

# 14555 Global Pkwy Fort Myers, FL



CUSHMAN &  
WAKEFIELD

COMMERCIAL  
PROPERTY  
SOUTHWEST FLORIDA



## Property Highlights

- Fully cleared, development ready, improved land with offsite water management infrastructure in place
- The area is rapidly transforming into a major industrial hub, with recent expansions from Amazon, FedEx, and major distribution centers.
- Immediate access to I-75 providing direct routes to Tampa, Miami, and Orlando.
- Located within close proximity Southwest Florida International Airport (RSW), ideal for air cargo and executive travel access.
- Proximity to Florida Gulf Coast University (FGCU) and local technical colleges ensures a strong labor pool for industrial and logistics jobs.

## FOR SALE

# \$1,744,140

### STRAP NUMBERS

26-45-25-L4-27000.0030

### PROPERTY TYPE

Improved Industrial Land

### LAND AREA

± 87,207 SF / 2.00 AC

### ZONING

Airport Commerce  
IPD – SWFL International  
Commerce Park

### FUTURE LAND USE

Tradeport

### FRONTAGE

±218' on Global Pkwy  
±404' in Jetport Loop  
±221' on Treeline Ave S.

### SUBMARKET

S Fort Myers / San Carlos

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2024 Demographics	1-Mile	3-Miles	5-Miles
<b>Total Population</b>	404	32,888	145,860
<b>Total Households</b>	503	37,669	160,567
<b>Annual Population Growth 2024-2029</b>	4.1%	3.9%	3.7%

Better never settles

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## IPD ZONING:

LAND IS CLEARED AND READY TO DEVELOP. IPD – SWFL INTERNATIONAL COMMERCE PARK ZONING OFFERING A MULTITUDE OF USES AT THE SITE.



## GROWING INFRASTRUCTURE:

FORT MYERS, FLORIDA, IS EXPERIENCING RAPID INFRASTRUCTURE GROWTH, DRIVEN BY EXPANDING COMMERCIAL DEVELOPMENTS, RESIDENTIAL PROJECTS, AND ENHANCED TRANSPORTATION NETWORKS TO SUPPORT THE AREA'S THRIVING ECONOMY.



## MAJOR TRANSPORTATION ROUTES:

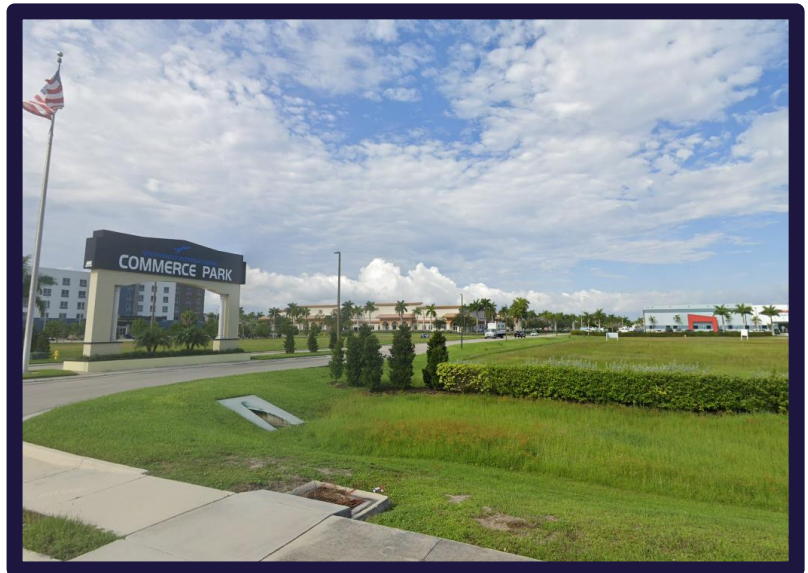
PROPERTY OFFERS QUICK ACCESS TO I-75, A MAJOR INTERSTATE THAT CONNECTS FLORIDA WITH SEVERAL SOUTHEASTERN U.S. STATES, MAKING IT IDEAL FOR EFFICIENT DISTRIBUTION ACROSS THE REGION.

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