

COUNTRY LAKES BUSINESS CENTER

INDUSTRIAL FLEX UNITS FOR LEASE

5701 COUNTRY LAKES DRIVE, FORT MYERS, FL 33905

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



| ■ AVAILABLE: | | |
|--------------|----------|------------------|
| UNIT(S) | SIZE | RATE |
| 3 | 2,000 SF | \$3,500/Mo Gross |
| 7 | 2,000 SF | \$3,500/Mo Gross |

PROPERTY FEATURES

- Immediate Availability!
- 25' x 80' Bay Spacing
- 12' x 14' Motorized Ground Level Doors
- 18' - 20' Clear Height
- Impact Glass
- Located Less than a 1/2 Mile from Luckett Road & I-75 (Exit 139)
- Zoned IL - Light Industrial (click [here](#) for schedule of uses)



Please Contact:

The Industrial Team

Meaghan Schmitt
Associate

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Derek Bornhorst, CCIM, SIOR
Principal

Adam Bornhorst
Senior Vice President

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YOUR LOCAL MARKET EXPERT

11215 Metro Parkway, Suite 1 | Fort Myers, Florida 33966 | Lee-FL.com



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|-------------------------|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|---------------------|---------------------|---------------------|---------------------------|---------------------------|---------------------|-------------------------------|
| UNITS 1 & 2 4,000 SF | UNIT 3 2,000 SF | UNIT 4 2,000 SF | UNIT 5 2,000 SF | UNIT 6 2,000 SF | UNIT 7 2,000 SF | UNIT 8 2,000 SF | UNIT 9 2,000 SF | UNIT 10 2,000 SF | UNIT 11 2,000 SF | UNIT 12 2,000 SF | UNITS 13 & 14 4,000 SF | UNITS 15 & 16 4,000 SF | UNIT 17 2,000 SF | UNITS 18, 19 & 20 6,000 SF |
|-------------------------|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|---------------------|---------------------|---------------------|---------------------------|---------------------------|---------------------|-------------------------------|

| UNIT(S) | SIZE (SF) | ANNUAL BASE RENT | MONTHLY BASE RENT | MONTHLY TAXES | MONTHLY TOTAL | ANNUAL TOTAL |
|---------|-----------|------------------|-------------------|---------------|---------------|--------------|
| 3 | 2,000 | \$42,000.00 | \$3,500.00 | \$87.50 | \$3,587.50 | \$43,050.00 |
| 7 | 2,000 | \$42,000.00 | \$3,500.00 | \$87.50 | \$3,587.50 | \$43,050.00 |

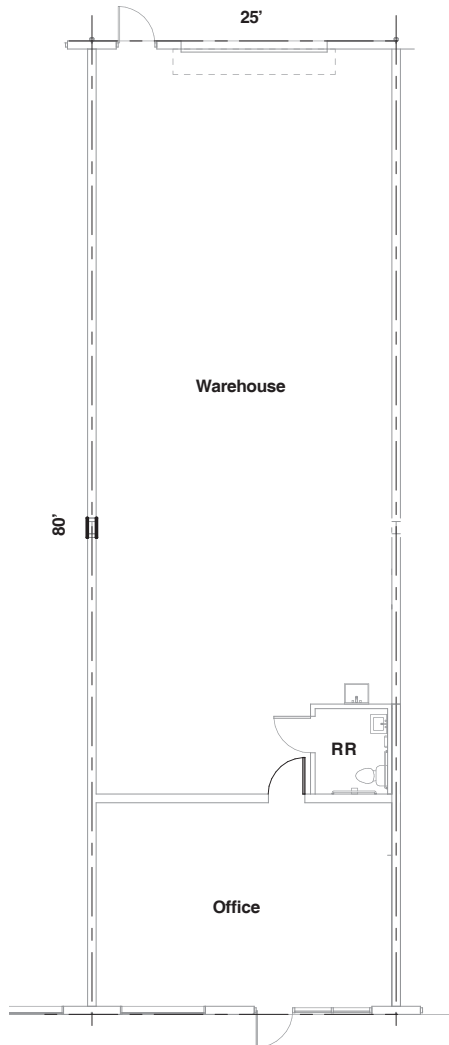
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INDUSTRIAL FLEX UNITS FOR LEASE

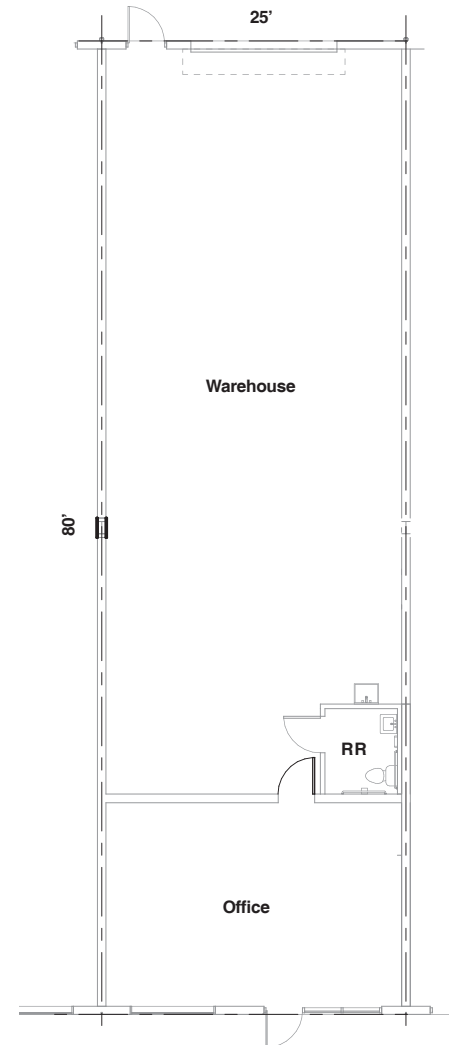
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UNIT 3
2,000 SF
\$3,500 / Mo.
Gross



UNIT 7
2,000 SF
\$3,500 / Mo.
Gross



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