

2702 HANSON ST

Fort Myers, FL



**CUSHMAN &
WAKEFIELD**

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA



For Lease

STRAP NUMBER(S)	25-44-24-P2-0170A.0060
PROPERTY TYPE	Warehouse
BUILDING AREA	± 2,040 SF
LAND AREA	+40,864 SF / 0.94 AC
ZONING	IL - Light Industrial
LEASE RATE	\$10,750 / Month
SUBMARKET	S. Fort Myers/San Carlos

Property Highlights

- Prime location just off Fowler
- Just under an acre, fully fenced-in lot for secure outside storage
- One (1) 8 X 10 drive-in door
- Air-conditioned office space
- Warehouse and land will be delivered cleared

Better never settles

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

SHAWN STONEBURNER
Senior Director
(239) 489-3600
sstoneburner@cpswfl.com

2702 HANSON ST

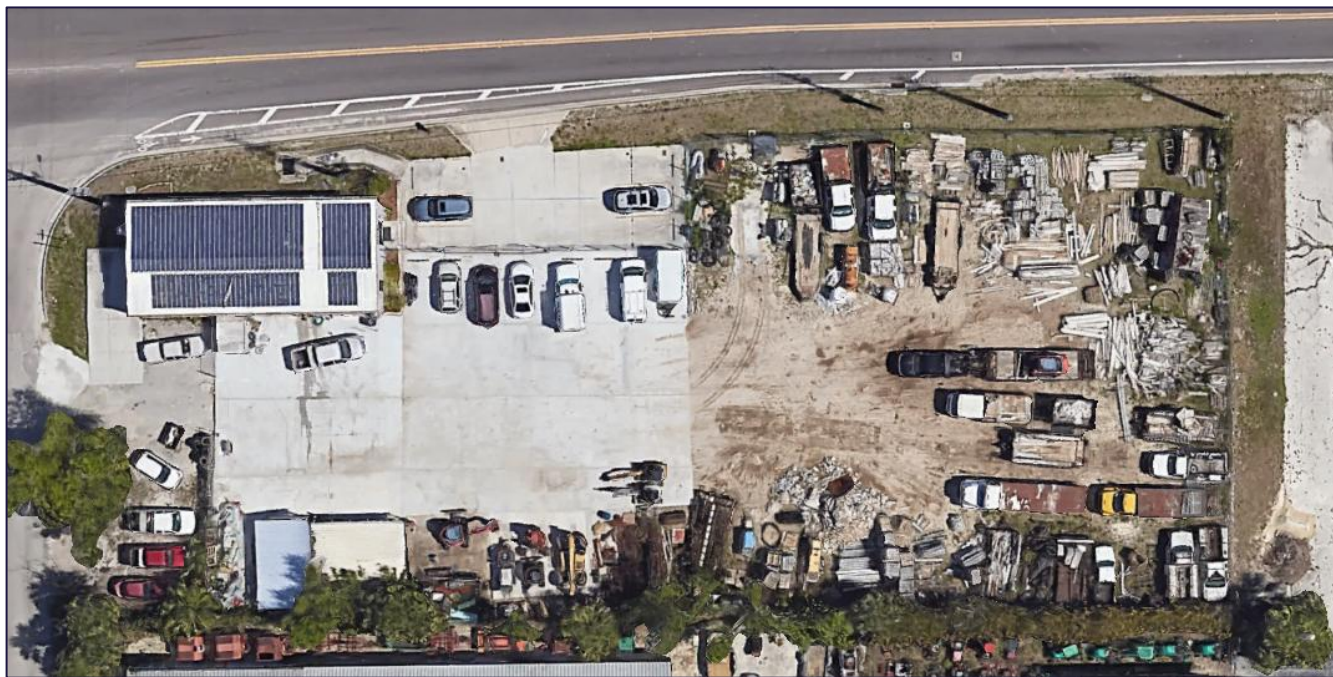
Fort Myers, FL



**CUSHMAN &
WAKEFIELD**

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA

Property at a Glance



GARY TASMAN

CEO / Principal Broker

(239) 489-3600

gtazman@cpswfl.com

SHAWN STONEBURNER

Senior Director

(239) 489-3600

sstoneburner@cpswfl.com

Better never settles

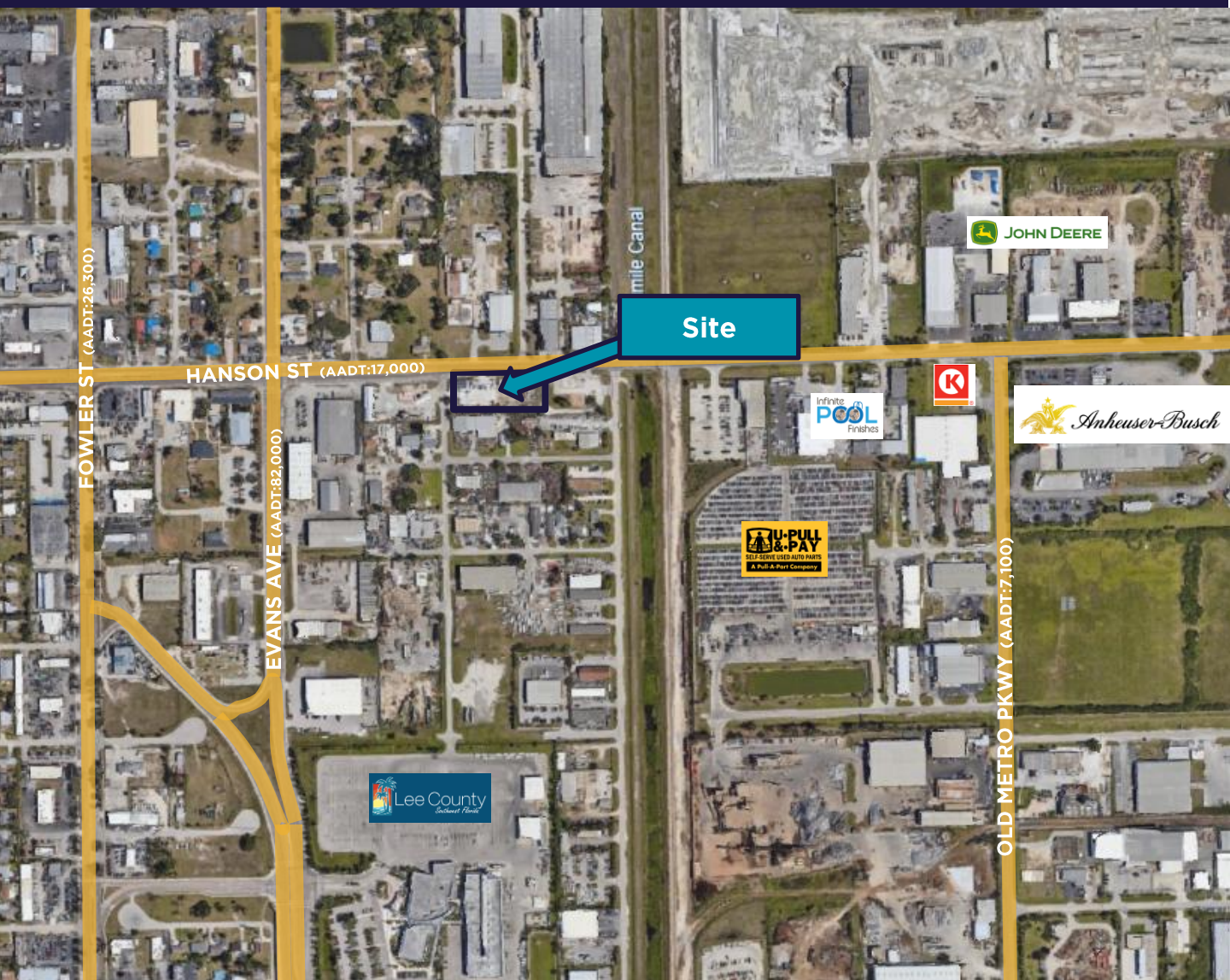
2702 HANSON ST

Fort Myers, FL



CUSHMAN &
WAKEFIELD

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA



2024 Demographics	1-Mile	3-Miles	5-Miles
Total Population	8,746	62,751	158,273
Total Households	3,148	26,120	65,939
Annual Population Growth 2024-2029	3.2%	3.8%	2.3%
Average Household Income	\$43,717	\$68,711	\$75,181
Median Age	34.7	38.7	42.2

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

SHAWN STONEBURNER
Senior Director
(239) 489-3600
sstoneburner@cpswfl.com

Better never settles