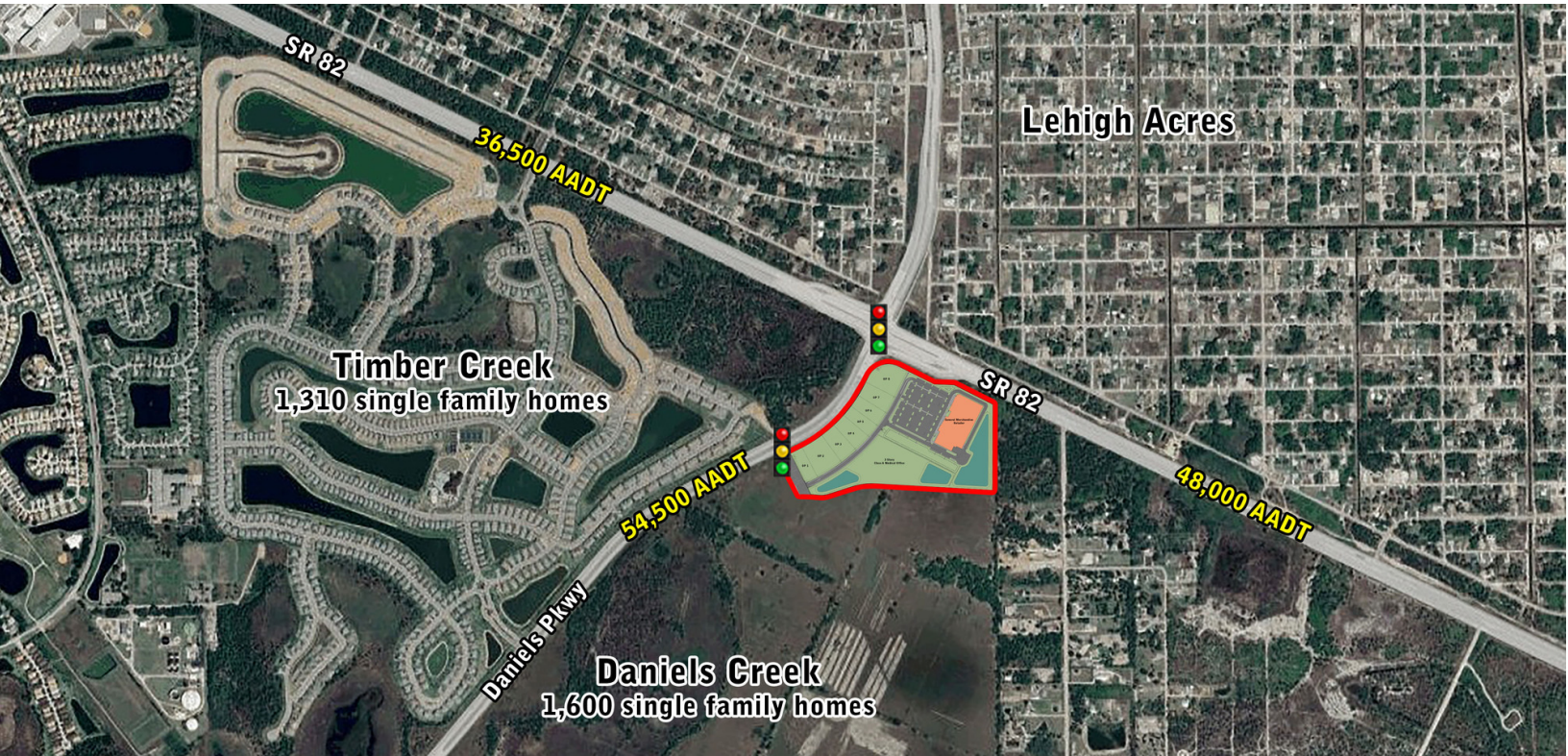


CREEKSIDE MARKETPLACE

SEC Daniels Pkwy & SR 82
Fort Myers, FL 33913

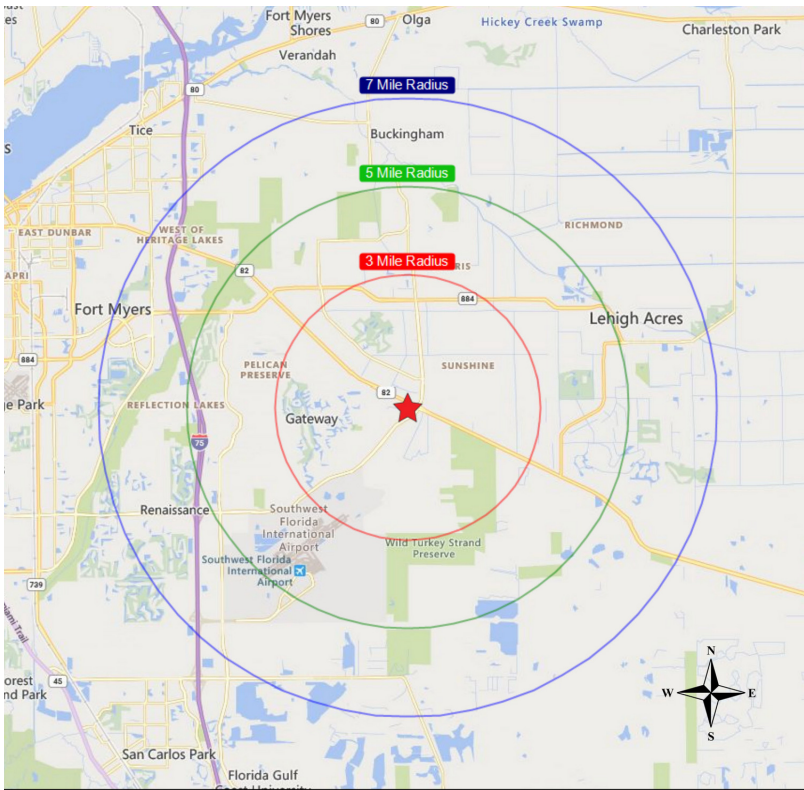


PROPERTY HIGHLIGHTS

- New shopping center under development, projected delivery late-2027
- Anchored by national general merchandise retailer and class A medical office
- Outparcel ground lease opportunities available
- Adjacent to the upcoming 1,600 lot Daniels Creek residential community
- Over the past 12 months, more than 5,000 detached and attached housing permits were issued in Lehigh Acres — the highest total in Lehigh Acres history — including a monthly record-breaking 502 in September 2025 alone
- Situated at prime intersection of Daniels Pkwy (54,500 AADT) and State Road 82 (36,500-48,000 AADT)

DEMOGRAPHICS 3 MILES 5 MILES 7 MILES

Total Households	15,709	36,157	56,812
Total Population	48,675	102,993	158,298
Average HH Income	\$86,459	\$89,256	\$91,679



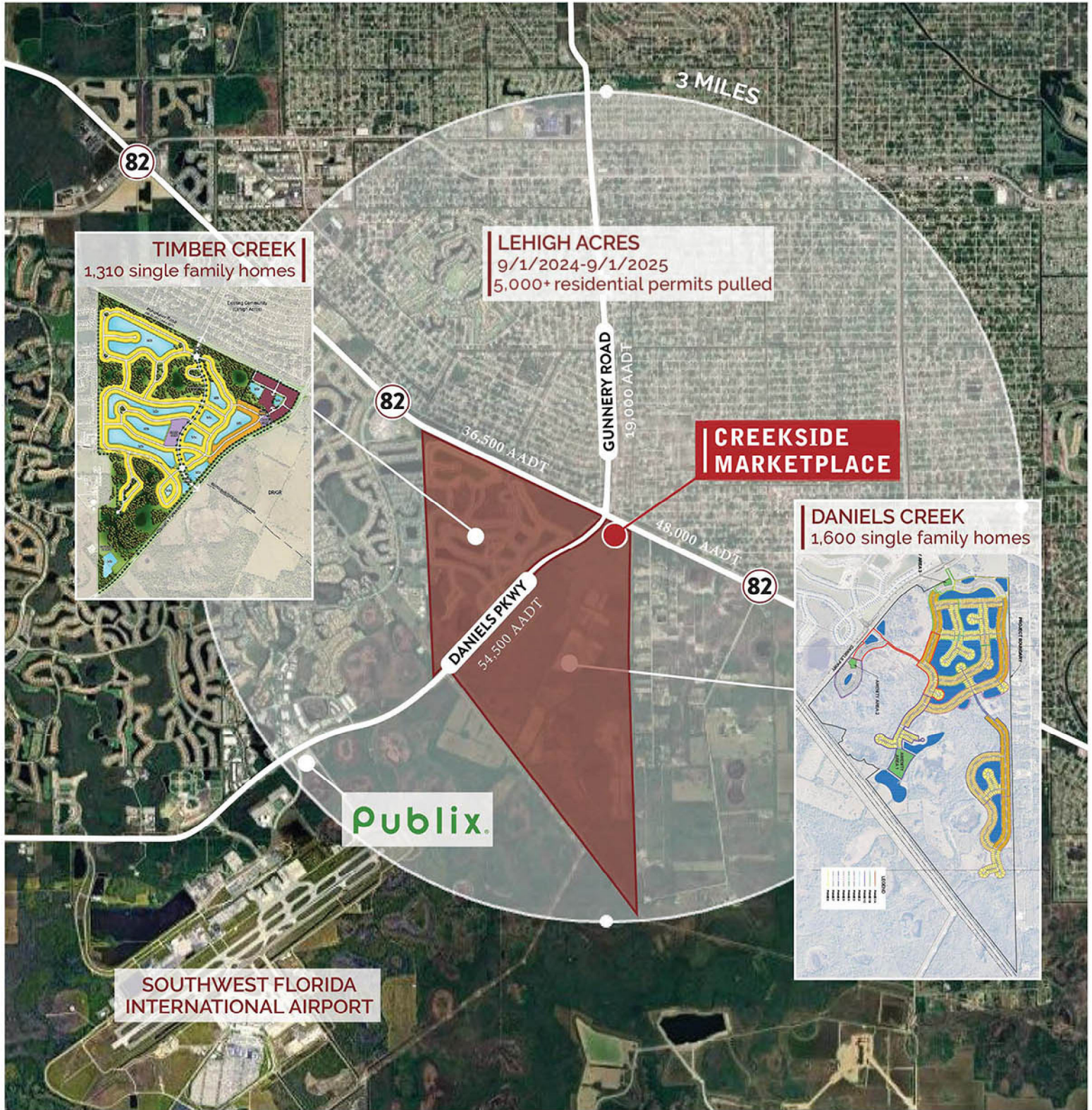
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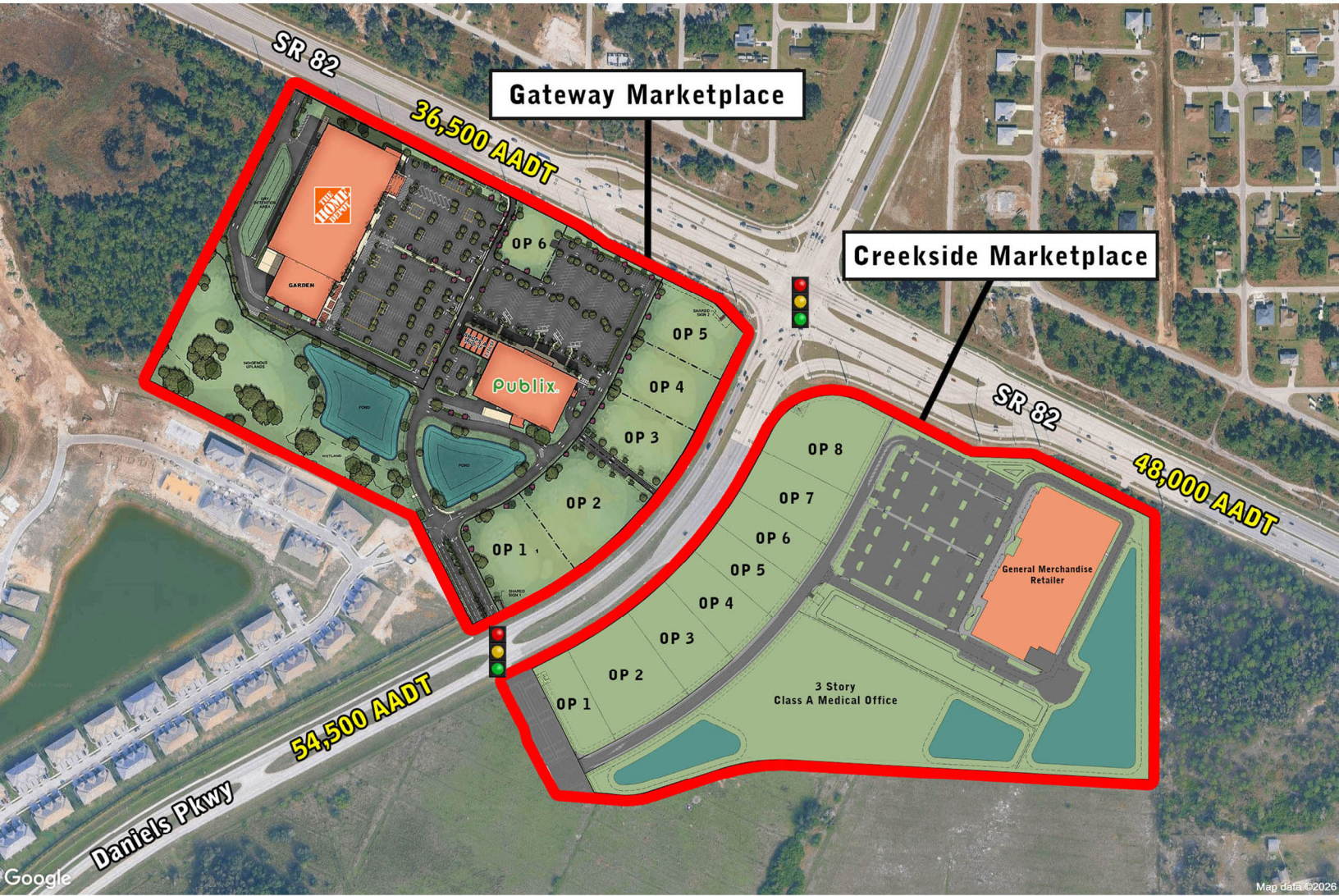
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SITE PLAN & AVAILABILITY

-	General Merchandise Retailer	149,420 SF	OP 4	AVAILABLE	1.26 ACRES
-	Class A Medical Office	90,000 SF	OP 5	AVAILABLE	1 ACRE
OP 1	AVAILABLE	1 ACRE	OP 6	AVAILABLE	1.1 ACRES
OP 2	AVAILABLE	2 ACRES	OP 7	AVAILABLE	1.3 ACRES
OP 3	AVAILABLE	1.35 ACRES	OP 8	AVAILABLE	2 ACRES