RE/MAX COMMERCIAL

FRYE COMMERCIAL GROUP

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CREXI RealNex The Technology Behind the Deal CCIM



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CCIM RE/MAX HALL OF FAME RE/MAX LIFETIME ACHIEVEMENT

Florida Weekly's BEST of 2026 The Flamingo Awards



FOR SALE or BUILD-TO-SUIT LEASING OPPORTUNITY

US 41 & Harborage Dr., Ft. Myers

- *Parcel Size: 2.55± Acres | • Zoning: CPD*
- *Traffic Count: 62,500*
- *Quick access to RSW, I-75, & FGCU*
- *Located in a fast-growing area*
- *Possible Uses: Restaurant, Office, Medical, Financial*

$1,495,000

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PRICE IMPROVEMENT



MIXED-USE WAREHOUSE SPACE

FOR SALE/LEASE | 3131 E. Riverside Dr., Ft. Myers

- *Located on the Caloosahatchee River*
- *Available Space: 1,945 - 10,500± SF*
  - 7,500 SF ELEVATED Warehouse w/ Loading Dock

$8.75-$17.50 PSF ($5.00 CAM)

- *Total Bldg: 24,700± SF + 0.41-acre lot*
- *Zoned: CG – Commercial General*

$3,395,000



Julie Baker
(239) 689-2242



Just *LEASED!* OFFICE/RETAIL SPACE

16521 San Carlos Blvd., Fort Myers

Out There First, Inc. dba Alex Global Products/ALEX Toy's *leased a 800-square-foot office/retail space at 16521 San Carlos Blvd., Unit #120 in Fort Myers from Calypso Equity, LLC.*

Pam Bratton, CCIM, Michael J. Frye, CCIM *and* ***Julie Baker*** *with* **REMAX** ***Realty Group-Frye Commercial Group*** *represented the transaction.*

RE/MAX Realty Group **THE NAME TO BUILD ON.℠** **ftmyerscommercial.com | soldsign.com**