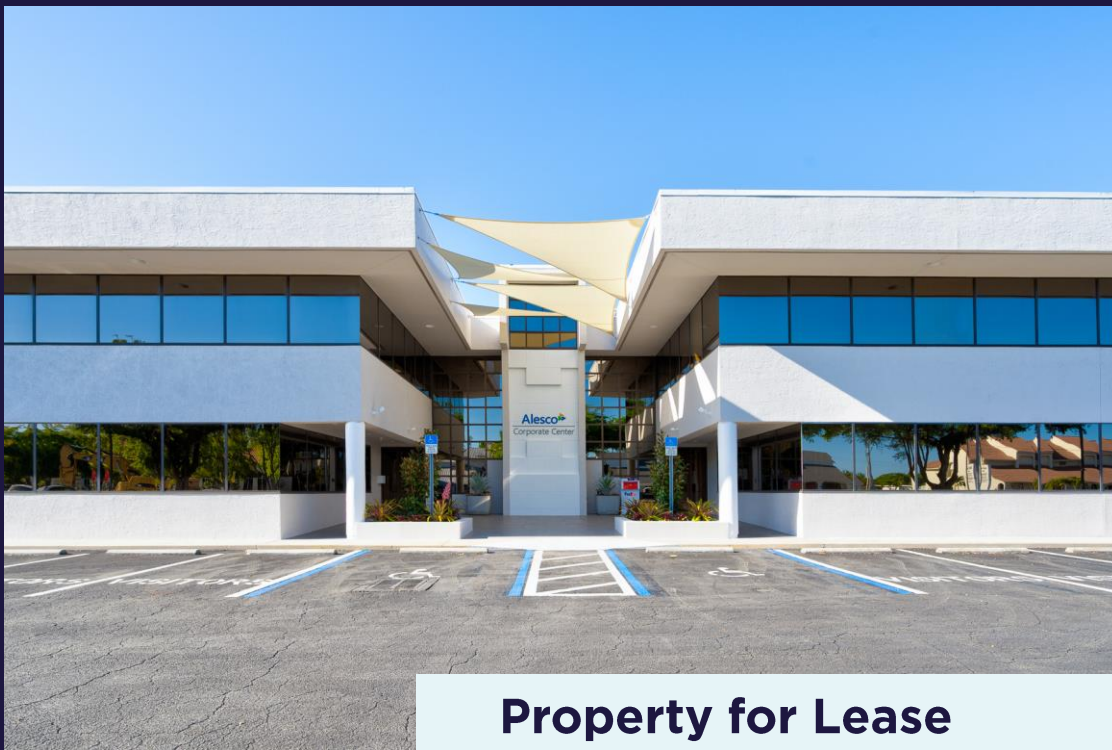


4575 Via Royale Fort Myers, FL 33907



CUSHMAN &
WAKEFIELD

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA



Property for Lease
\$17.00 NNN

Property Highlights

- Centralized location just off Colonial Blvd and the Midpoint Bridge, neighboring the upcoming Royal Palm Square development.
- Great professional tenant mix.
- Property has been completely renovated inside and out.
- Ample parking with surface and covered parking.
- New fiber optic lines installed.

ADDRESS

Alesco Corporate Center
4575 Via Royale
Fort Myers, FL 33919

PROPERTY TYPE

Office

NNN LEASABLE AREA

± 29,878 sf

YEAR BUILT

1987

PARKING RATIO

4.09 / 1,000 sf

ZONING

CG – Commercial General

SUBMARKET

S Ft Myers / San Carlos

GARY TASMAN
CEO / Principal Broker
(239) 489-3600
gtazman@cpswfl.com

GRETCHEN SMITH
Senior Director
(239) 489-3600
gsmith@cpswfl.com

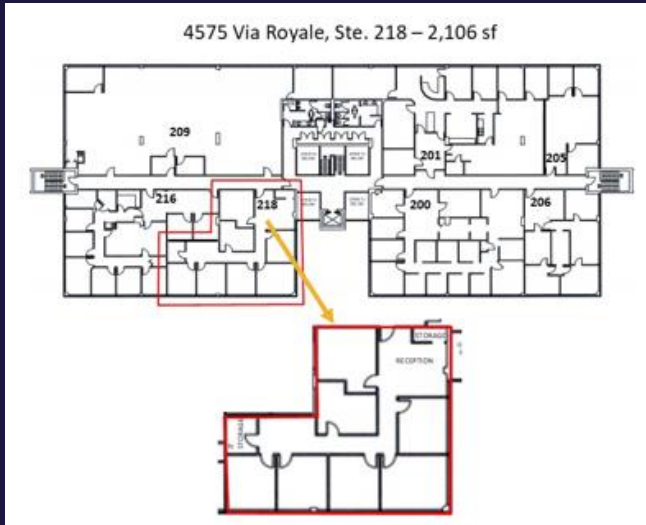
Better never settles



**CUSHMAN &
WAKEFIELD**

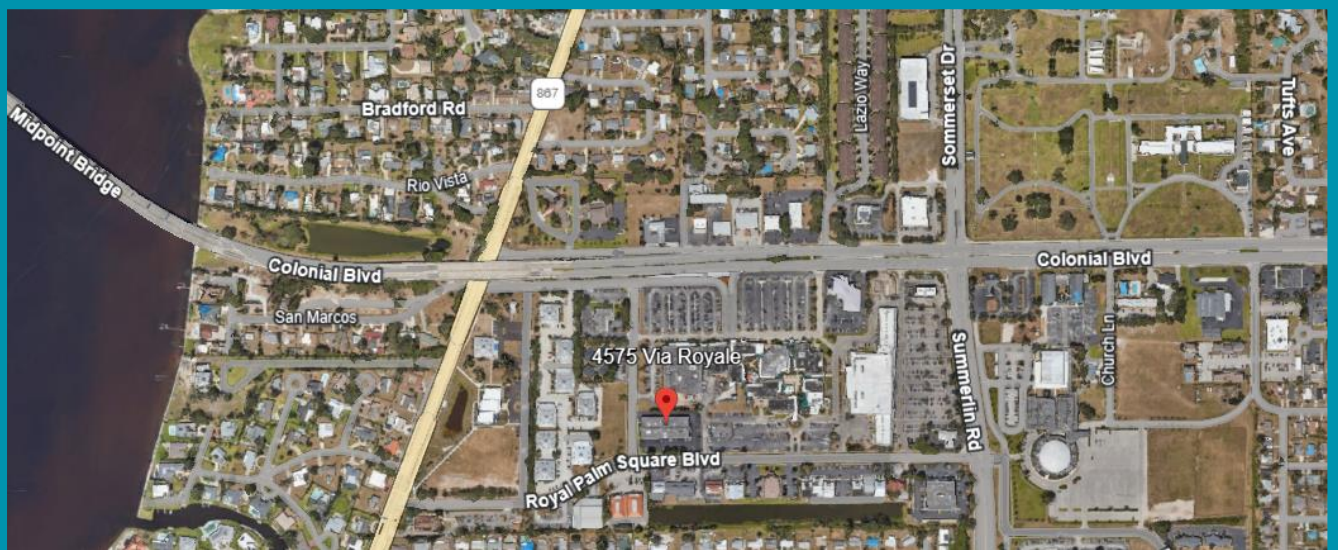
COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA

Unit Now Available 2,106 SF



Unit	Unit Size	Lease Rate	CAM	Monthly Rent*
Suite 218	2,106 SF	\$17.00 NNN	\$7.47	\$4,294.49

*Taxes not included



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