



**Investment  
Properties  
Corporation**

**SALE OR LEASE**

# MEDICAL OFFICE SPACE

681 GOODLETTE-FRANK ROAD N | NAPLES, FL. 34102



**GOODLETTE FRANK ROAD N**

Located conveniently in **Downtown Naples FL**, on the west side of Goodlette-Frank Road N between 6th and 7th Avenue North. NCH Hospital and 5th Avenue South are within a short distance from the property.

**CONTACT (239) 261-3400**

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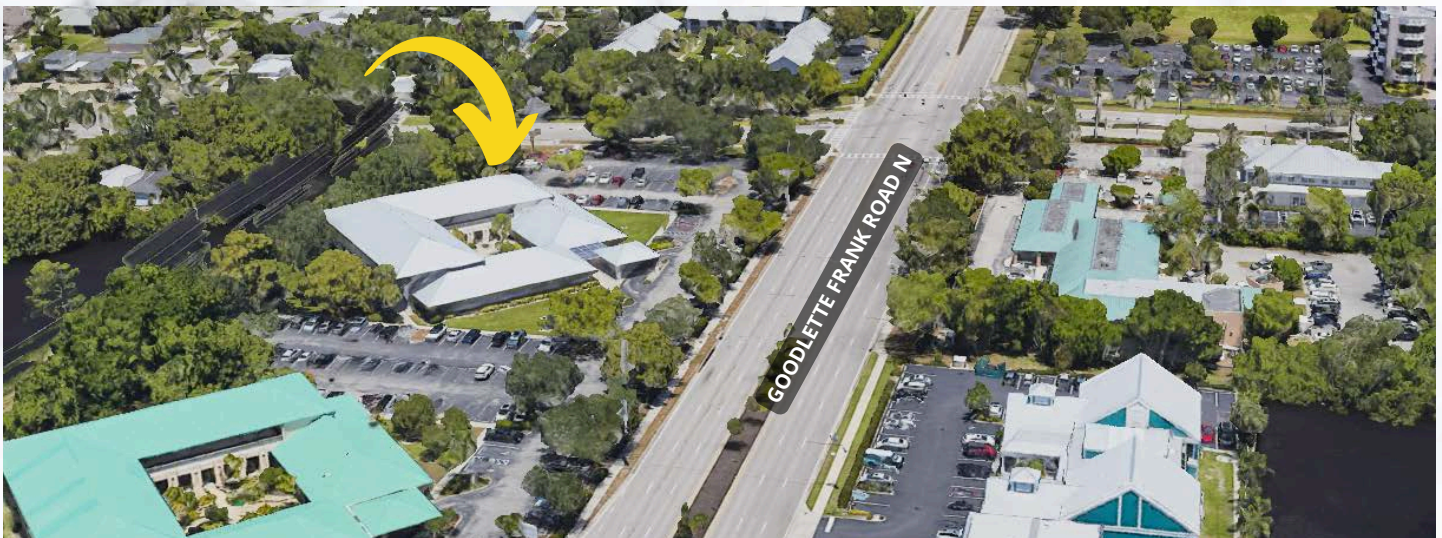
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*Licensed Real Estate Broker*



## OFFERING SUMMARY

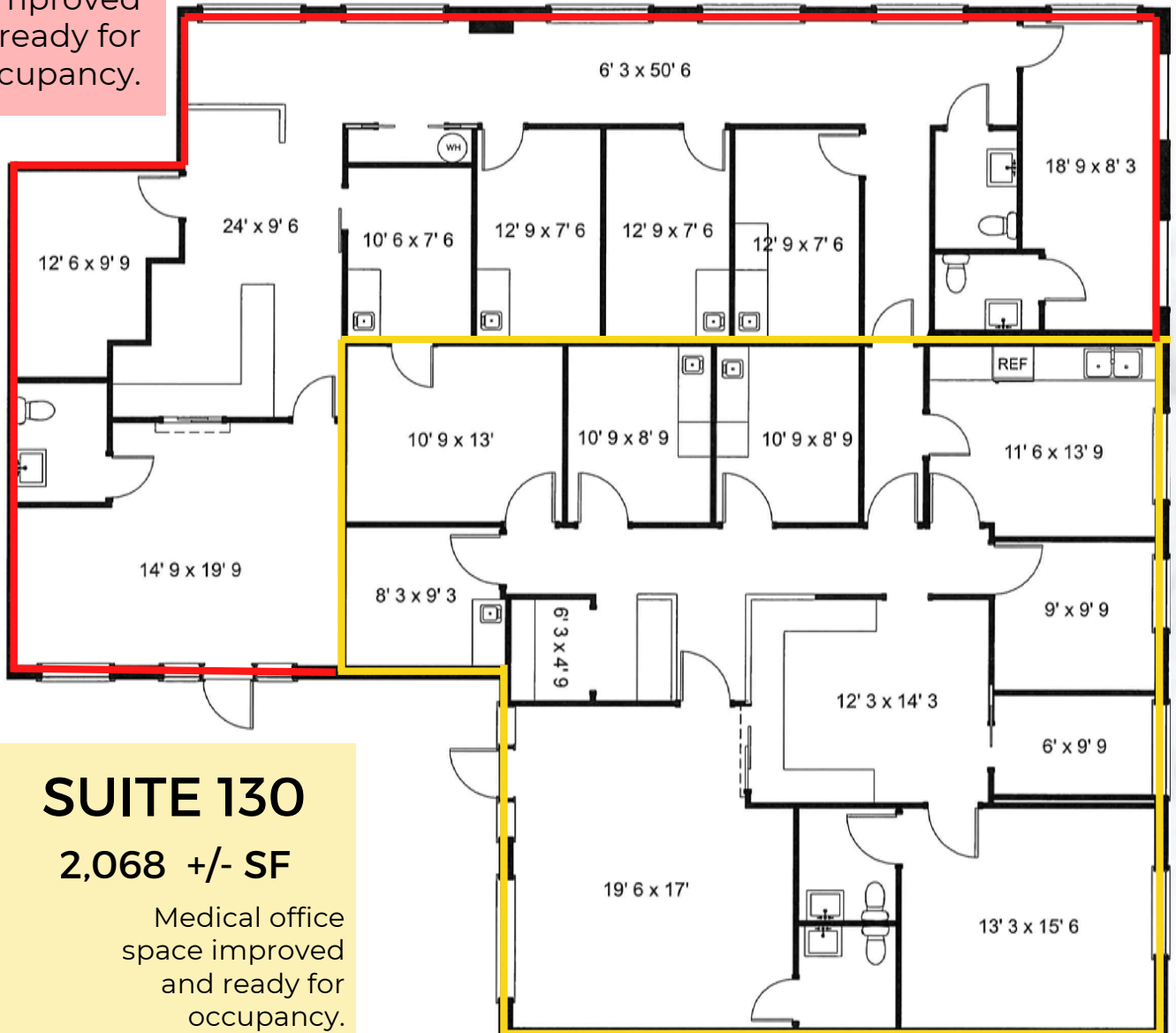
UNITS:	130 & 140 <i>*Currently together or can be sold separately</i>
YEAR BUILT:	1992
SALE PRICE: <i>(Both Units)</i>	\$1,250,000
LEASE RATE	\$25.00 PSF NNN
RENTABLE SF:	Suite 130 2,068 +/- SF Suite 140 1,870 +/- SF Total 3,938 +/- SF
AVAILABILITY:	IMMEDIATELY
2025 R.E. TAXES:	#130 - \$5,238.20 #140 - \$4,736.68
2025 ASSOC. FEES: <i>(Quarterly)</i>	#130 \$4,179.89 #140 \$3,779.32





**SUITE 140  
1,870 +/- SF**

Medical office space improved and ready for occupancy.



**SUITE 130  
2,068 +/- SF**

Medical office space improved and ready for occupancy.



# 681 GOODLETTE-FRANK RD N 5 MILE- DEMOGRAPHICS

**Investment  
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## COMMUNITY SUMMARY

681 Goodlette-Frank Rd N, Naples, Florida, 34102 2  
Ring of 5 miles

Population Total	97,874	0.65%	2.02	62.1	58.6	\$91,309	\$660,575	\$504,242	12.4%	Age <18	47.6%	Age 18-64	40.0%	Age 65+
Average HH Size	2.02													
Population Growth	0.65%													
Diversity Index	62.1													
Median Age	58.6													
Median HH Income	\$91,309													
Median Home Value	\$660,575													
Median Net Worth	\$504,242													



**21.9%**  
Services

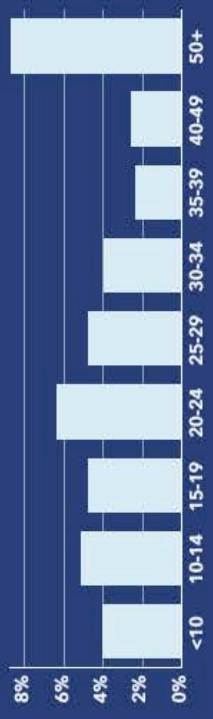


**15.2%**  
Blue Collar

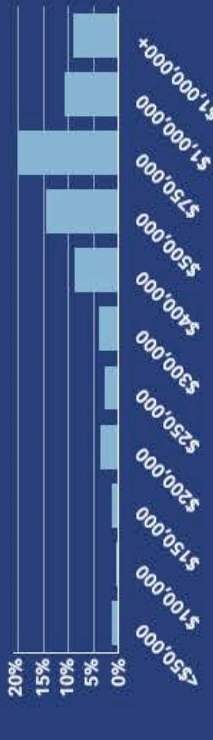


**63.0%**  
White Collar

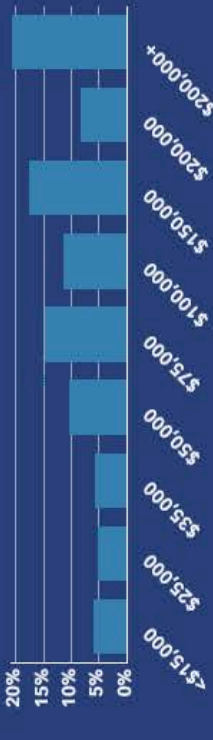
**Mortgage as Percent of Salary**



**Home Value**

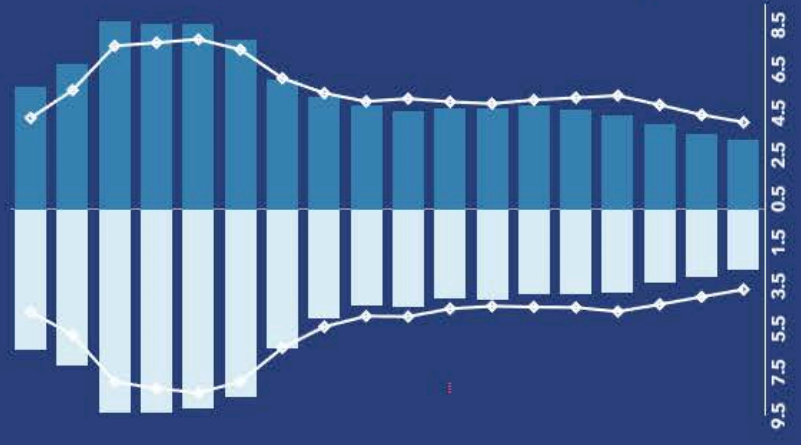


**Household Income**



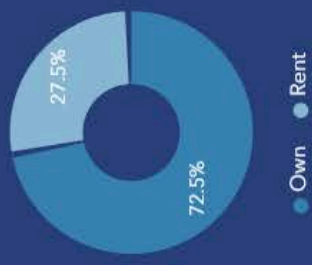
Source: This infographic contains data provided by Esri (2025), ACS (2019-2023).

**Age Profile: 5 Year Increments**

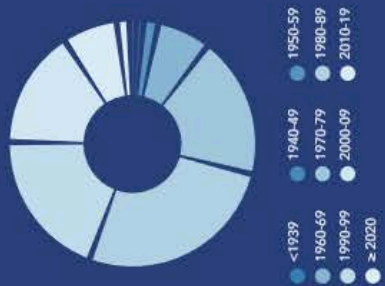


Dots, show comparison to Collier Co...

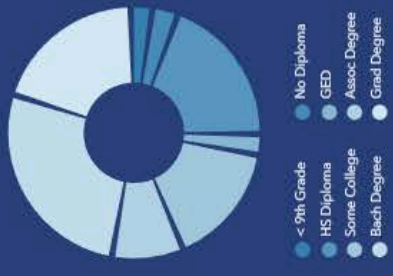
**Home Ownership**



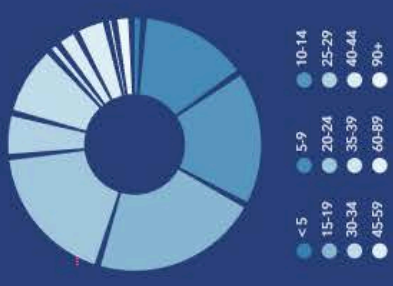
**Housing: Year Built**



**Educational Attainment**



**Commute Time: Minutes**



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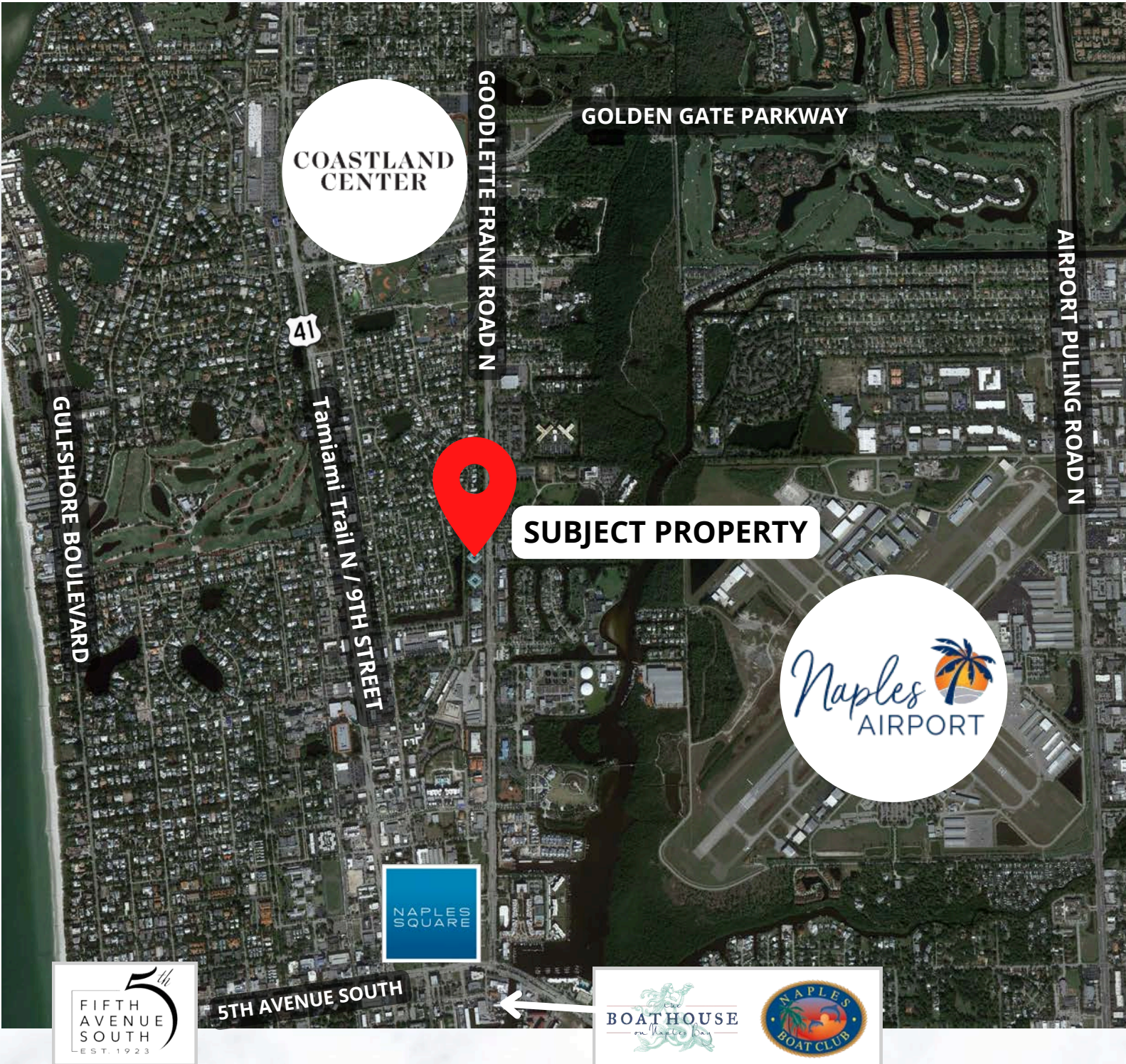
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# 681 GOODLETTE-FRANK RD N LOCATOR MAP



click here! →



Google Maps

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