

**Assisted Living Facility**  
**14 Beds Approved**  
**FOR LEASE**



**LOCATION:** 2580 First St., Fort Myers, FL 33901

**STRAP:** 13-44-24-P2-02700.0020

**SIZE:** 3,600± Sq. Ft. Building on 15,000 Sq. Ft. Lot

**UTILITIES:** City Water & Sewer

**ZONING:** U-Gen / Urban General

**PRICE:** \$6,000 per month NNN plus sales Tax

**COMMENTS:** 14 bed Assisted Living Facility near Downtown Fort Myers. Fully furnished. Eight bedrooms, five handicap accessible baths, common dining and living rooms, kitchen, office, laundry. Three zone HVAC, sprinkler system, 1,889 sq. ft. of patio, 96 sq. ft. of finished open porch, 5 parking spaces. May add additional services such as Adult Daycare.

**CONTACT:** TOM WOODYARD  
**PHONE:** (239) 425-6011  
**E-MAIL:** [twoodyard@wa-cr.com](mailto:twoodyard@wa-cr.com)

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.

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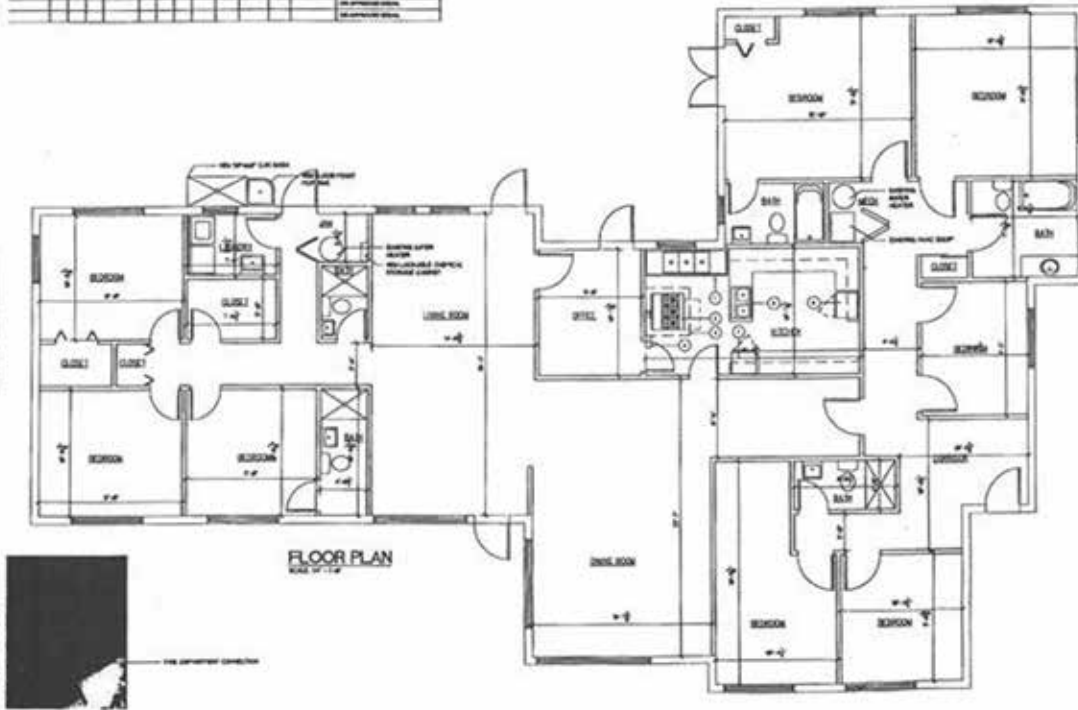


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NO.	DESCRIPTION
1	REVISIONS
2	REVISIONS
3	REVISIONS
4	REVISIONS
5	REVISIONS
6	REVISIONS
7	REVISIONS
8	REVISIONS
9	REVISIONS
10	REVISIONS



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