



Investment
Properties
Corporation

CLASS A OFFICE
FOR LEASE

Collier Place I

📍 South of Creech Road on Tamiami Trail North

3003 Tamiami Trail North | Naples FL 34103



Fully improved Class A office space on U.S. 41 with covered parking available, some suites are fully furnished.

click here! →



Google
Maps

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Licensed Real Estate Broker

The statement and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.



AVAILABILITY

COLLIER PLACE I - BUILDING 3003

<u>SUITE</u>	<u>SIZE</u>	<u>RENT PSF/YR</u>	<u>EST. CAM PSF/YR</u>	<u>AVAILABLE</u>
201	1,945	\$32	\$11.80	10/1/2026
210	1,601	\$32	\$11.80	4/1/2026

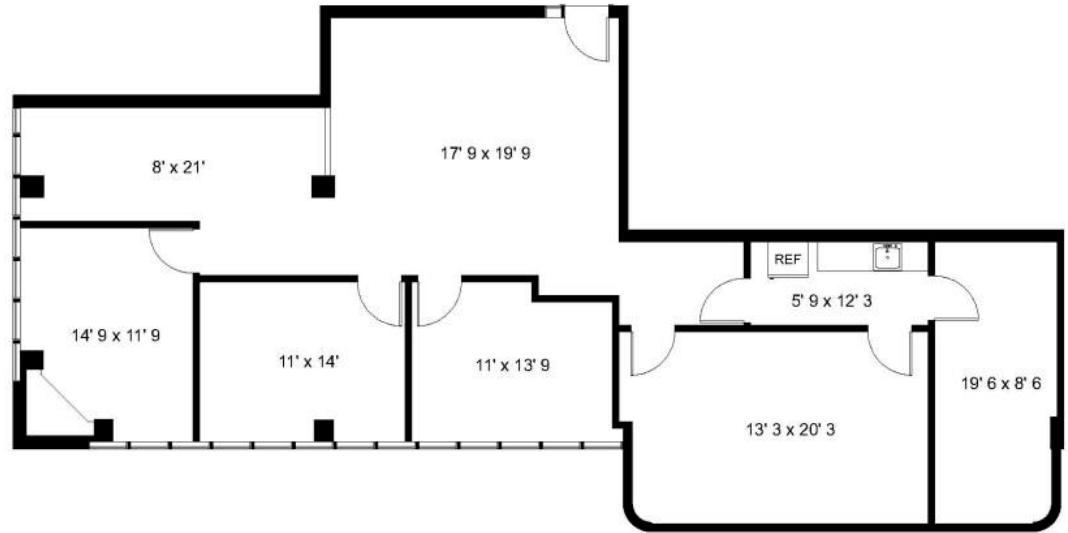
CAM includes taxes, insurance, electric, water, sewer, & lightbulbs





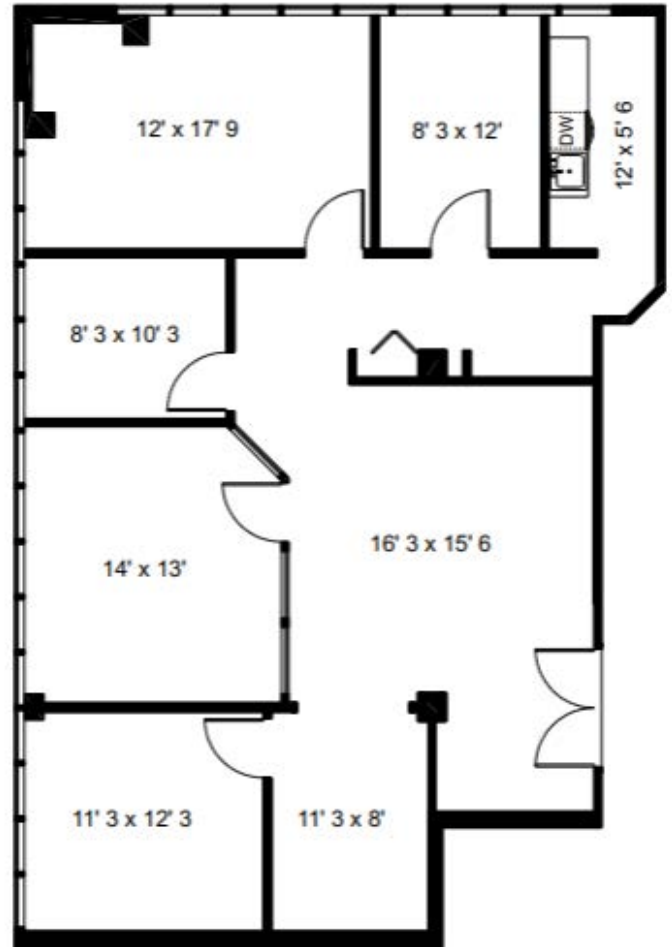
FLOOR PLAN

Suite 201:
1,945 SF



FLOOR PLAN

Suite 210:
1,601 SF



INTERIOR LOBBY PHOTOS





Investment Properties Corporation

Collier Place I

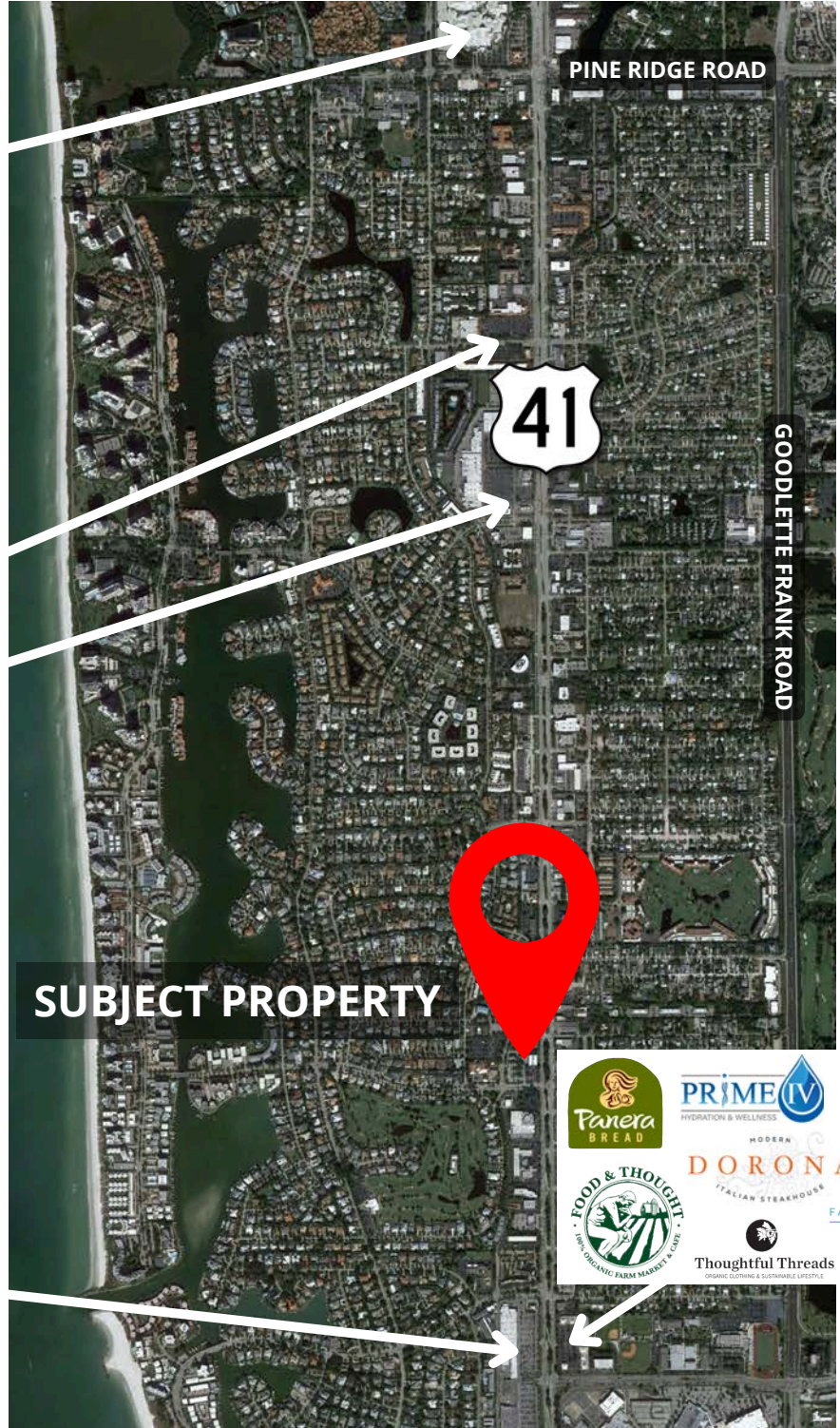
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WATERSIDESHOPS



AMENITY RICH LOCATION FOR EMPLOYEES



SUBJECT PROPERTY



click here!



Google Maps

DEMOGRAPHICS (2025)	1 MILE	3 MILES	5 MILES
EST. POPULATION	6,950	33,165	89,975
EST. AVG. HOUSEHOLD INCOME	\$256,515	\$234,720	\$185,864
2024 DAILY TRAFFIC COUNT	41,500 cars daily		