

# Warehouse For Lease Billy Creek Center



**LOCATION:** 5500 Division Drive, Fort Myers, FL 33905

**ZONING:** IL - Light Industrial

**SIZE:** 16,000 SF (includes 3,000± Sq. Ft. fully air-conditioned office space) on 1.77± acres

**UTILITIES:** County Water and sewer

**RATE:** \$6.50 PSF Base Plus Sales Tax Plus \$1.65 PSF CAM

| SIZE       | BASE RENT   | CAM         | SALES TAX | TOTAL RENT PER MONTH |
|------------|-------------|-------------|-----------|----------------------|
| 16,000± SF | \$ 8,666.67 | \$ 2,200.00 | \$ 630.27 | \$ 11,496.94         |

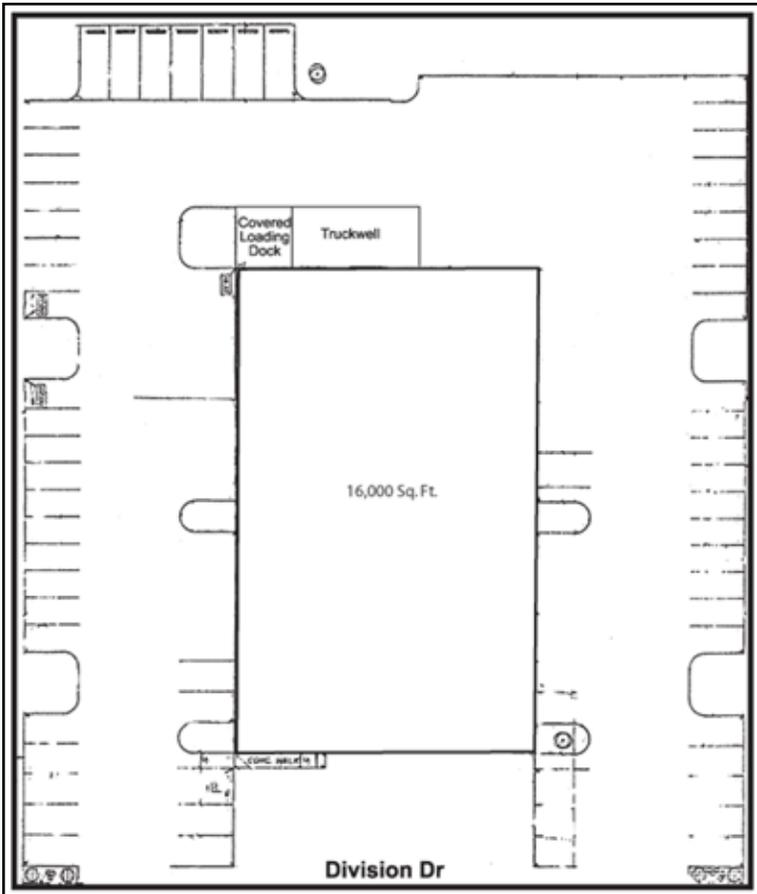
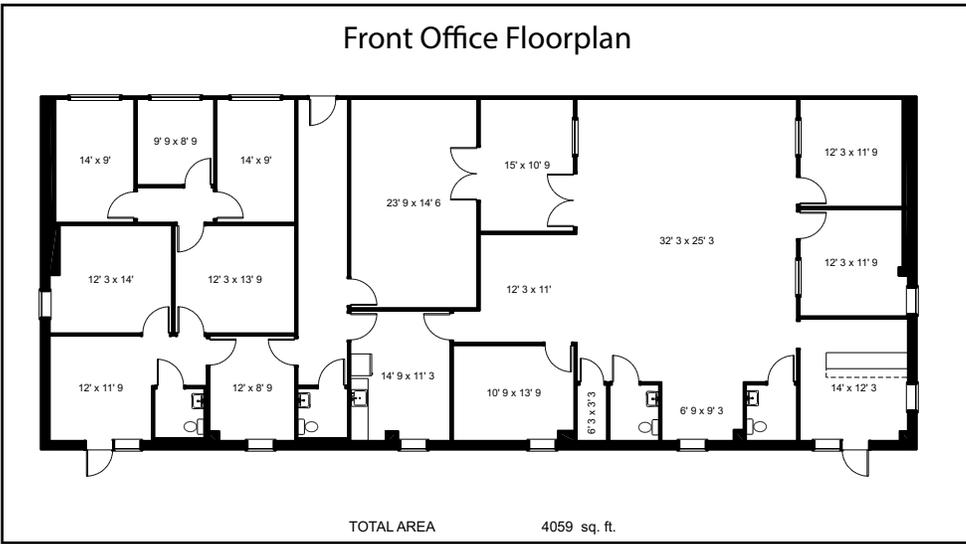
**COMMENTS:** Drive-through warehouse with three grade level doors, ample office space, 22' clear height. Large fenced parking area. Located off I-75, Exit 139 (Luckett Rd.), providing easy access to the tri-county area.

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The statements 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.

# 5500 Division Dr., Fort Myers, FL 33905

Front Office Floorplan



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