



**LOCATION:** 914 SE 14th Place, Cape Coral, FL 33990

**STRAP #:** 19-44-24-C2-00793.0210

**SIZE:** Building: 9,600± Sq. Ft. (8,240± Sq. Ft. Warehouse & 1,360± Sq. Ft. Office)  
Land: 15,000± Sq. Ft.

**YEAR BUILT:** 1973

**UTILITIES:** City Water & Sewer

**LEASE RATE** \$8,400.00 per Month plus Sales Tax or  
\$8.50 Per Sq. Ft. NNN plus \$2.00 estimated CAM

**SALE PRICE:** \$1,550,000.00

**2005 TAXES:** \$10,191.00

**COMMENTS:** Two overhead doors, two-ton crane, three phase electric, city water & sewer. Water and sewer separately metered. Flexible floorplan, easily modified. Located in Mid-Cape Coral Industrial Park, just off Viscaya Parkway.

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