

**3,200± SF Office/Warehouse
Billy Creek Commerce Center
FOR LEASE**



LOCATION: 5734 Corporation Circle, Fort Myers, FL 33905

ZONING: IL - Light Industrial

UNIT	SIZE	BASE RATE	OPEX	SALES TAX	MONTHLY RATE
5734	3,200± SF	\$3,400/mo (\$12.75 PSF NNN)	\$1,146.67/mo (\$4.30 PSF)	\$113.67/mo	\$4,660.33/mo

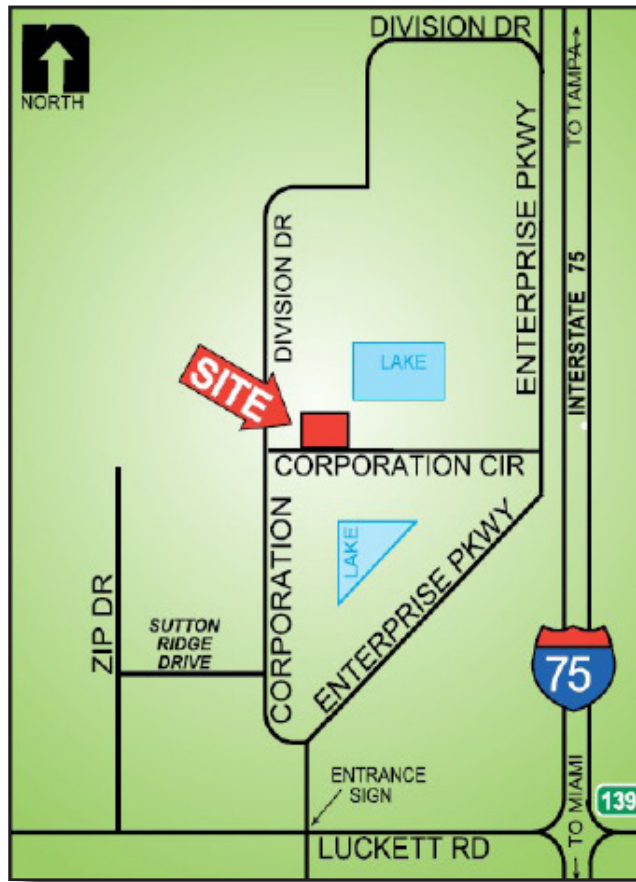
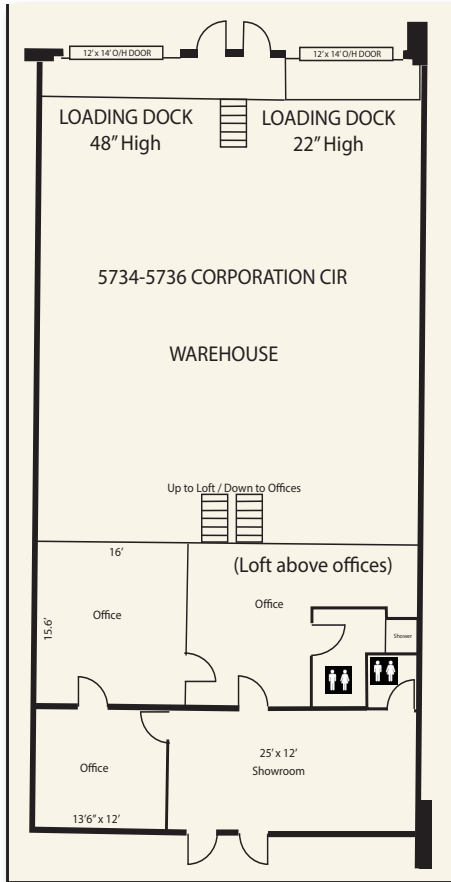
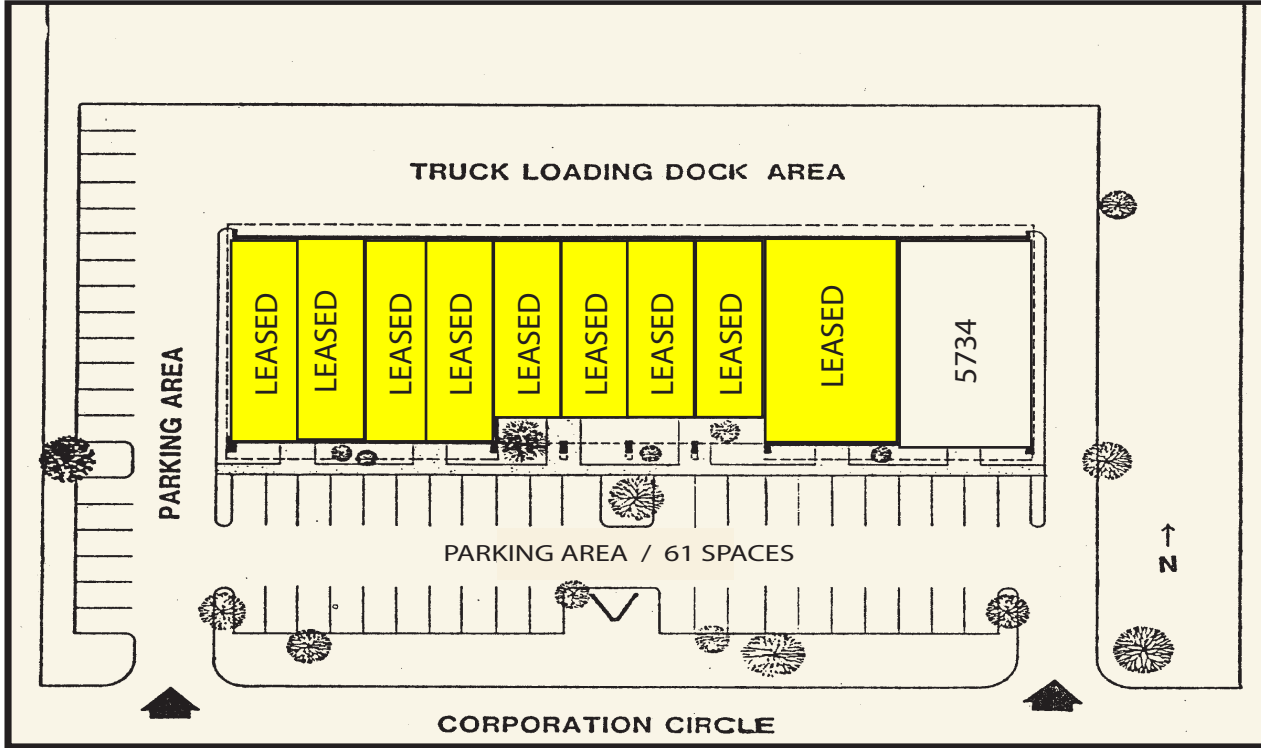
COMMENTS: Office/Warehouse unit with newly renovated office and two 12' x 14' overhead doors. Dock high. Showings start November 1, 2024 / Occupancy December 1, 2024. Located in Billy Creek Commerce Park at Exit 139 (Lukett Road) off of I-75.

Monthly rent is \$4,660.33 (including OPEX and Sales Tax)

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