

# FOR LEASE

## 12,800 SF CLEAR SPAN WAREHOUSE BUILDING

2020 ORTIZ AVENUE, FORT MYERS, FL 33905

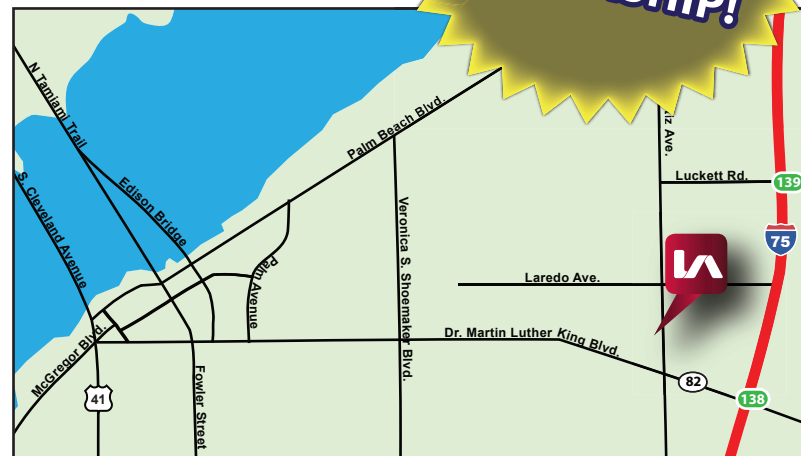


**UNDER  
NEW  
OWNERSHIP!**

- **LEASE RATE:** \$18.50 / SF NNN
- **CAM:** \$4.00 / SF
- **MONTHLY TOTAL:** \$24,000± / Month

### BUILDING FEATURES

- **Building Size:** 12,800 SF Facility (160' x 80')  
Sited on 1.63 AC
- **Office Size:** 800 SF
- **Ceiling Clearance:** 20'
- **Columns:** Clear Span (no columns)
- **Grade-Level Doors:** 2 (12' x 14')
- New Roof, Updated Interior, Seal Coat & Stripe, and New Landscaping
- Warehouse is Fully Air Conditioned



### PROPERTY HIGHLIGHTS

- Outdoor Storage Lot
- **Zoned:** Light Industrial (click [here](#) for uses)
- Within 1 Mile Proximity to I-75
- Located in the City of Fort Myers



Please Contact:

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FIRST FLOOR OFFICE



FIRST FLOOR OFFICE



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SECOND FLOOR OFFICE



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*Outdoor Storage Lot*

**Ortiz Ave**

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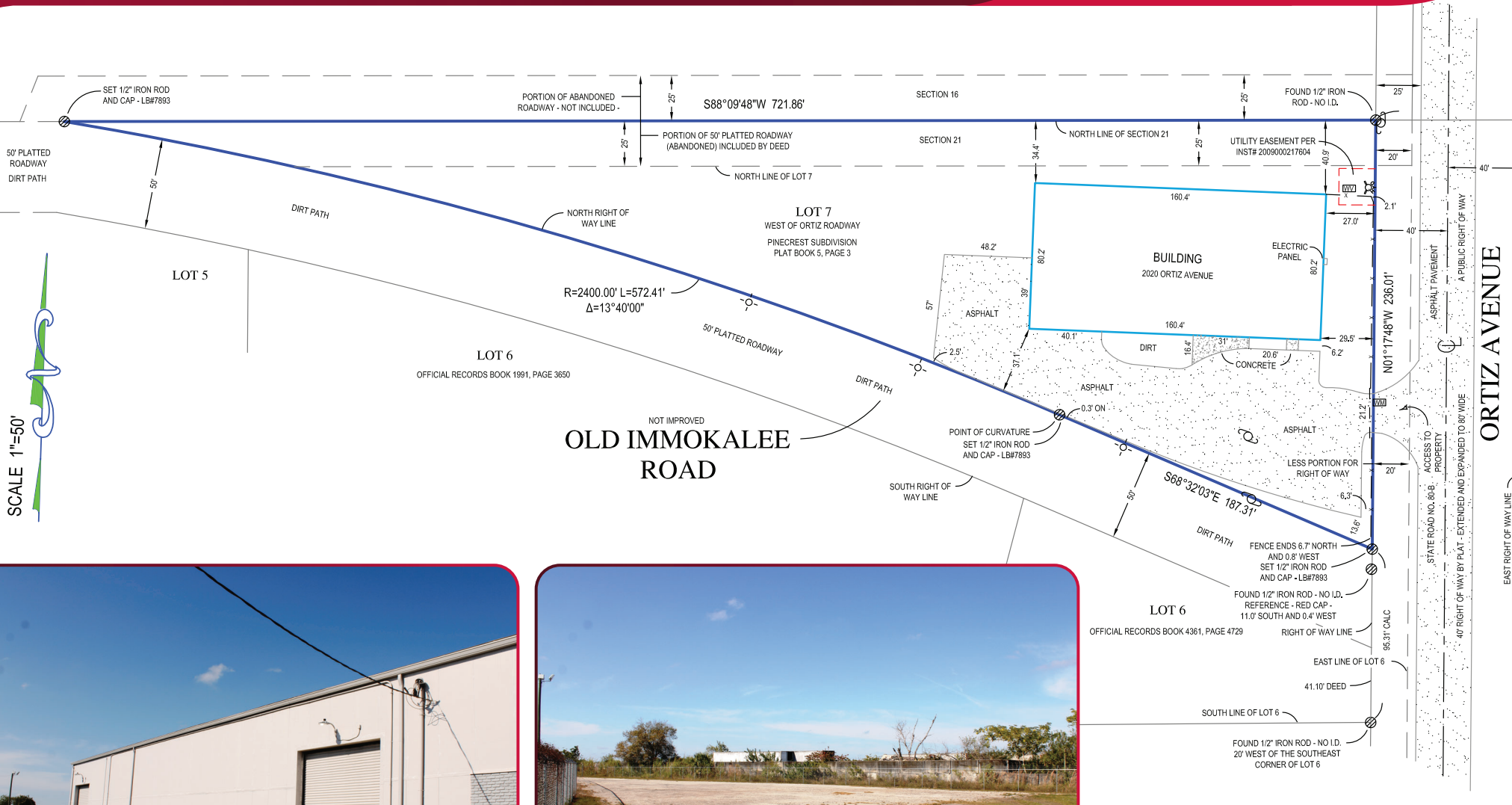
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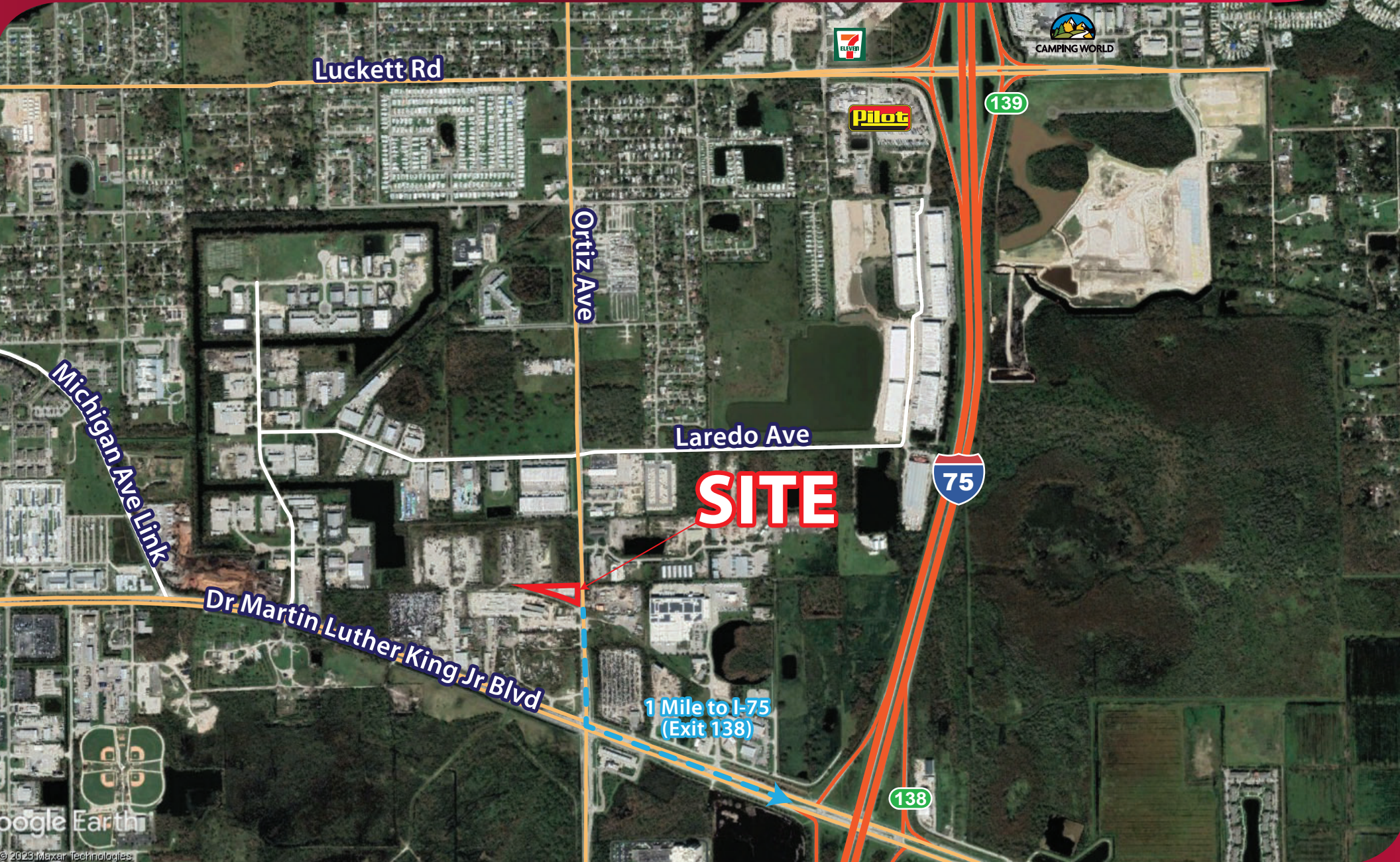
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