



PROPERTY SUMMARY

Exclusively from SVN Commercial Partners, this flex building at 1308 SE 47th St. offers a functional, well-maintained commercial space suited for contractor operations, light industrial use, or trade-based businesses. The property features a versatile floor plan that accommodates a range of configurations, whether that's a combination of office and warehouse space, equipment storage, or a field operations hub.

Positioned on SE 47th St. with direct access to Del Prado Boulevard, the property allows for straightforward ingress and egress for larger vehicles and offers quick connectivity to Cape Coral's primary road network and both Caloosahatchee River crossings into Fort Myers and Lee County.

This is a practical, well-located space in an active commercial corridor, available now for qualified tenants.

PROPERTY HIGHLIGHTS

- 2,300 SF climate-controlled space
- Large side yard 25' x 100'
- 12'W x 13'H overhead-door
- 15' clear height

Lease Price
Size
Zoning
Market

\$20 PSF/YR NNN
2,300
SC
Cape Coral



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FOR LEASE
\$20.00 PSF/YR NNN

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