



4300-4380

Cleveland Avenue (US 41) | Ft. Myers | FL

For Lease:

- 31,200 SF Junior Box
- 4,174 SF End Cap

Colliers

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Property

Highlights

- Former Circuit City plaza
- Located in Fort Myers on Cleveland Avenue (US 41) and Colonial Boulevard across from Hooters, El Dorado Furniture, Iguana Mia Mexican Restaurant, and Edison Mall
- Total Center 52,339 SF
- New exterior paint
- Pylon signage
- 2 points of access

Availability

- Anchor box available: 31,200± SF
- End Cap: 4,174 SF



Property

Tenant Roster/Availability

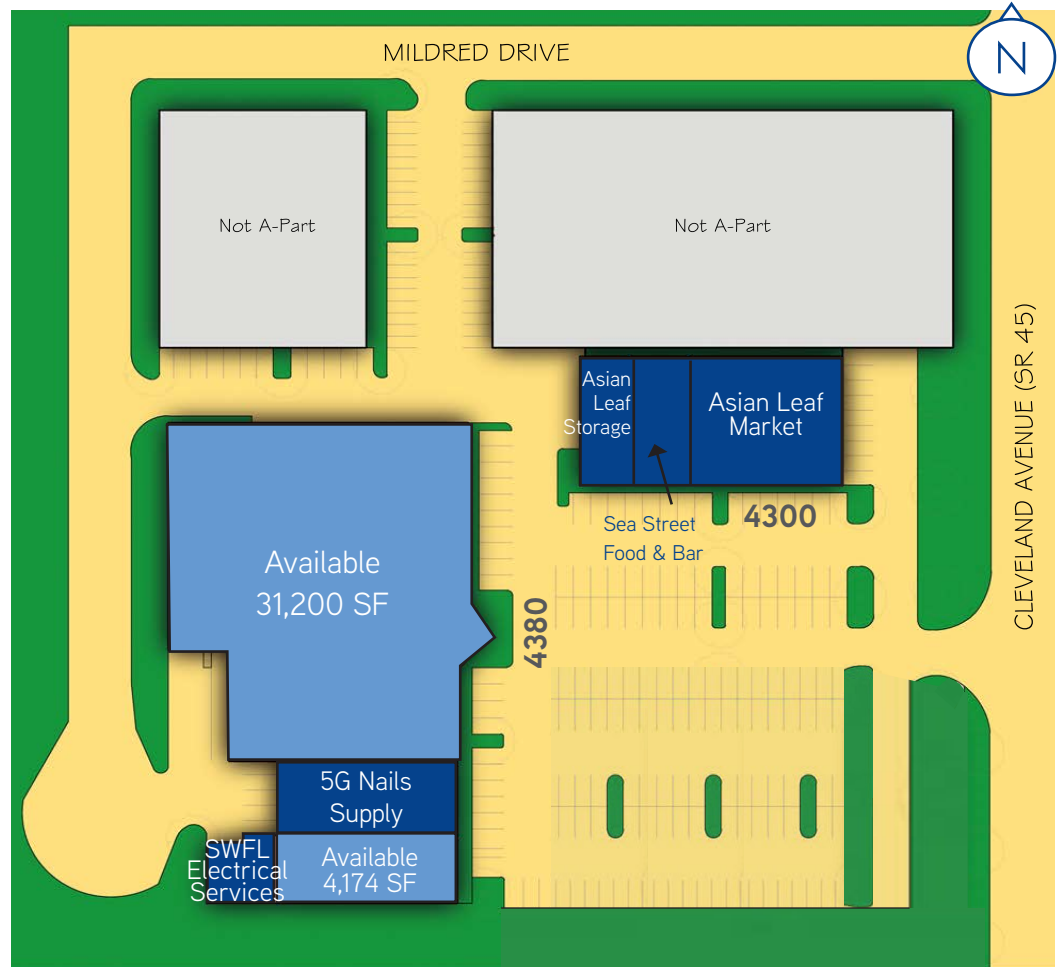
4380 Cleveland Avenue

Unit	Tenant	SF
110	Junior Box Available	31,200
120	5G Nails Supply	4,200
130	Available	4,174
Rear	SWFL Electrical Services	1,765
Total		35,374

4300 Cleveland Avenue

Unit	Tenant	SF
110	Asian Leaf Market/Storage	8,900
120	Sea Street Food & Bar	2,100

Site Plan



Available

Leasing Rate Starting At:

\$16.00/SF Anchor Box

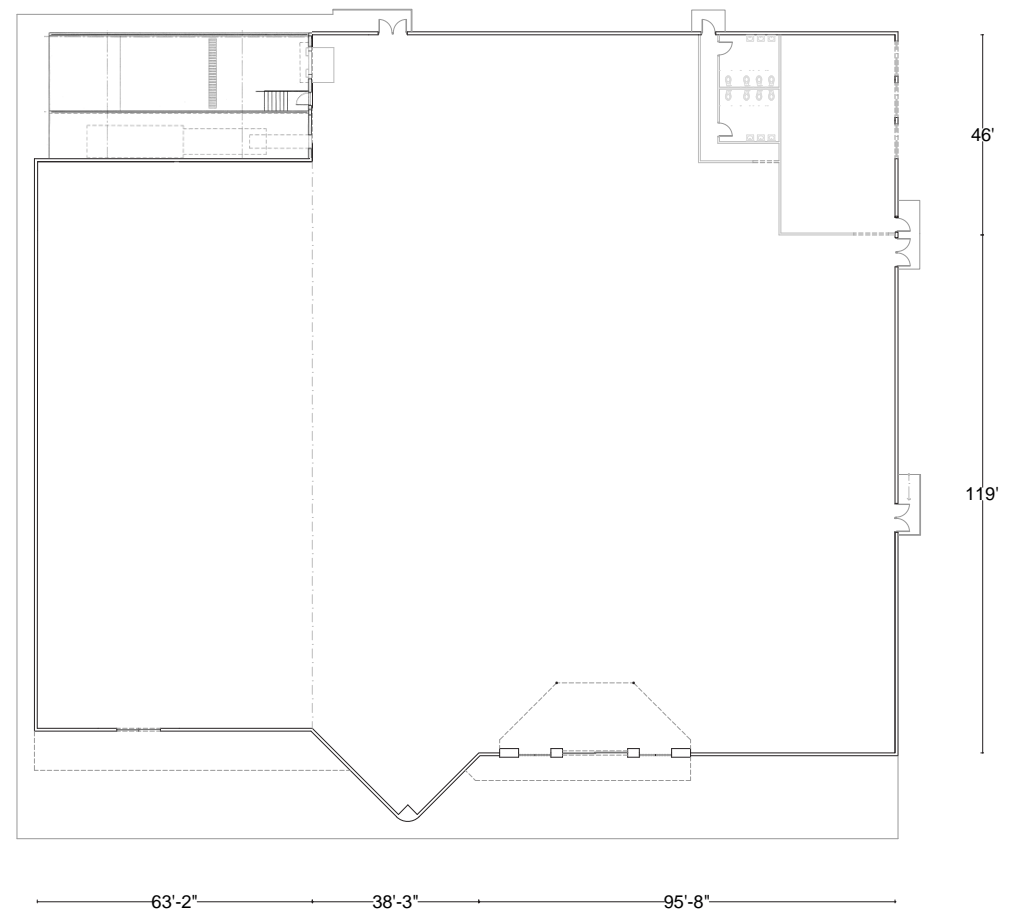
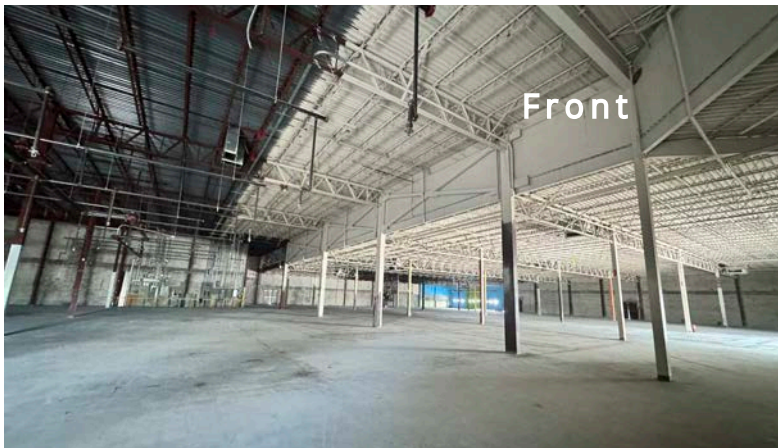
\$18.00/SF End Cap

\$4.15/SF NNN

Junior Box

Features: **31,200 SF**

- Ceiling northern side:
 - 122 FT of store front
 - 14 FT 9" floor to joist
- Ceiling southern side:
 - 176 FT of store front
 - 21 FT 9" floor to joist
- Depth: 166 FT
- 3 Bay doors
- Truck well



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Colliers Top 25 West & Central FL Brokers (2024)

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[View All Listings](#)

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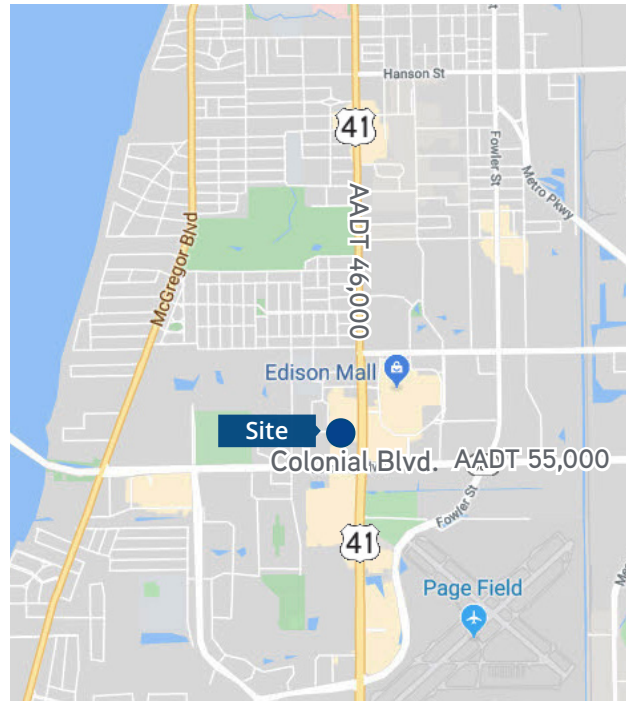
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Location



Demographics (2025) 5-mile radius



Total
Population
168,466



Daytime
Population
219,010



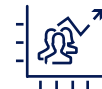
Average
HH Income
\$98,408



Households
76,812



Median
Age
46.6



Population
Growth Rate (2025-2030)
1.4%



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