

DOWNTOWN
FORT MYERS

Caloosahatchee River



LQ Commercial
REAL ESTATE SERVICES

LQCRE.COM

41

46,000 AADT

N CLEVELAND AVE

AVAILABLE
3,331 SF



US-41 QSR WITH DRIVE-THRU

13050 N CLEVELAND AVE | NORTH FORT MYERS, FL

FREESTANDING RETAIL FOR LEASE



1614 Colonial Blvd #101
Fort Myers, FL 33907

LQCRE.COM

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US-41 SECOND-GENERATION QSR WITH DRIVE-THRU

13050 N Cleveland Ave | North Fort Myers

Freestanding Retail For Lease

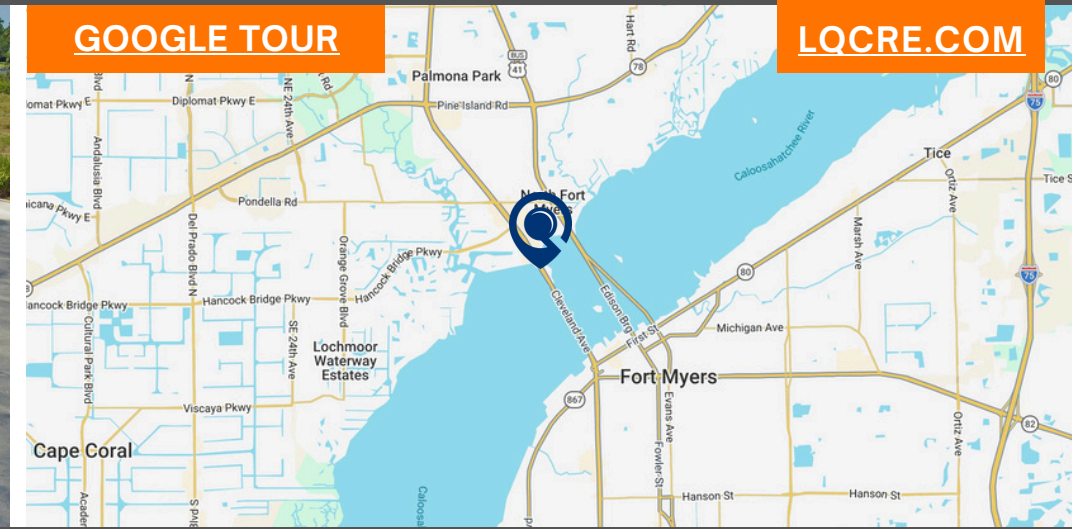


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GOOGLE TOUR



CALL FOR
RATE



3,331 SF
SIZE



MOVE-IN
READY

- 3,331 SF second-generation, move-in ready restaurant with existing drive-thru for lease in North Fort Myers, FL.
- High-Volume Traffic: Frontage on US-41 (46,000+ AADT).
- Located at hard-corner signalized intersection.
- Multiple points of ingress/egress for seamless traffic flow.
- Maximum exposure with dedicated pylon signage.
- Strategic location with rapid access to Downtown Fort Myers.



5-MI POPULATION

148,376



5-MI HOUSEHOLDS

62,748



5-MI HH INCOME

\$86,505



5-MI EMPLOYEES

77,503

PROPERTIES.LQCRE.COM/NORTH-FORT-MYERS-US-41-QSR

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Information obtained from owner(s) or sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. Property is subject to change or withdraw without notice.

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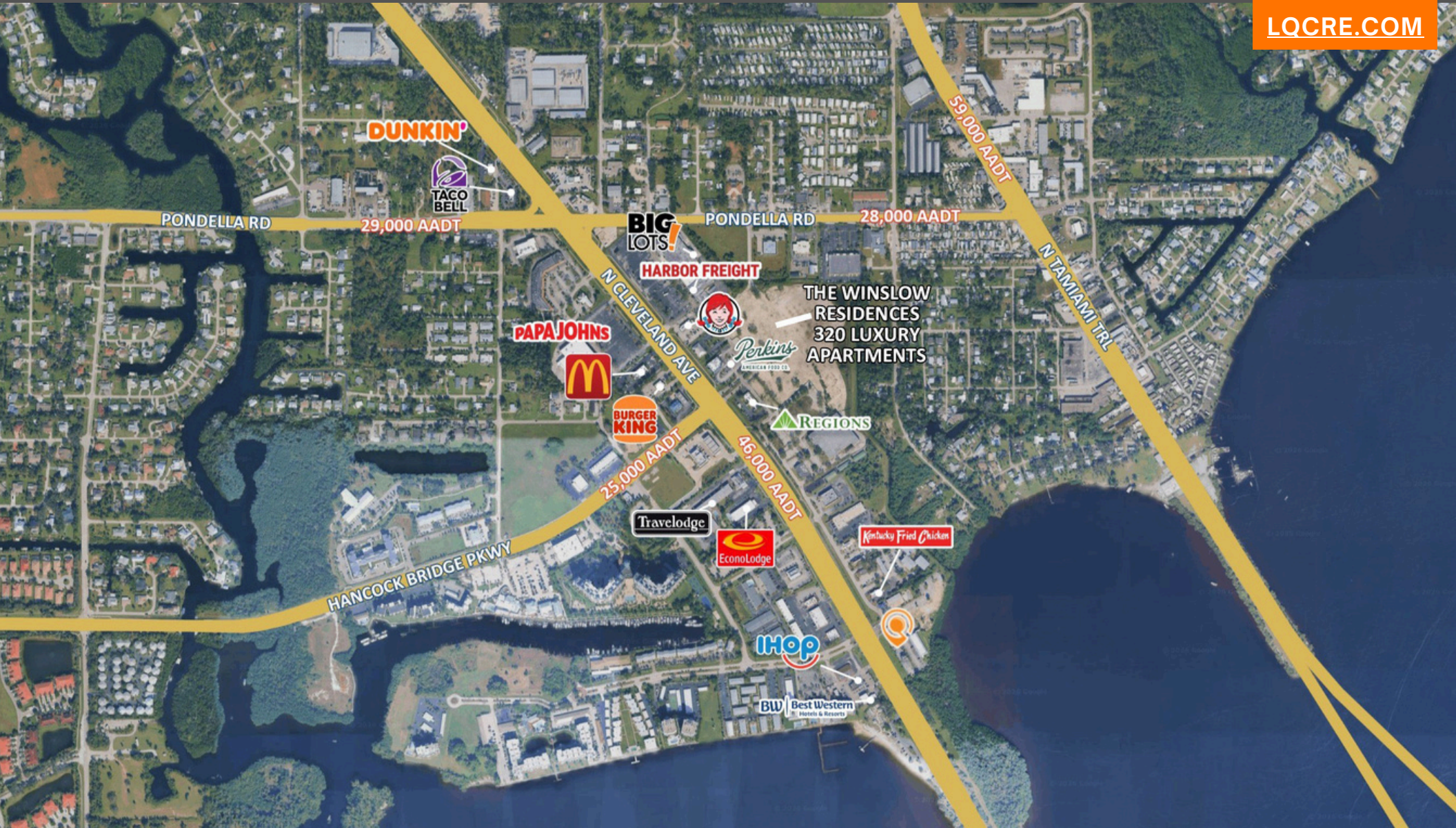
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