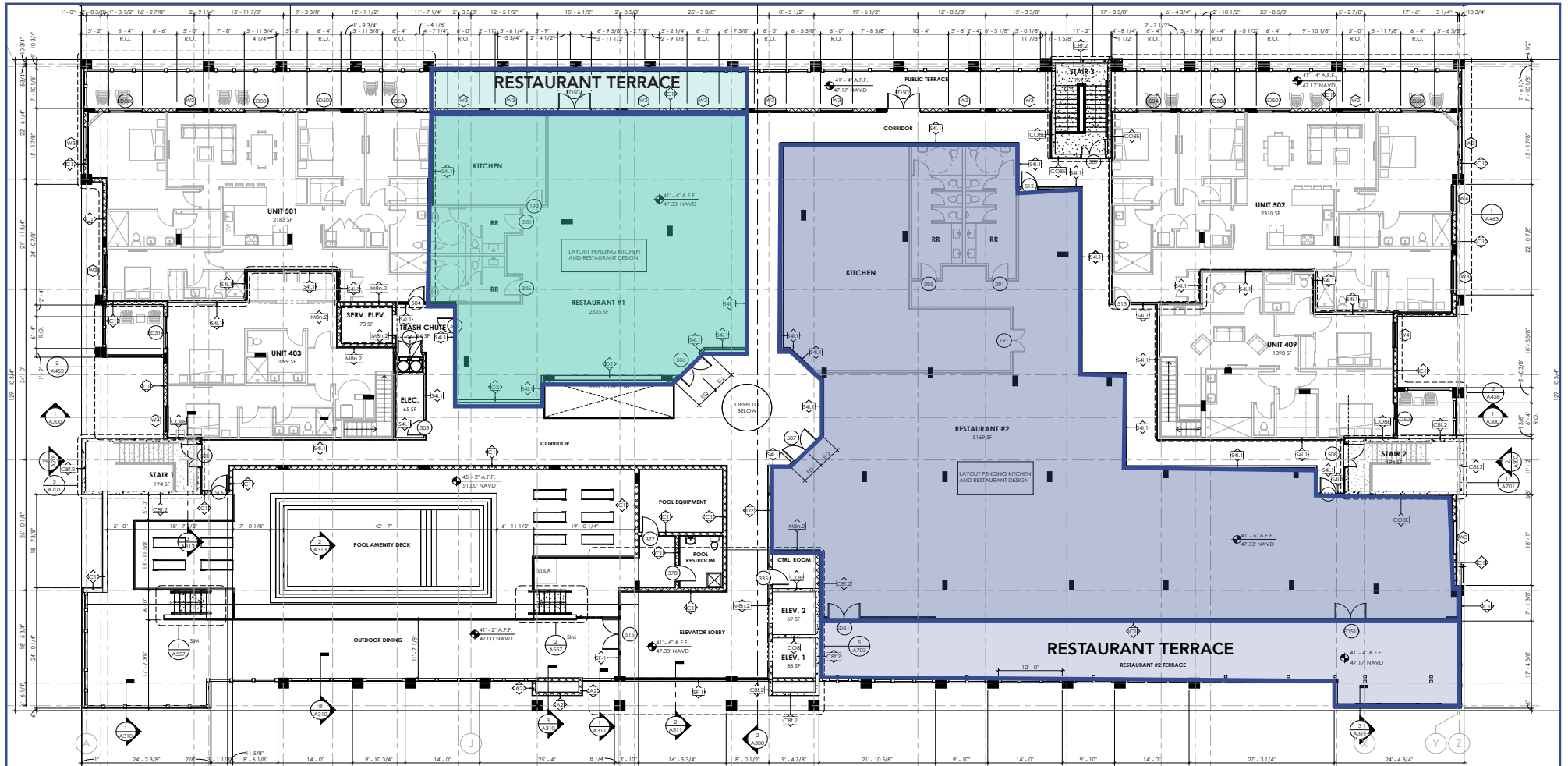
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SITE PLAN



RESTAURANT 1 - 2,325± SF

RESTAURANT 2 - 5,169± SF

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SITE RENDERINGS



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