

## QUALITY MEDICAL/PROFESSIONAL BUILDING



## LOCATED NEAR CAPE CORAL MUNICIPAL OFFICES

### PROPERTY FEATURES

This high visibility building is well-suited for a wide range of uses including medical, real estate, title company, law practice, etc.

Located on the southwest corner of Country Club Blvd. and SE 11th St. and adjacent to Cape Coral Community Development.

- Size: 5,400± SF
- Lease Rate: \$17.00 PSF NNN
- Est. CAM: \$4.25 PSF
- Year Built: 1989 (Totally remodeled for medical 2003)
- Parking: 26 spaces
- City of Cape Coral water and sewer
- Zoned Commercial/Professional



**Bob White, CCIM**

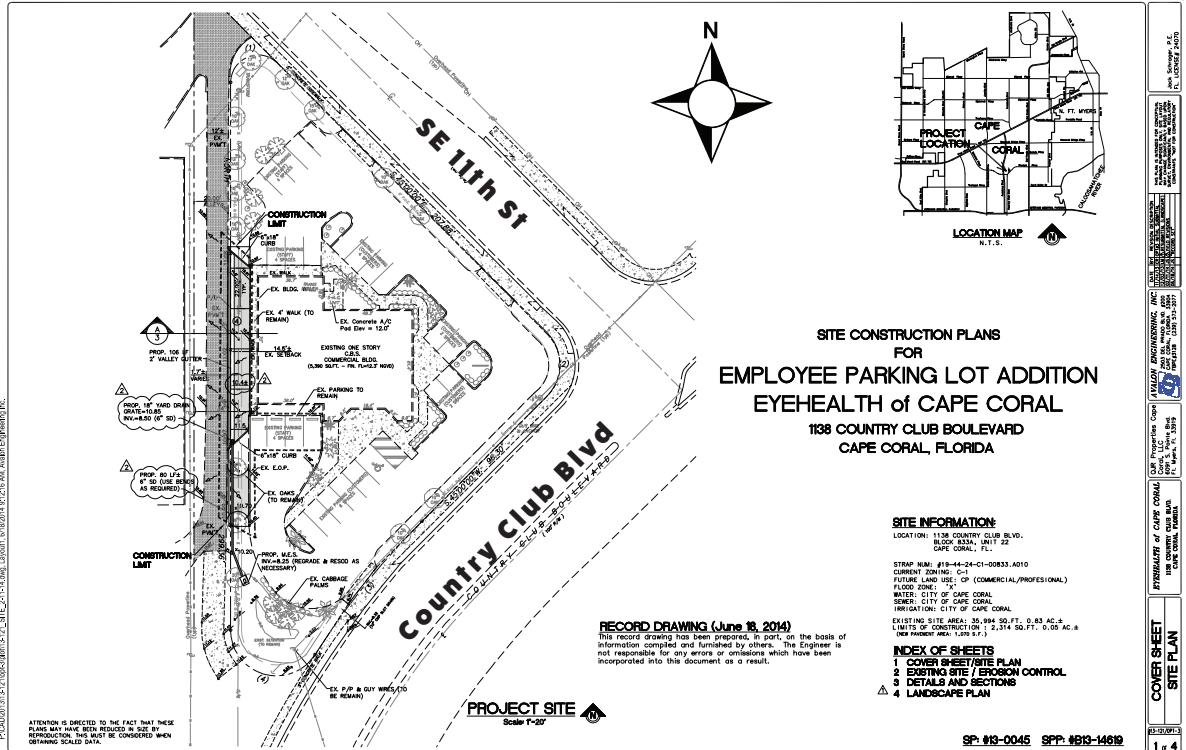
☎ 239-850-2217

✉ [Bob@BobWhiteInc.com](mailto:Bob@BobWhiteInc.com)

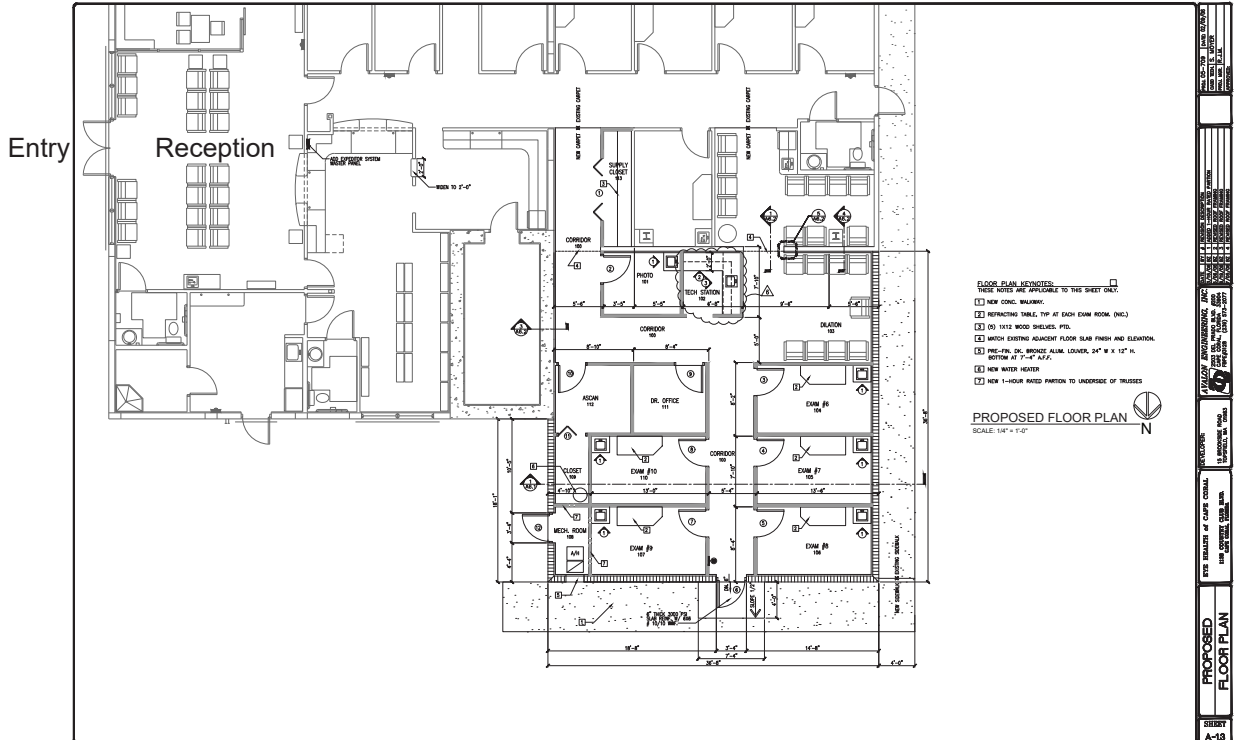
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### SITE PLAN



### FLOOR PLAN



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