

# 12734 KENWOOD LN #17 FORT MYERS, FL 33907



**CUSHMAN &  
WAKEFIELD**

COMMERCIAL  
PROPERTY  
SOUTHWEST FLORIDA



**Property for Sale**  
**\$120,000**

## Property Highlights

- Well-maintained 2-office condo suite
- Located in the Kenwood Office Park with easy access to College Pkwy and US-41
- Fully built out office spaces
- Suite is located across from the complex mailboxes
- AC has been regularly serviced

BUILDING SIZE	± 480 SF
PROPERTY TYPE	Office Condo
YEAR BUILT	1982
QUARTERLY DUES	\$745.57 (includes reserves)
PARKING RATIO	10.00/1,000 SF
SUBMARKET	S Ft Myers / San Carlos

Better never settles

**GARY TASMAN**  
CEO / Principal Broker  
(239) 489-3600  
[gtasman@cpswfl.com](mailto:gtasman@cpswfl.com)

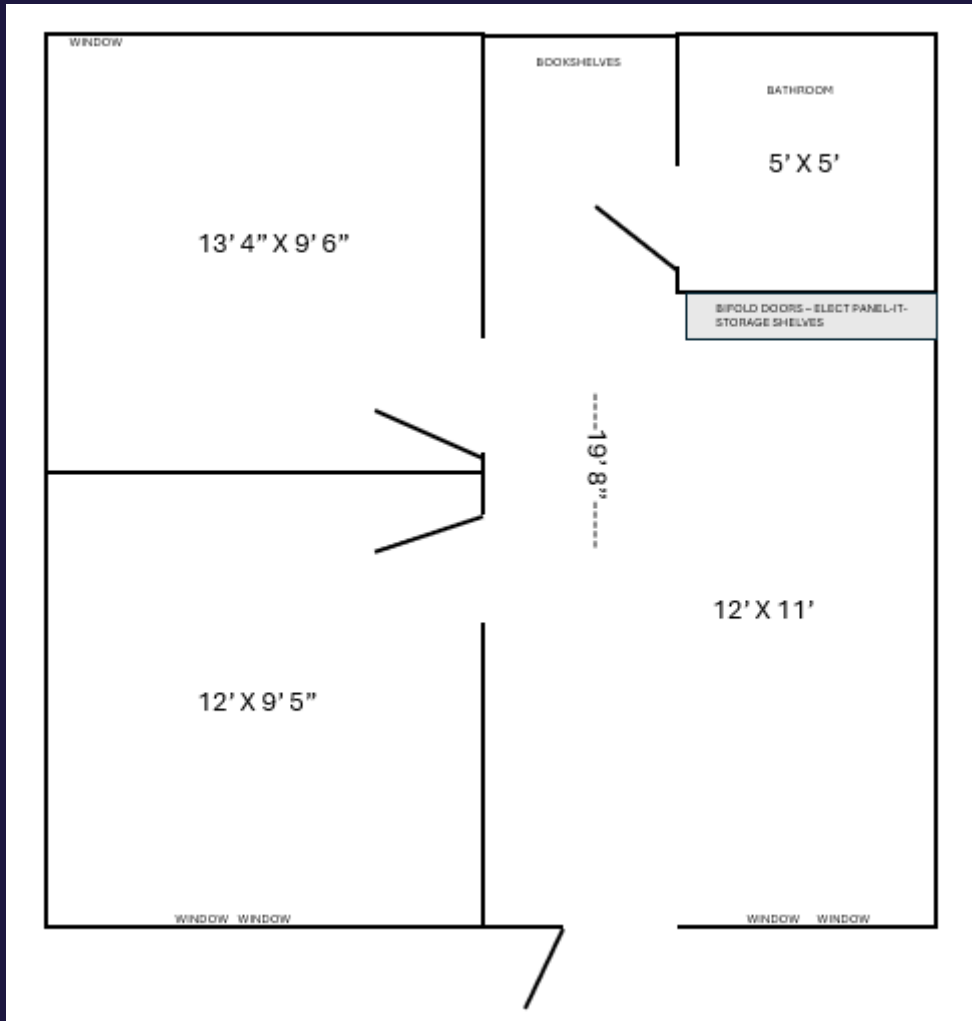
**GRETCHEN SMITH**  
Senior Director  
(239) 464-5976  
[gsmith@cpswfl.com](mailto:gsmith@cpswfl.com)

# Floor-plans and Unit Information



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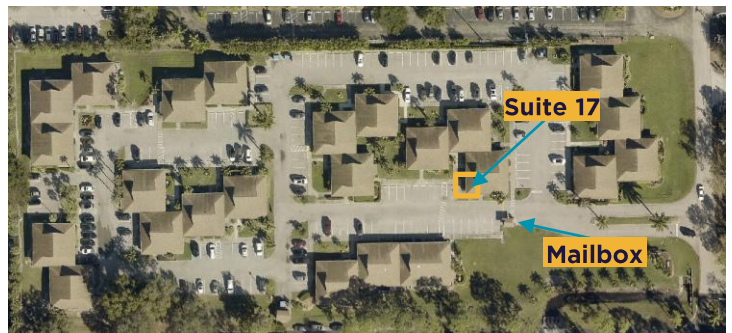
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## Unit 17

- ±480 SF fully built-out office space
- 2 private offices
- 1 bathroom
- 1 waiting / reception room

## Kenwood Office Park



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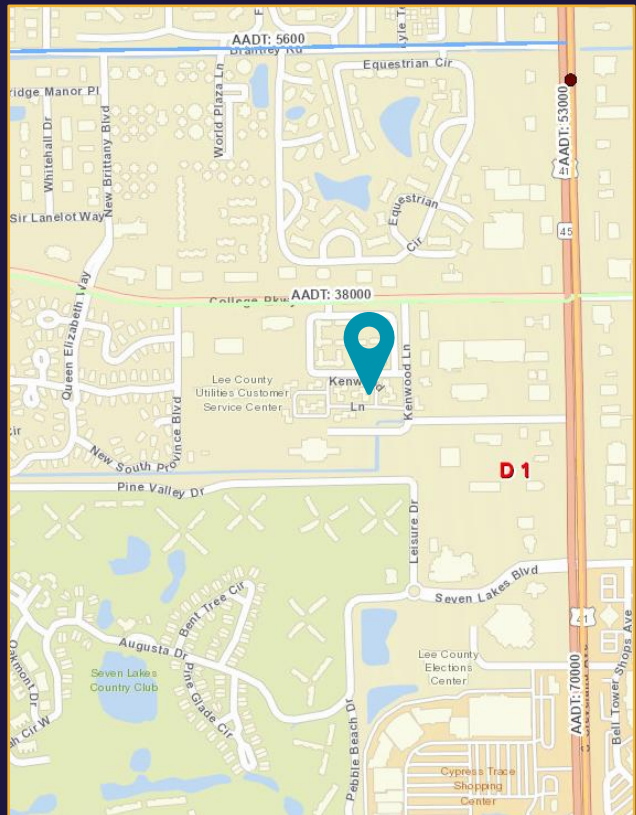
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# Location



## CENTRAL LOCATION:

FORT MYERS SERVES AS A THRIVING HUB FOR BUSINESS, TOURISM, AND GROWTH IN SOUTHWEST FLORIDA. WITH A STRONG ECONOMY, EXPANDING POPULATION, AND PROXIMITY TO THE AIRPORT, BEACHES, AND MAJOR EMPLOYERS, IT'S A PRIME DESTINATION FOR COMMERCE AND DEVELOPMENT.



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