

.80± Acre Redevelopment Site Fort Myers Beach



LOCATION: 19221 San Carlos Blvd./809 Buttonwood Dr.
Fort Myers Beach, FL 33931

STRAP #: 24-46-23-01-00009.0040, .0330

ZONING: IL - Light Industrial

TRAFFIC COUNTS: 22,300 (2011 AADT)

PRICE: \$ 595,000

COMMENTS: Currently a two-story, 3,600± Sq. Ft. block building and two production/storage buildings totaling 4,936± Sq. Ft., each with three overhead doors.. Property consists of .80± acres and is located directly on San Carlos Blvd. with duel frontage on Buttonwood Drive. Located just seconds away from San Carlos Bay & Ft. Myers Beach. Zoned light industrial with future land use as urban community. Ideal for production or commercial development.

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SIZE: Land: .80± AC or 35,000± SF
Main Building: 3,600± SF
Production/Storage: 4,936± SF

LAND DIMENSIONS: Depth: 280'±
San Carlos Blvd. Frontage: 63'±
Buttonwood Dr. Frontage: 190'±

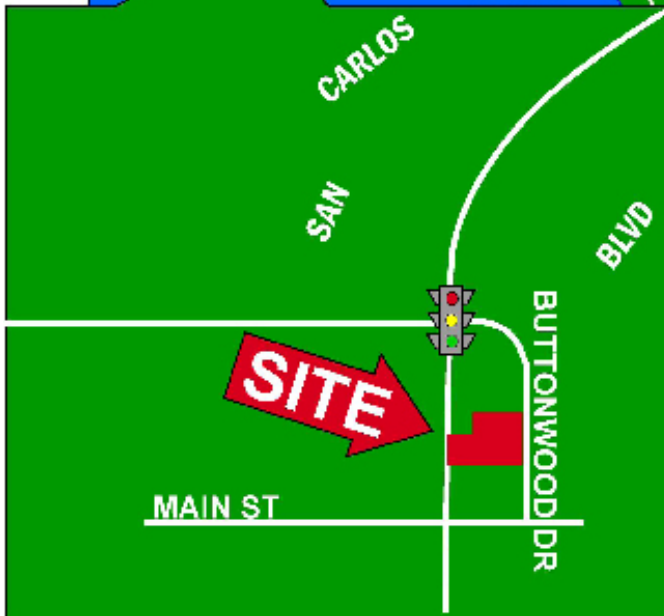
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