

**OFFICE/WAREHOUSE OFF I-75**  
5301 MARTIN LUTHER KING JR BOULEVARD  
FORT MYERS, FL 33905

**Boback  
Commercial  
Group**  
Sales • Leasing • Property Management



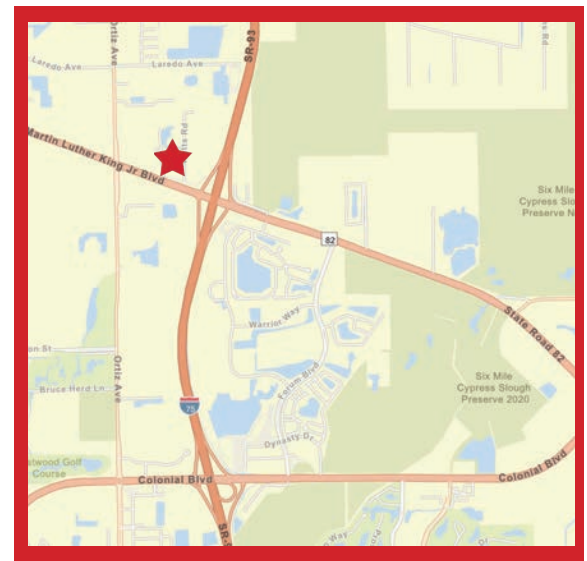
**FOR LEASE: \$2,275/MONTH + SALES TAX**

## **ABOUT THE PROPERTY**

Highly visible commercial space. 1 unit of 2,600± SF. Outside storage available within fenced yard. Property allows for commercial and industrial-type uses.

## **PROPERTY FEATURES**

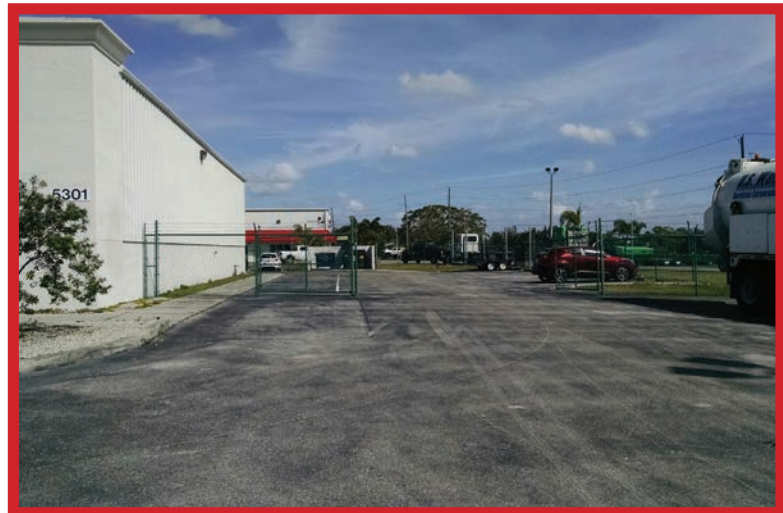
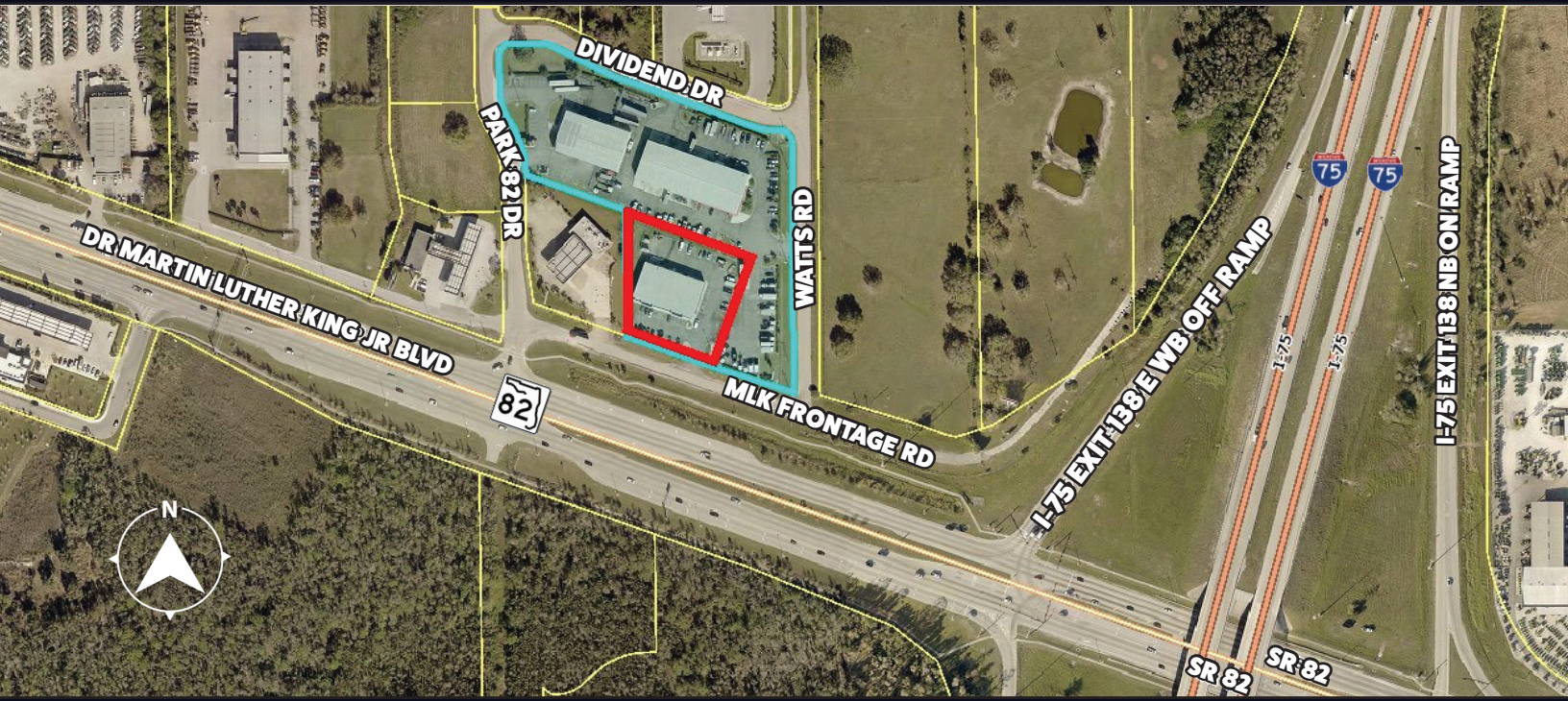
- ▣ Ceiling Height: 18 ft.
- ▣ Land Size: 1.2± Acres
- ▣ Utilities: Water and Sewer
- ▣ Zoning: CI - Commercial Intensive (City of Fort Myers)
- ▣ Year Built: 2005
- ▣ Highly visible to I-75 and Dr. Martin Luther King Jr. Blvd. at Exit 138
- ▣ Completely fenced; outside storage
- ▣ Strap #22-44-25-P1-00300.0010



**JIM BOBACK, CCIM**  
Broker/Owner

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**2020 DEMOGRAPHICS**

	1 Mile	3 Miles	5 Miles
Population	2,709	41,673	110,493
# Households	451	14,562	42,858
Median HH Income	\$64,259	\$40,757	\$46,337
Median Age	33.2	33.6	38.6

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