

Gulfoast Industrial Park

16120-16190 Lee Rd
Fort Myers, FL 33912



CUSHMAN &
WAKEFIELD

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA



For Lease

Property Highlights

- Newly constructed in 2020
- Metal frame with concrete construction
- 16'X16' overhead doors rated withstand 160 mph winds
- 3-phase power
- 24' clear heights
- Units come with fenced in yards
- All units sprinkled
- Above average parking ratio
- Property benefits from heavy industrial zoning

STRAP
NUMBER(S)

04-46-25-00-00001.0260
04-46-25-00-00001.0200

PROPERTY
TYPE

Industrial Park

YEAR BUILT

2018/2020

ZONING

IPD

LEASE RATE

\$18.25 - \$19.75 NNN

CAM

\$5.24

BUILDINGS

8

SUBMARKET

Fort Myers/The Islands

GARY TASMAN
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SHAWN STONEBURNER
Senior Director
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Better never settles

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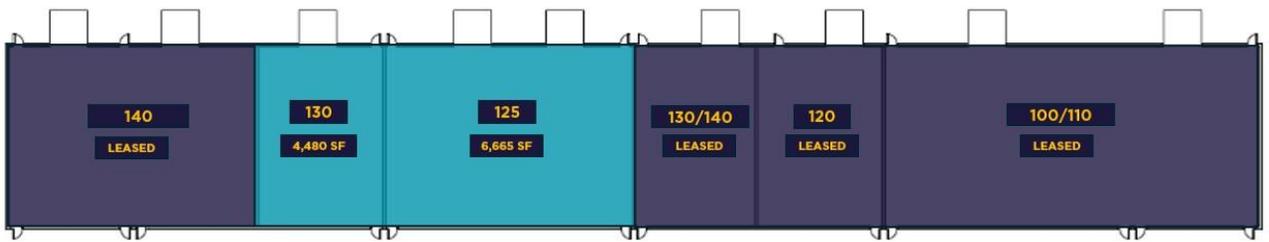


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Availabilities

- 24' clear height
- Fully sprinkled
- 16 x 16 overhead doors
- 3-phase power

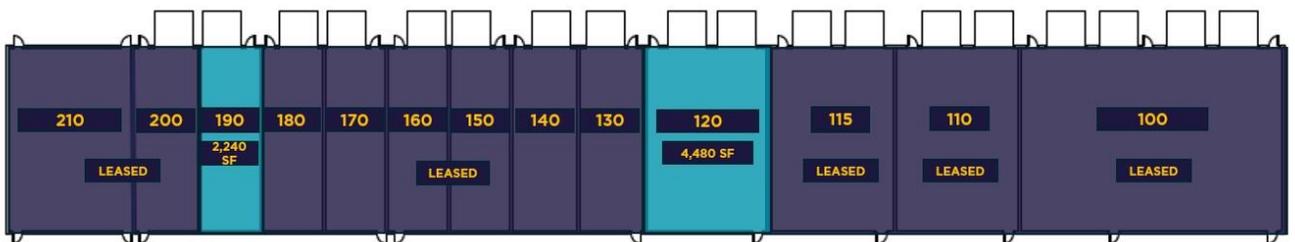
Building 2 - 16130 Lee Rd



Building 2 - 16130 Lee Rd

Unit	Size	Lease Rate	CAM	Monthly Rent
125	6,665 SF	\$19.00 NNN	\$5.24	\$13,463.30
130	4,480 SF	\$19.25 NNN	\$5.24	\$9,142.93

Building 4 - 16150 Lee Rd



Building 4 - 16150 Lee Rd

Unit	Size	Lease Rate	CAM	Monthly Rent
120	4,480 SF	\$19.25 NNN	\$5.24	\$9,914.293
190	2,240 SF	\$19.75 NNN	\$5.24	\$4,664.80

Gulfcoast Industrial Park

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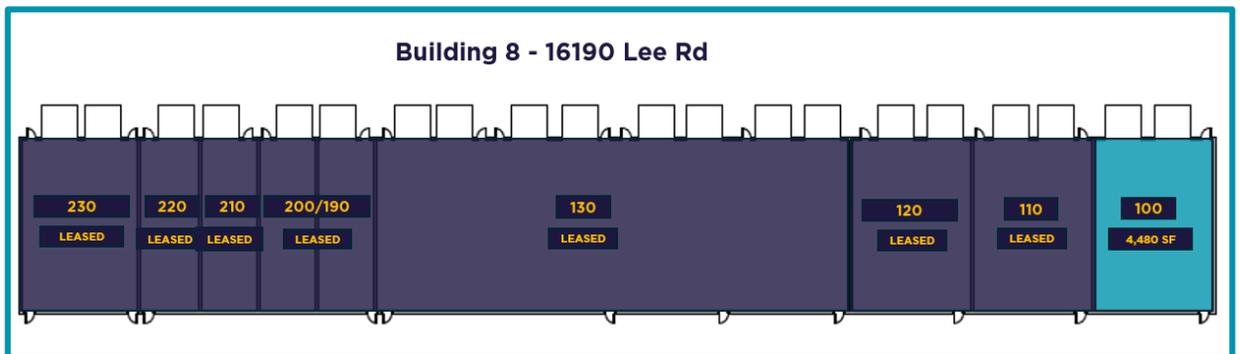
Availabilities

- 24' clear height
- Fully sprinkled
- 16 x 16 overhead doors
- 3-phase power



Building 5 - 16160 Lee Rd

Size	Lease Rate	CAM	Monthly Rent
7,854 SF	\$18.25 NNN	\$5.24	\$15,374.21



Building 8 - 16190 Lee Rd

Unit	Size	Lease Rate	CAM	Monthly Rent
100	4,480 SF	\$19.25 NNN	\$5.24	\$9,142.93

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PROPERTY
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16' x 16'
overhead
doors



24' clear
height



Heavy
industrial
zoning



3-phase power



ESFR
Sprinklers

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