



**CUSHMAN &
WAKEFIELD**

**COMMERCIAL PROPERTY
Southwest Florida**

**5220 Summerlin Commons Blvd.
Fort Myers, FL 33907**

Class A Office

FOR LEASE



Unit	Size SF	Lease Rate (SF)	Monthly Base Rent	CAM Rate (6.28/SF)	Monthly Total (Excludes Sales Tax)
100 A	3,576	\$16	\$4,768	\$1,871.44	\$6,639.44
3 rd Floor	10,940	\$15	\$13,675	\$5,725.27	\$19,400.27

Property Highlights

- Elegant High-Profile Class A Building with Marble floors hardwood finishes, and other Class A Amenities
- Building Pylon Signage Available
- Private restrooms on each floor
- Great visibility and frontage on Summerlin Rd
- This building is equipped with all the latest internet needs and fiber optics
- Ample Parking on site
- There are Two Elevators
- Geographically located in central Lee County near Page Field Airport
- Walking distance to restaurants, retail, and Around the Clock Fitness workout facility
- The immediate trade area has high traffic counts, increasing and diverse demographics, and increasing income levels (See Page 3 for details)

PROPERTY	DETAILS
Lease Rate	\$15-16
CAM	\$6.28
Building Size	53,640 SF
Parking Ratio	150 Free Spaces Ratio of 7.01/1,000 SF
Zoning	B-2
Year Built	2002
Strap #	11-45-24-P2-03600.0030

For more information, please contact:

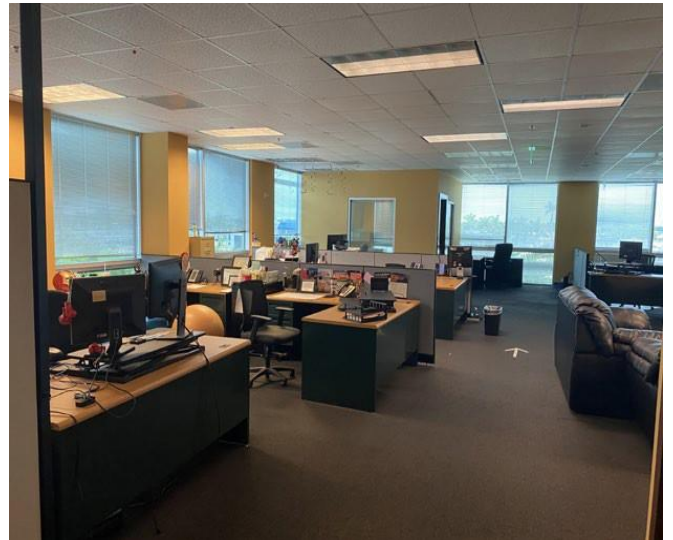
GARY TASMAN
Principal Broker
239.489.3600
gtasman@cpswfl.com

SHAWN STONEBURNER
Senior Director
239.489.3600
sstoneburner@cpswfl.com

5220 Summerlin Commons Blvd. Ste. 500
Fort Myers, FL 33907
239.489.3600
www.cpswfl.com

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3rd Floor 10,940 SF



Lobby



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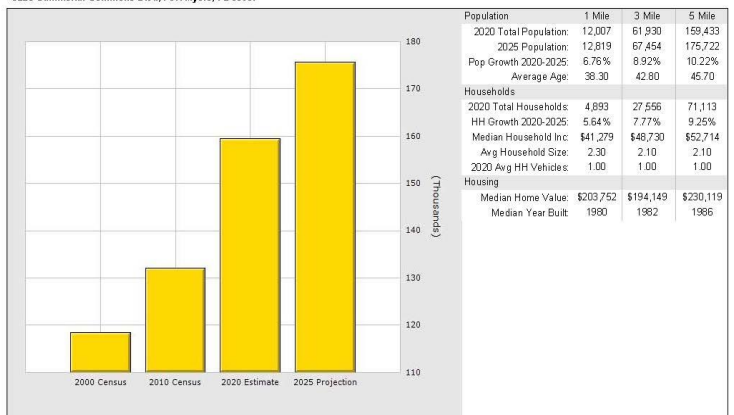
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Collection Street	Cross Street	Traffic Count
Custom Dr	Cleveland Avenue E	62,914
Summerlin Road	Park Meadows Drive N	36,164
Summerlin Road	Hawks Landing Dr NE	32,608
Cleveland Avenue	Boy Scout Drive S	48,578
Cleveland Avenue	N Airport Road S	51,933
Boy Scout Drive	Clayton Court W	21,865
Whiskey Creek Drive	Fairfield Way W	3,417

5220 Summerlin Commons Boulevard
Population for 5 Mile Radius
5220 Summerlin Commons Blvd, Fort Myers, FL 33907



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6/1/2020

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