

# IRONWOOD BUSINESS CENTER

4300 Ford Street, Suite 104 | Fort Myers, FL 33916

Office Condo For Sale or Lease



LQ Commercial  
REAL ESTATE SERVICES

LQCRE.COM



**\$869,000**  
SALE PRICE

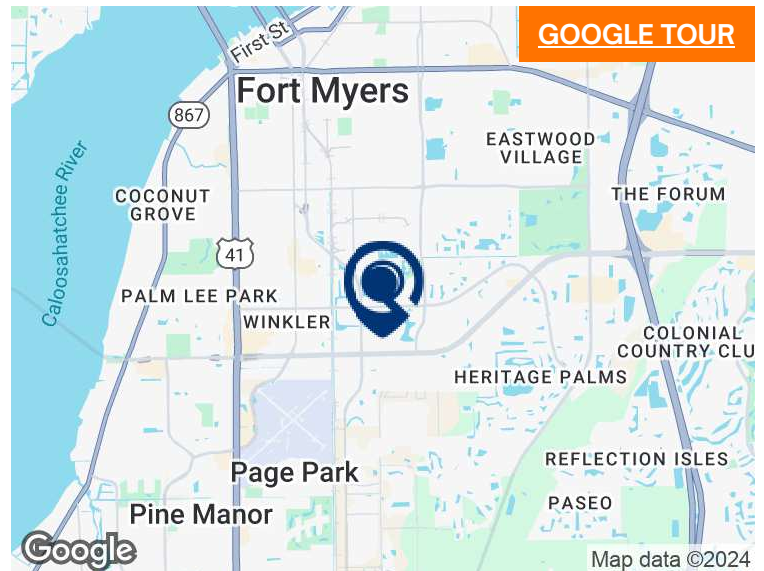


**\$19.50 PSF**  
LEASE (NNN)



**3,008 SF**  
SIZE

- Centrally located off Colonial Blvd
- AADT Colonial Blvd: 63,500 CPD
- Fully improved
- Several private offices, conference rooms
- 2 Lavatories
- 1 Kitchen
- Available as of March 1, 2025



[PROPERTIES.LQCRE.COM/IRONWOOD-BC-104](https://PROPERTIES.LQCRE.COM/IRONWOOD-BC-104)



5 MI POPULATION  
**141,676**



5 MI EMPLOYEES  
**100,810**



5 MI INCOME  
**\$109,015**



1614 Colonial Blvd #101  
Fort Myers, FL 33907  
LQCRE.COM

**Steve Wood**  
Associate  
D: 239.275.4922 x269  
C: 239.281.1001  
[swood@lqcre.com](mailto:swood@lqcre.com)

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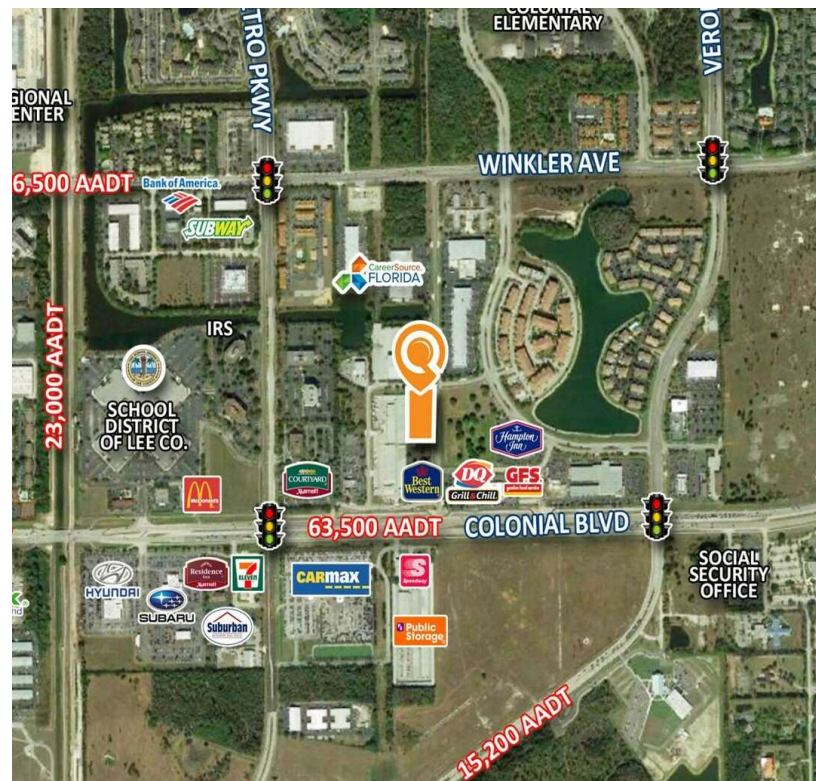
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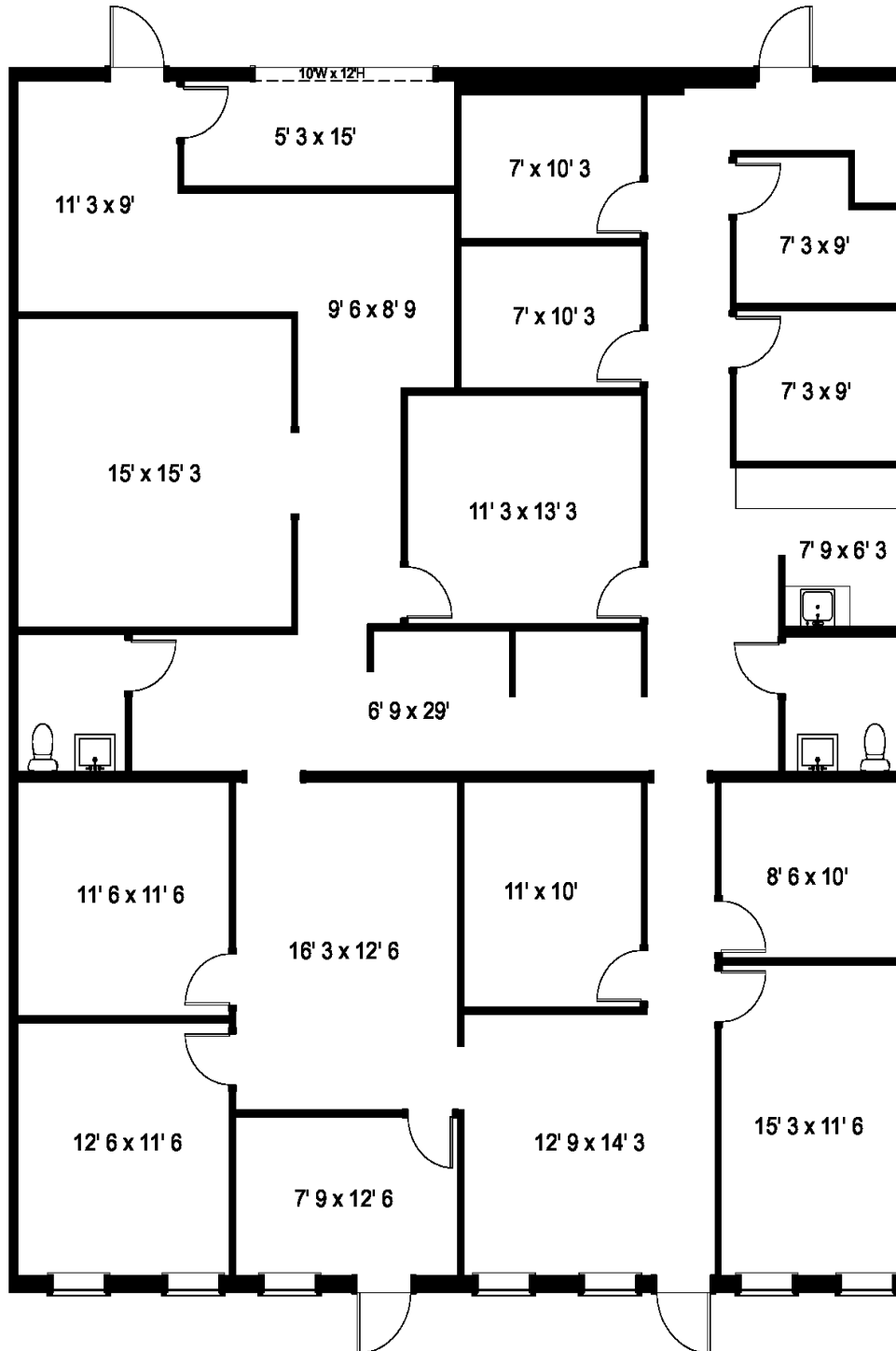
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TOTAL USABLE AREA 3008 sq. ft.



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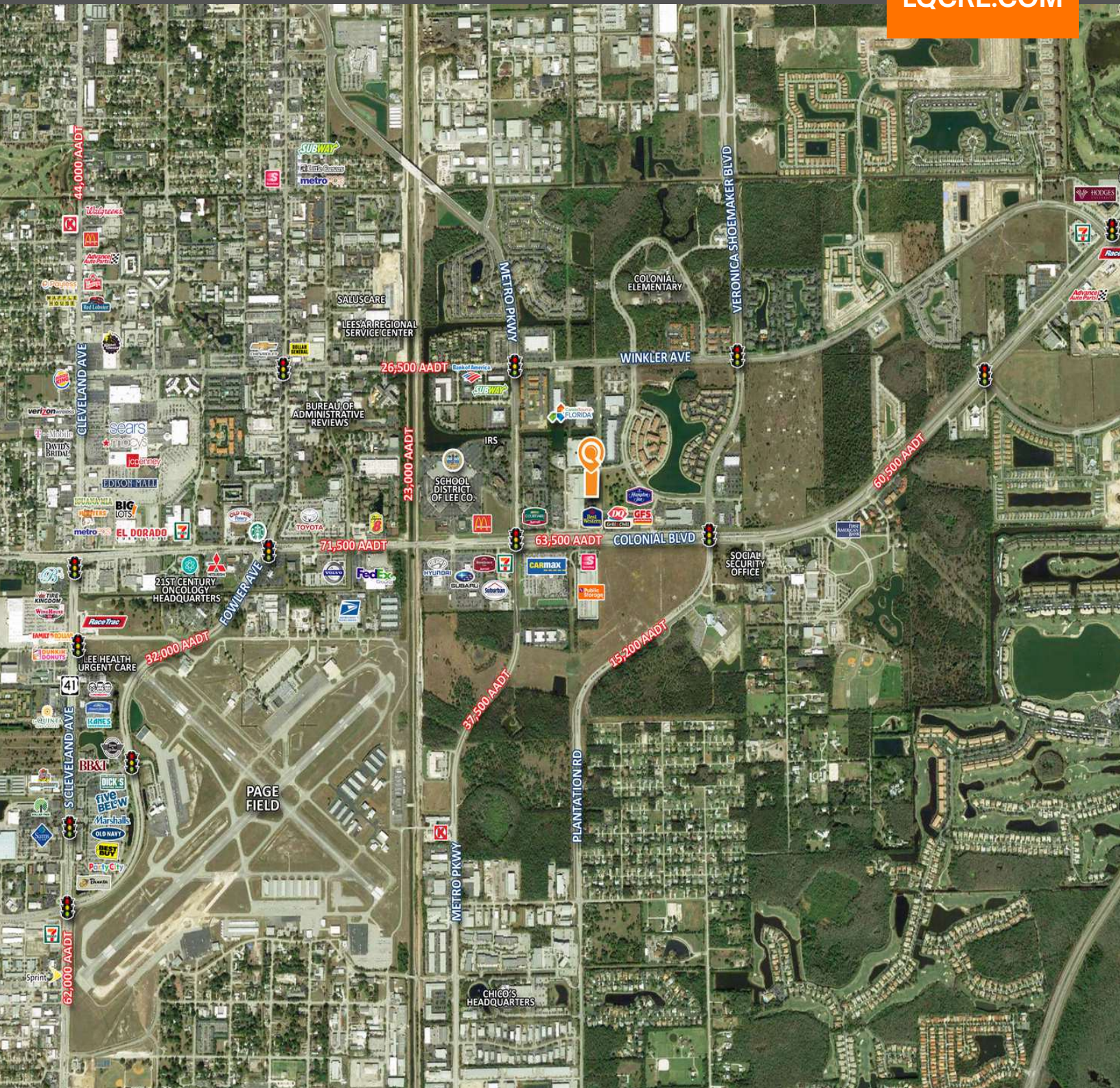
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