

**SALE/  
LEASE**

**9,000± SF WAREHOUSE  
METRO/CRYSTAL AREA**



## PROPERTY FEATURES

- Location: 12330 Crystal Commerce Loop  
Fort Myers, FL 33966
- Zoning: IPD (Industrial Planned Development)
- Utilities: Water & Sewer
- Strap #: 18-45-25-19-00000.0130
- Building Size: 9,000± SF with 573± SF Office
- Land Size: 31,363± SF
- Year Built: 2007
- O/H Doors: 3 (14' x 12')
- Eave Height: 20 Feet
- Parking: 9 Plus 2 Handicap Parking Spaces
- **SALE PRICE: \$1,100,000**
- **LEASE RATE REDUCED TO \$5,500/MONTH  
PLUS SALES TAX**

For More Information Contact:

**PAUL SANDS**

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**vipcommercial**  
Licensed Real Estate Broker

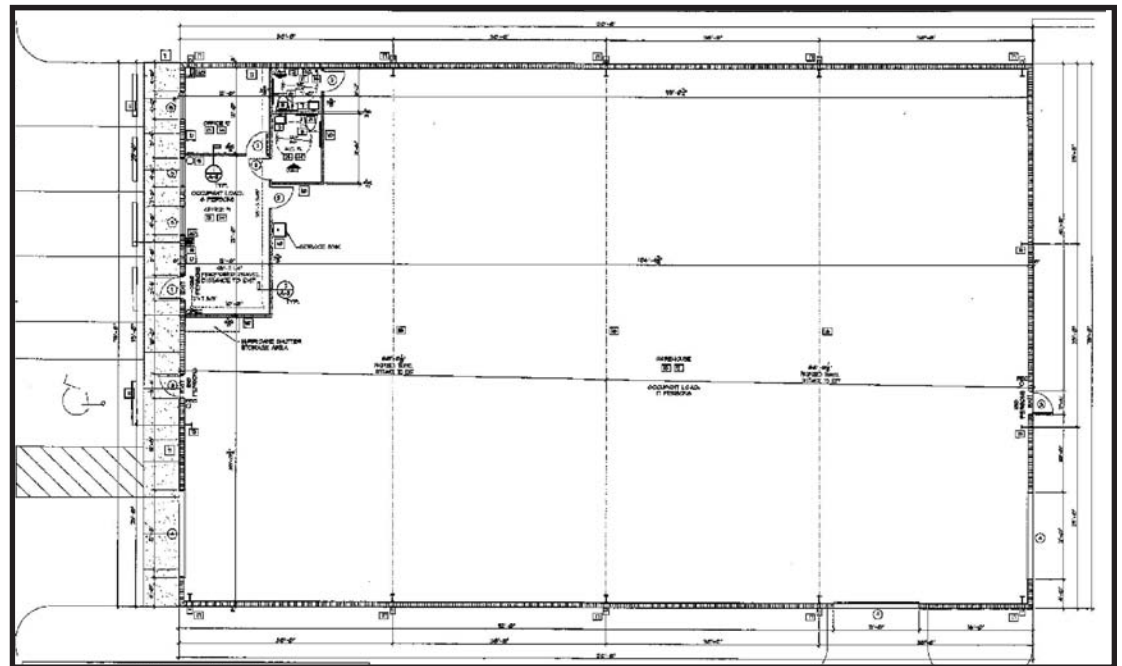
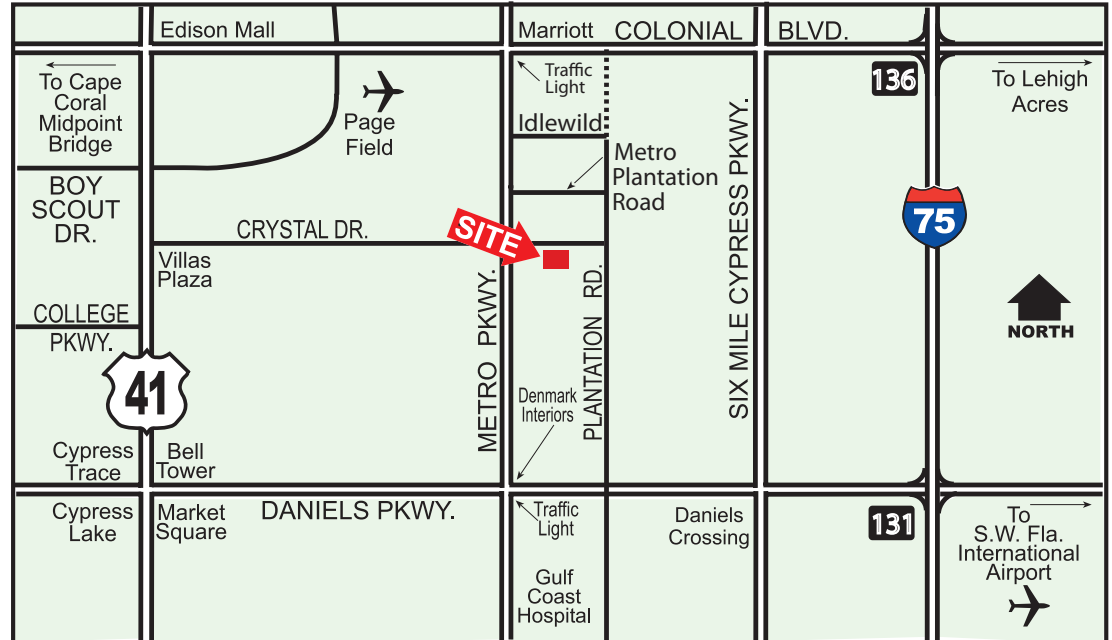
**TCN**  
WORLDWIDE

1/27/09 | 1532 | Sale-15945690; Lease-15942106

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