



**Investment
Properties
Corporation**

OFFICE

F O R L E A S E

The Brooks Grand Plaza

 Corner of Coconut Point Road and South Tamiami Trail

8000 Health Center Blvd | Bonita Springs, FL.34135



SUITE	SF	RENT PSF/YR	Est. CAM PSF/YR (2026)
201	3,300	\$24	\$9.50

Beautiful commercial campus with a stately professional office building space. Desirably located between Bonita Community Health Center and Coconut Point Mall. Ample Parking, prominent signage, impeccably maintained.

CONTACT (239) 261-3400 Clint Sherwood, CCIM, ext. 179 clint@ipcnaples.com

Investment Properties Corporation of Naples
3838 Tamiami Trail North Suite 402
Naples Florida 34103-3586

Tel: 239-261-3400 Fax: 249-261-7579 www.ipcnaples.com

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.

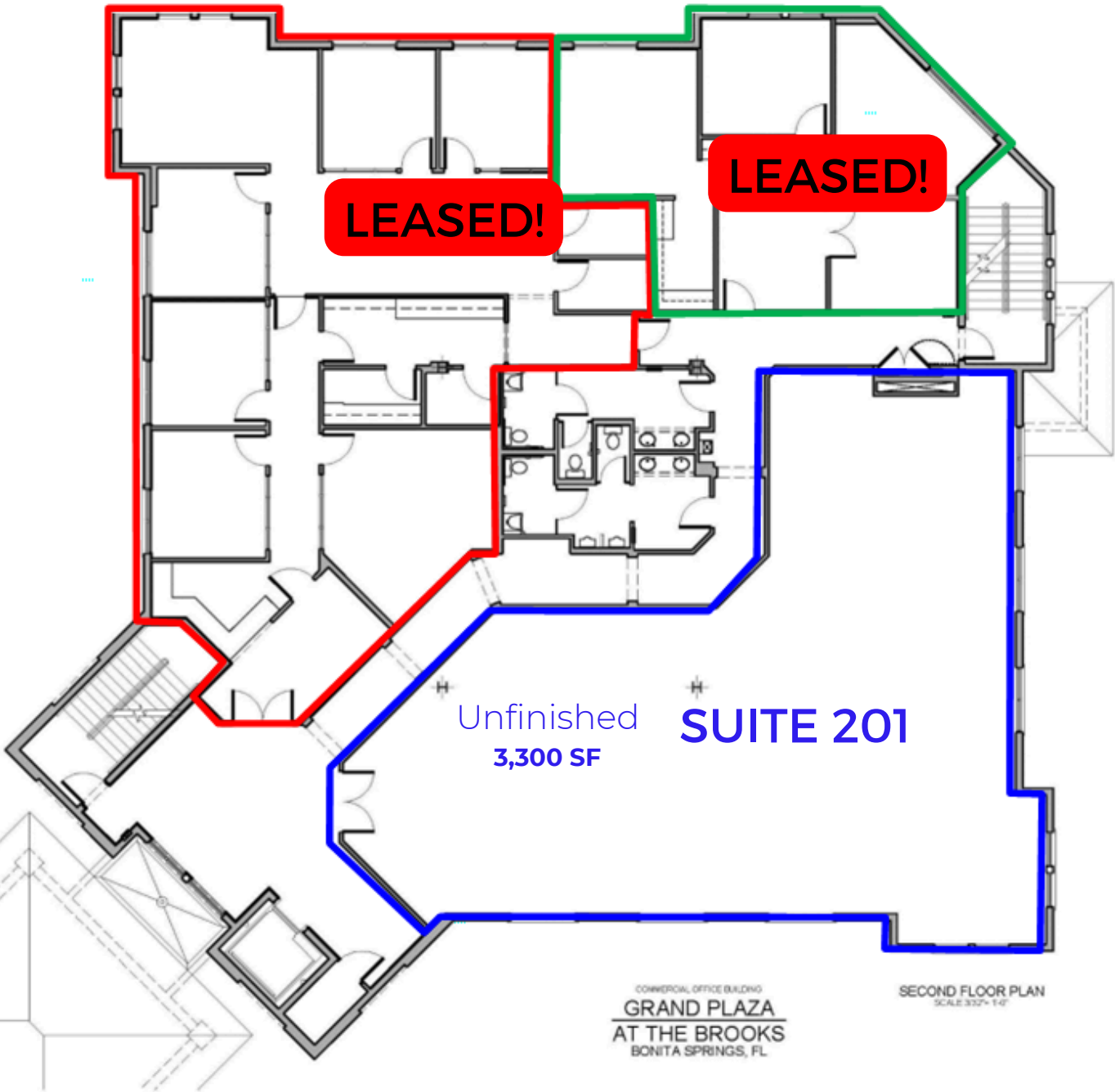


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8000 HEALTH CENTER BOULEVARD

BONITA SPRINGS, FL 34135



[CLICK HERE FOR VIDEO
TOUR OF SUITE #201](#)



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Demographics (2025)	1 MILE	3 MILE	5 MILE
Est. Population	4,757	30,869	87,747
Est. Average Household Income	\$167,174	\$157,285	\$136,217
2024 Avg. Daily Traffic Count - On Tamiami Trail S. of Coconut Road	57,000		



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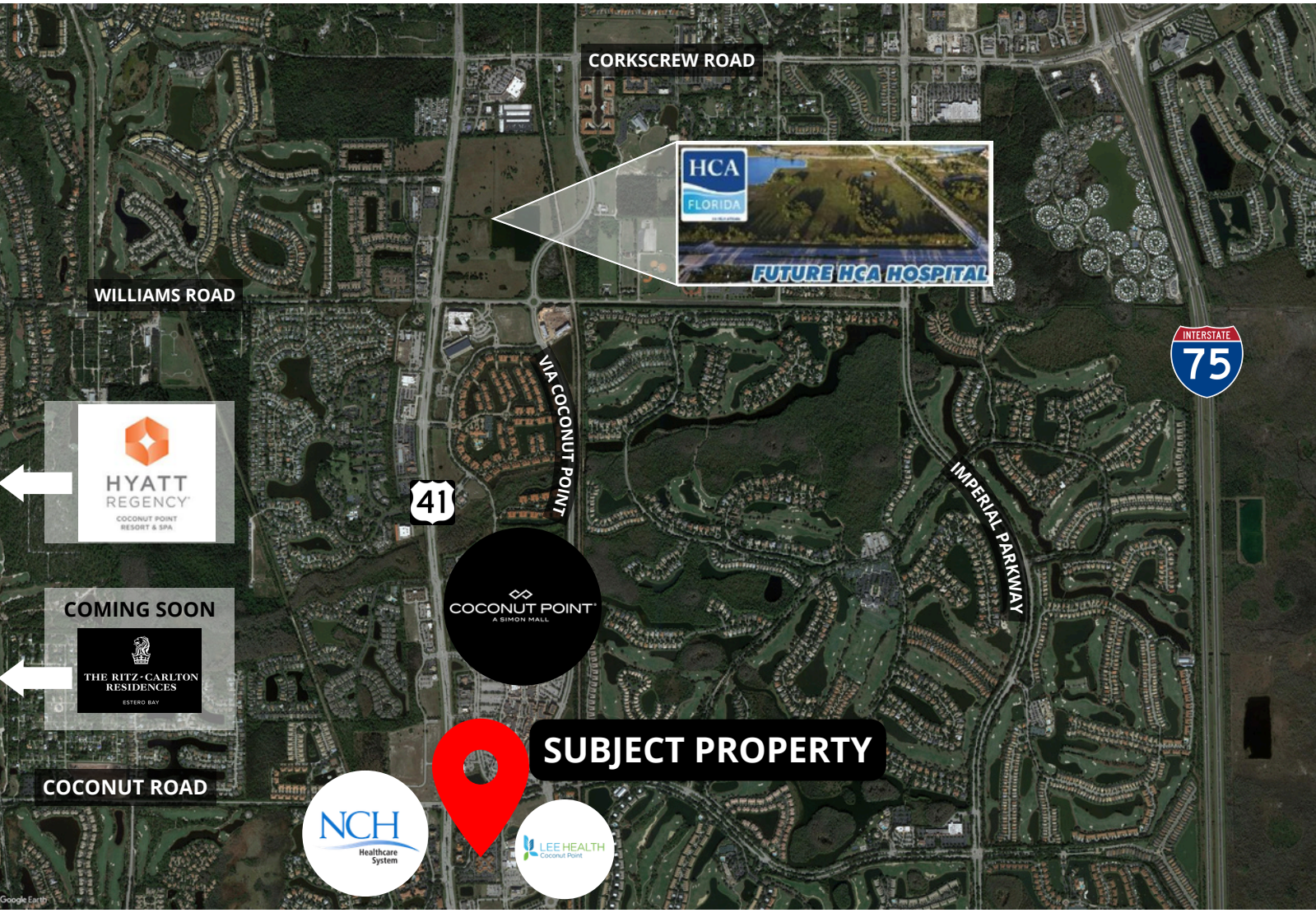


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