



**LOCATION:** 1722 Del Prado Boulevard, Cape Coral, FL 33990

**ZONING:** C1 - Commercial

**SIZE:** 1,200± Sq. Ft.

**TRAFFIC COUNTS:** 53,700 (2003)

**LEASE RATE:** \$14.00 Per Sq. Ft. NNN + \$3.00 Per Sq. Ft. CAM

**COMMENTS:** Excellent location with high visibility on Cape Coral's major north / south commercial corridor, across from WalMart Supercenter and Coral Pointe Shopping Center, which includes, Publix, Ross Dress for Less, Staples & numerous other shops.

**CONTACT:** TIM COLEN  
**PHONE:** (239) 425-6021  
**E-MAIL:** tcolen@dw-cr.com

7800 University Pointe Drive  
Suite 100, Second Floor  
Fort Myers, FL 33907  
Phone: (239) 425-6000  
Fax: (239) 425-6001  
[www.DW-CR.com](http://www.DW-CR.com)

# 1722 Del Prado Boulevard, Cape Coral, FL 33990

