

Metro/Metro Plex Frontage

25,112± SF

FOR LEASE



LOCATION: 6150 Metro Plex Drive, Fort Myers, FL 33966

ZONING: IL - Light Industrial

UTILITIES: County Water & Sewer

SIZE: 25,112± Sq. Ft.

PARKING: 29 parking spaces.

O/H DOORS: 4 truckwell, 2 grade



SIZE / RATE:

SIZE	BASE RATE	OPEX	SALES TAX	MONTHLY RATE
25,112± SF	\$30,343.67/mo (\$14.50 PSF NNN)	\$4,185.33/mo (\$2.00 PSF)	\$863.23/mo	\$35,392.23/mo
5 year initial term / 4% annual increases				

COMMENTS: METRO PARKWAY FRONTAGE. Freestanding warehouse with office / showroom. Excellent location on the corner of Metro Parkway and Metro Plex Drive, between Metro Parkway and Plantation Road, just north of Crystal Drive. **Available 8/1/25**

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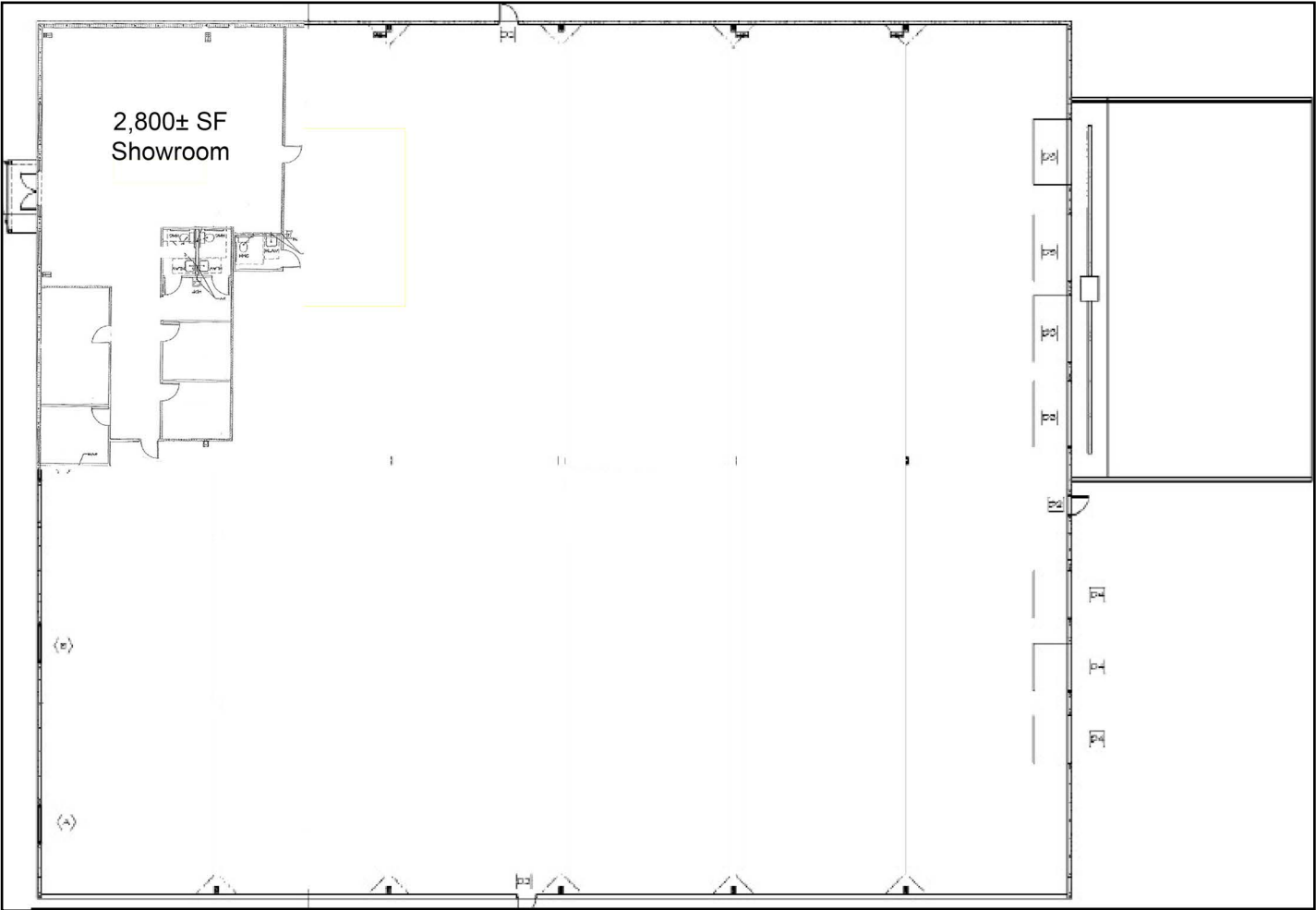
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