



Sierra Meadows Medical Center

8360 Sierra Meadows Blvd
Naples, FL 34113

Property Features

- Tailored for Medical Office Users
- Ample Parking
- Across the street from Physicians Regional Collier Campus
- Newly renovated interior and exterior

For more information:

Vanessa Tyler

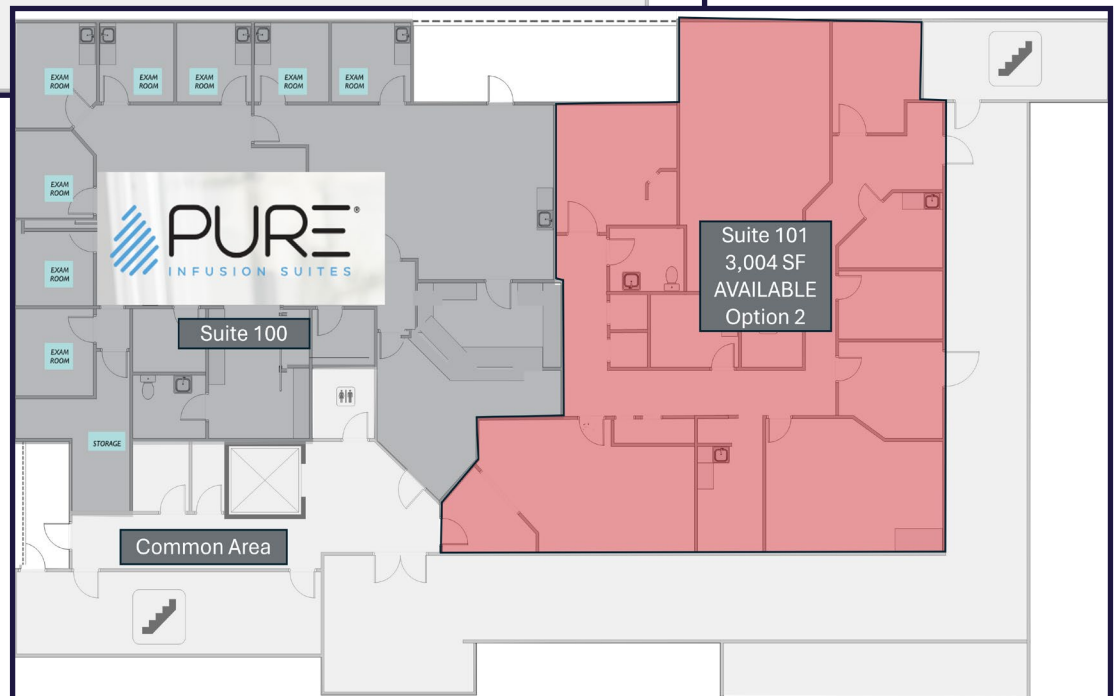
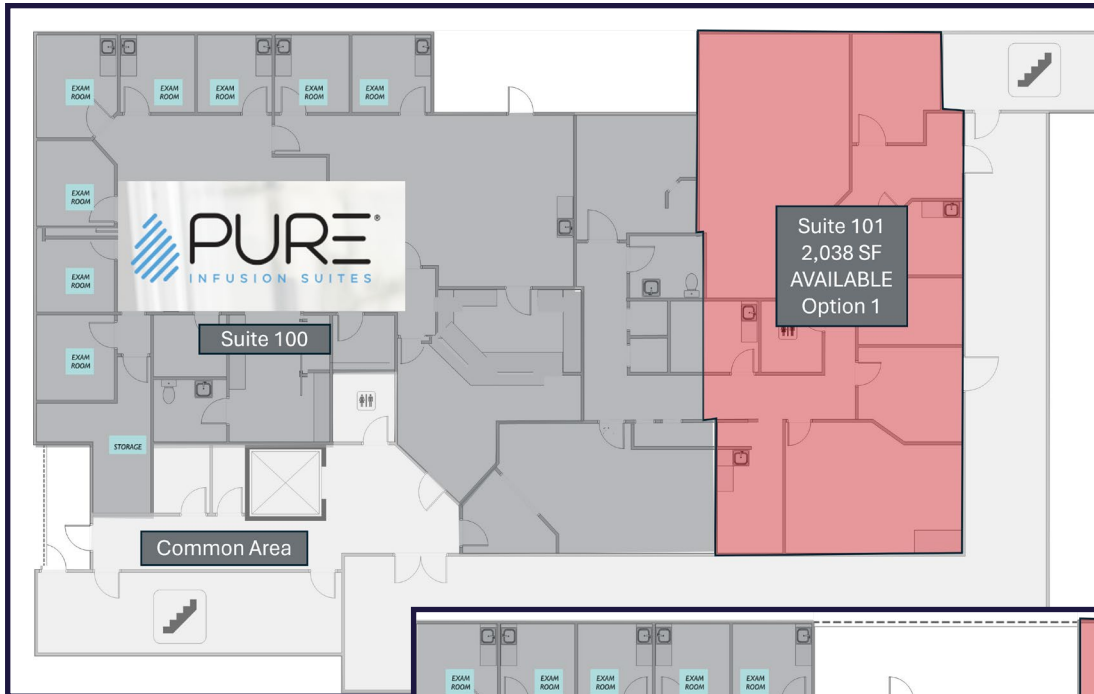
Senior Associate
+1 239 220 9683
vtyler@naiburnsscalo.com



Property Details

Lease Rate	CAM	Parking Ratio	Year Built	Submarket
\$24.00 NNN	\$12.04	5.07/1,000 SF	2007	Lely

Suite 101 Floor Plan Options



For more information:

Vanessa Tyler

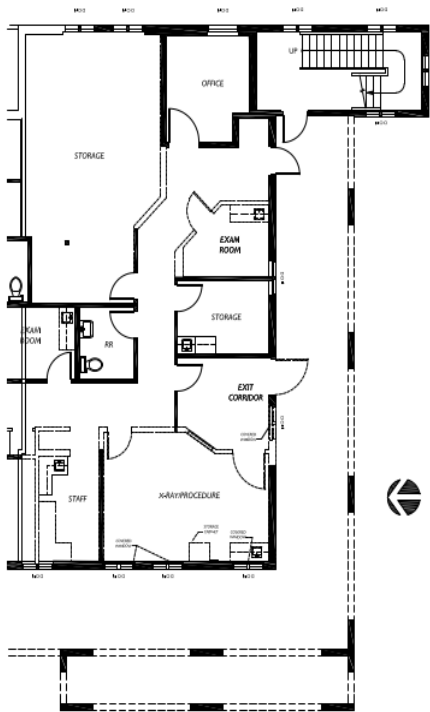
Senior Associate

+1 239 220 9683

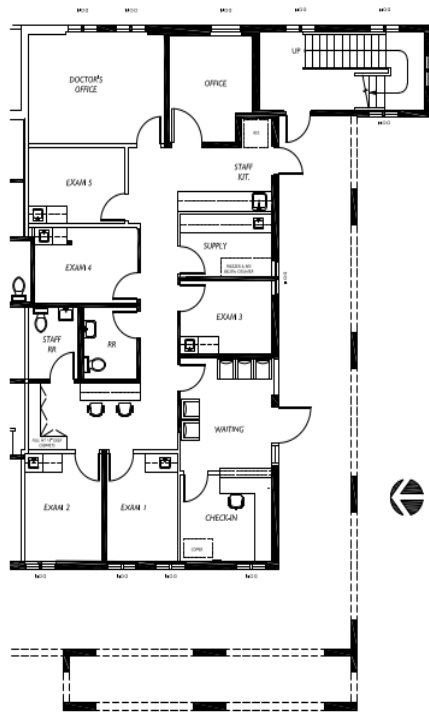
vtyler@naiburnsscalo.com

Suite	Floor Plan	Size (SF)	Lease Rate	CAM
101	Option 1	2,038 SF	\$24.00 NNN	\$12.04

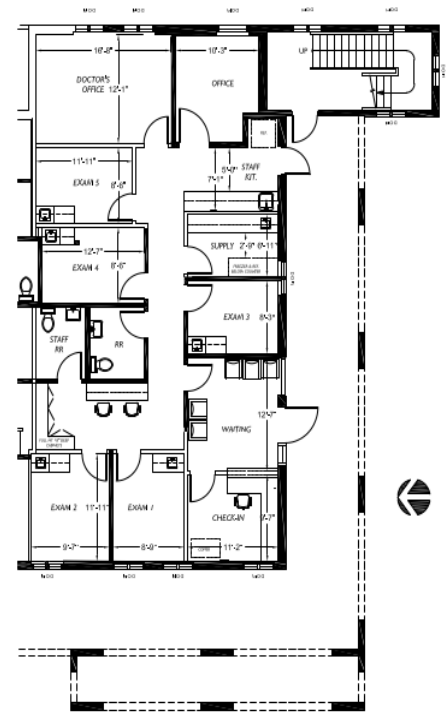
- Suite Needs to be Built Out
- Private Exterior Entrance
- Permit obtained for option 1 floor plans
- Multiple Exam Rooms
- Landlord to Add Exterior Storefront Entry
- 2 Restrooms
- Check-in/out and Waiting Room



EXISTING / DEMO PLAN



TEST-FIT PLAN



TEST-FIT PLAN (DIMENSIONS)

For more information:

Vanessa Tyler

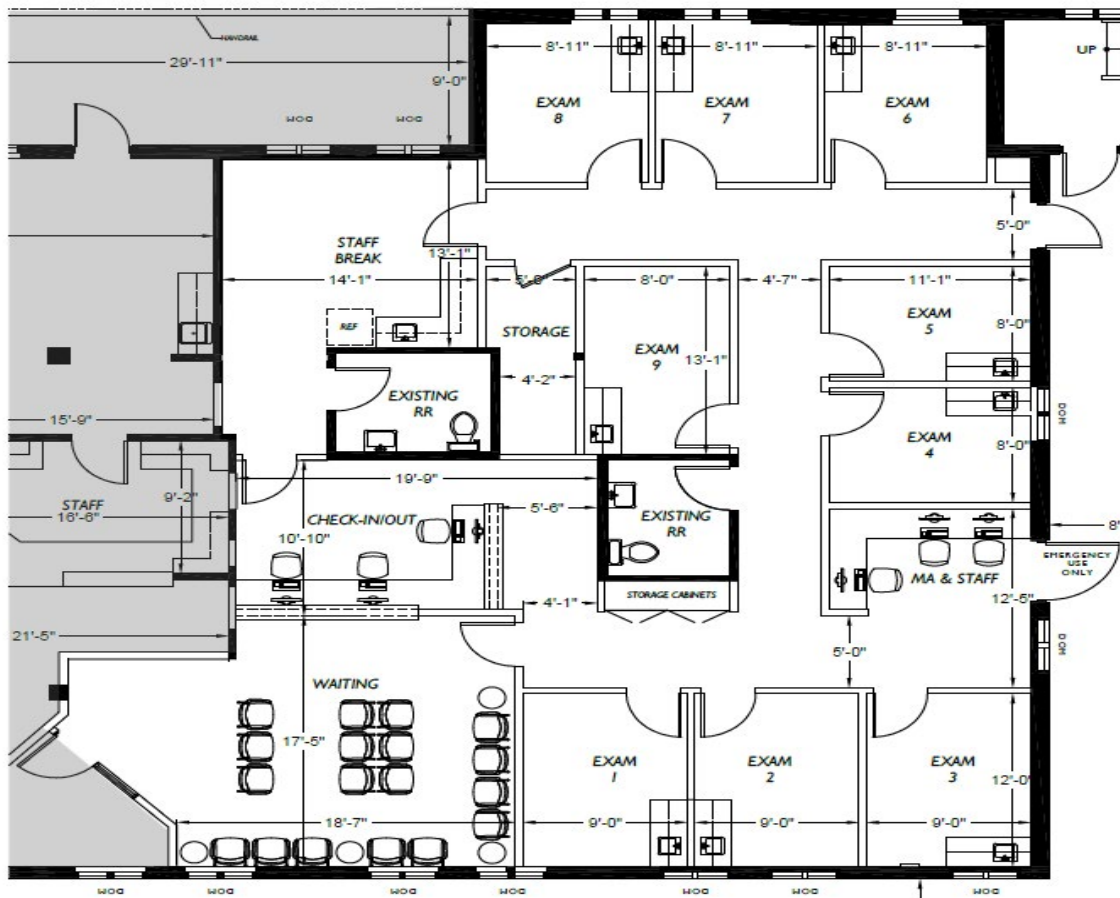
Senior Associate

+1 239 220 9683

vtyler@naiburnsscalo.com

Suite	Floor Plan	Size (SF)	Lease Rate	CAM
101	Option 2	3,004 SF	\$24.00 NNN	\$12.04

- Suite Needs to be Built Out
- Private Exterior Entrance
- Multiple Exam Rooms
- Landlord to Add Exterior Storefront Entry
- 2 Restrooms
- Check-in/out and Waiting



For more information:

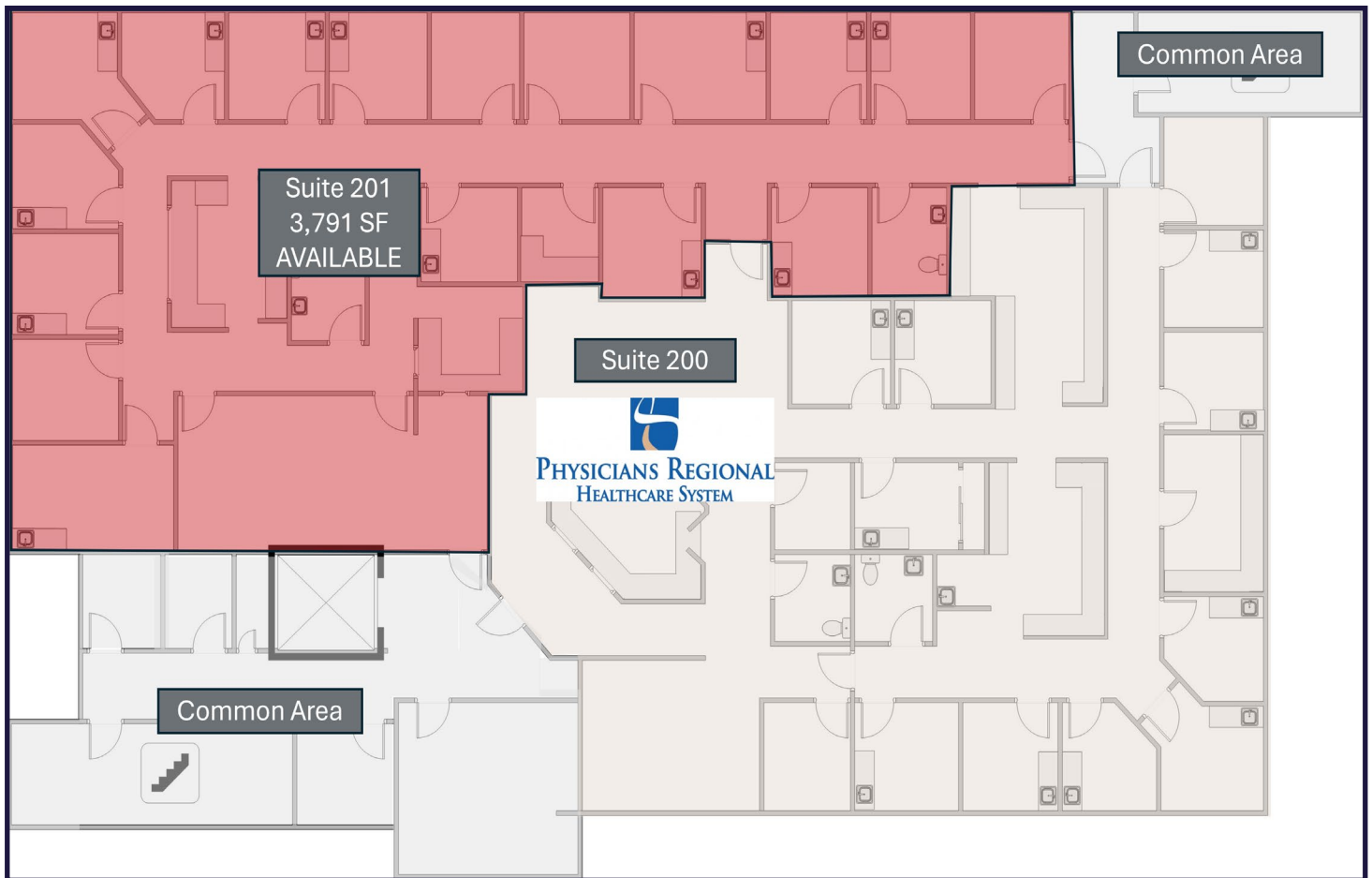
Vanessa Tyler

Senior Associate

+1 239 220 9683

vtyler@naiburnsscalo.com

Suite 201 Floor Plan



For more information:

Vanessa Tyler

Senior Associate

+1 239 220 9683

vtyler@naiburnsscalo.com

Local Facilities:



Physicians Regional Healthcare



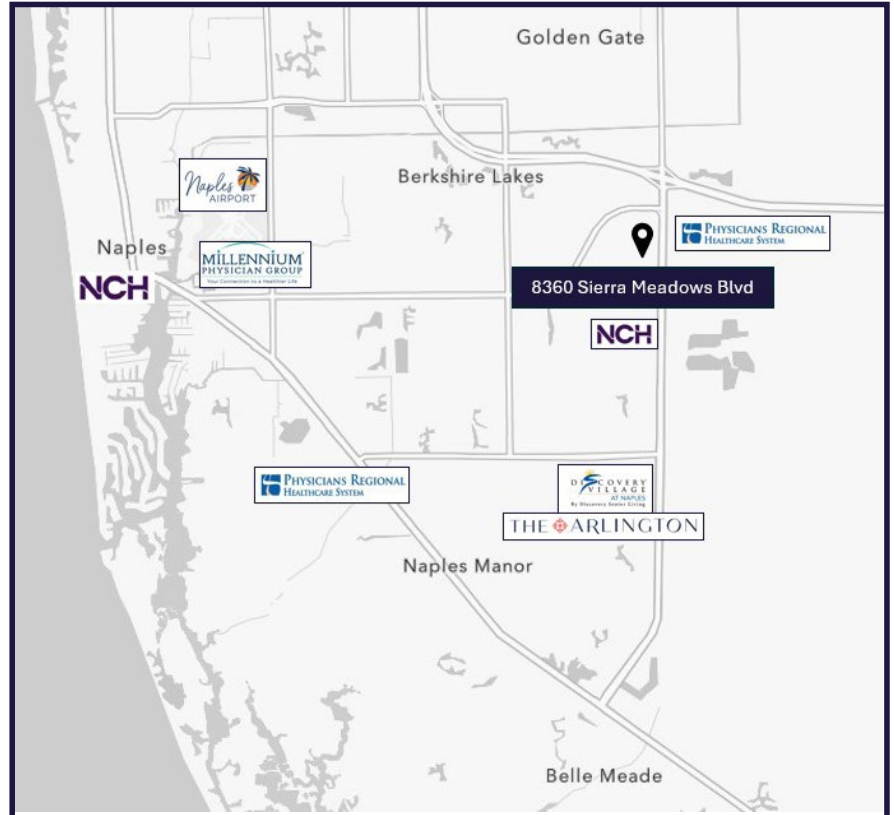
NCH Baker Campus



The Arlington of Naples



Discovery Village



Demographics

2025 Demographics	1-Mile	3-Miles	5-Miles
2025 Total Population	5,546	37,267	101,510
2025 Median Age	49.1 Yrs	60.9 Yrs	56.3 Yrs
2025 Average Household Income	\$118,198	\$113,328	\$74,223
2025 Average medical spending	\$1,674	\$1,933	\$1,852

For more information:

Vanessa Tyler

Senior Associate

+1 239 220 9683

vtyler@naiburnsscalo.com