



**Investment
Properties
Corporation**

INVESTMENT OPPORTUNITY

FOR SALE

NORTHBROOKE PLAZA

CURRENTLY OPERATING AS A DAYCARE

Located East of I-75 off Immokalee Rd. & Northbrooke Dr.

2535 Northbrooke Plaza Dr. | Naples, Florida 34119



click here!

**Google
Maps**

DEMOGRAPHICS 2024	1 mile	3 miles	5 miles
Est. Population	5,522	54,232	123,858
Est. Average H.H. Income	\$153,487	\$147,025	\$146,993
2023 Avg. Daily Traffic Count	68,415 vehicles per day on Immokalee Rd. 82,818 vehicles per day on I-75		

CONTACT (239) 261-3400

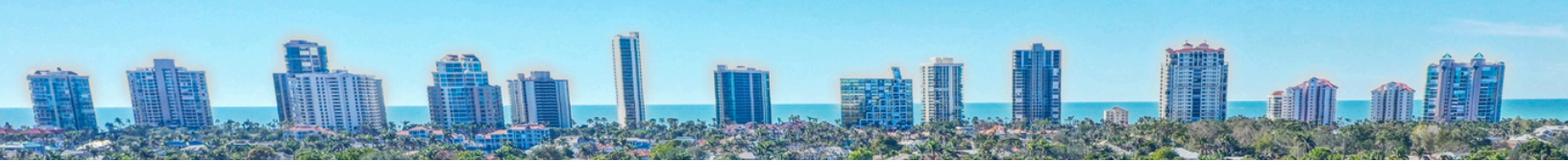
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Investment Properties Corporation of Naples
3838 Tamiami Trail North Suite 402
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Licensed Real Estate Broker

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.



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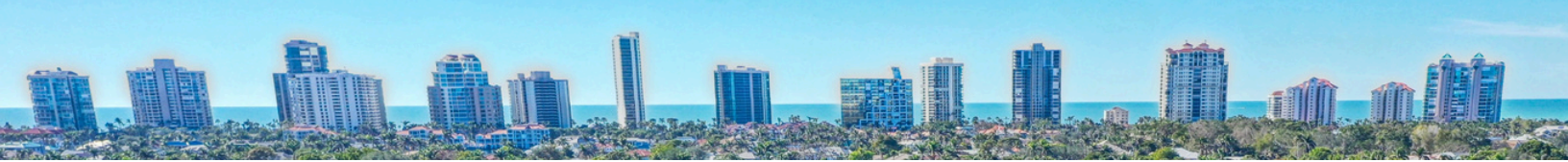
OFFERING SUMMARY

PRICE:	\$2,400,000
R.E. TAXES (2023):	\$8,476.00
BUILDING SIZE:	+/- 5,288 SF
LOT SIZE:	+/- 20,038 SF
ZONING:	PUD

Call For Current Tenant Lease Information



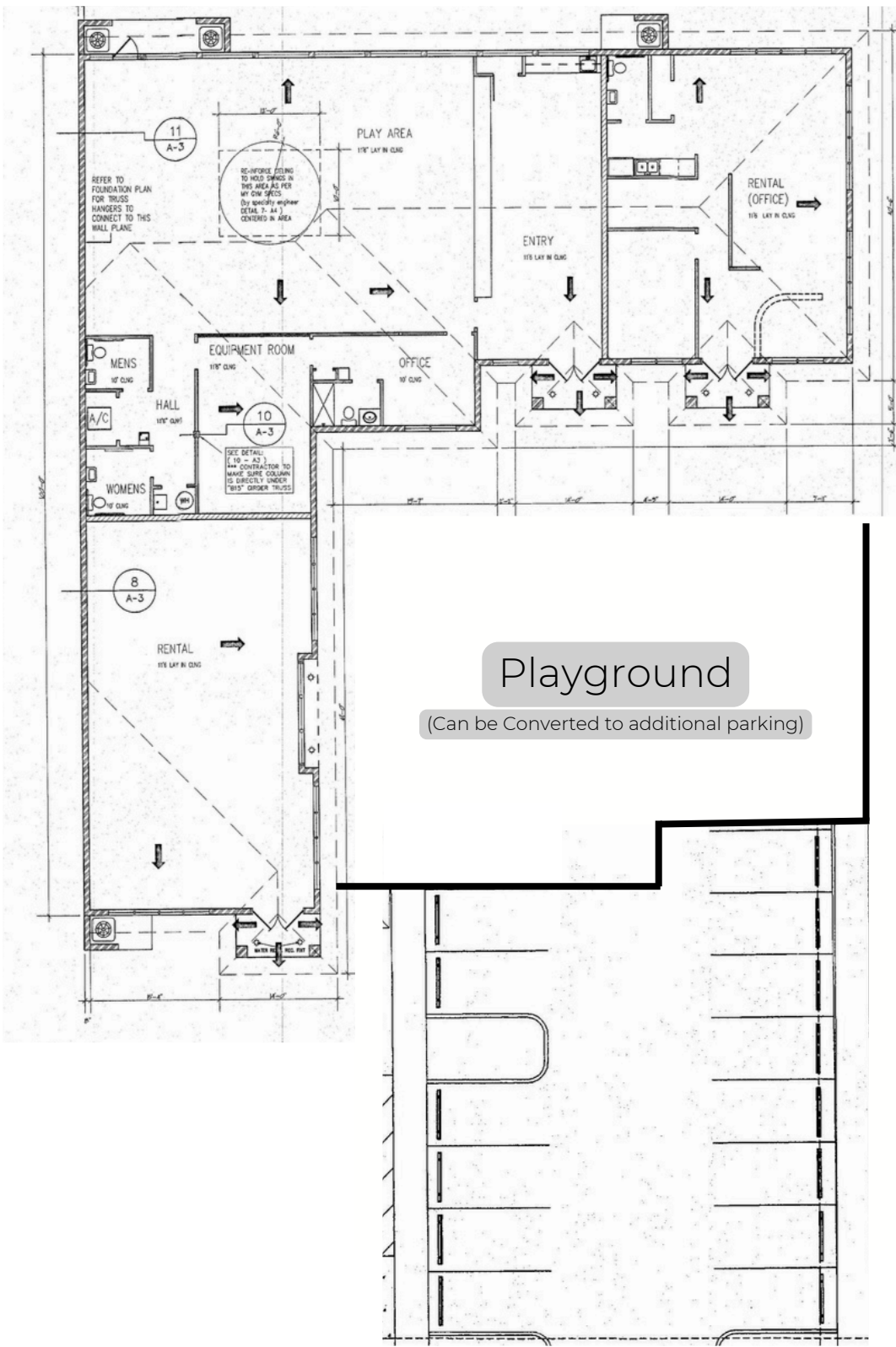
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