



13750 TREELINE AVE S, UNIT 6 | FORT MYERS, FL 33913

# 2,430 SF INDUSTRIAL FLEX ON TREELINE AVE

FOR LEASE

CONTACT

**Justin Ankney, CCIM**  
239-933-5594  
justin@mayhughcommercial.com

**Chase Mayhugh, SIOR, CCIM**  
239-278-4945  
chase@mayhughcommercial.com



13099 S. Cleveland Ave. Suite 410  
Fort Myers, FL 33907

MAYHUGHCOMMERCIAL.COM

*Great property located just south of Daniels Parkway on Treeline Ave South. Just minutes from I-75 as well as RSW International Airport.*

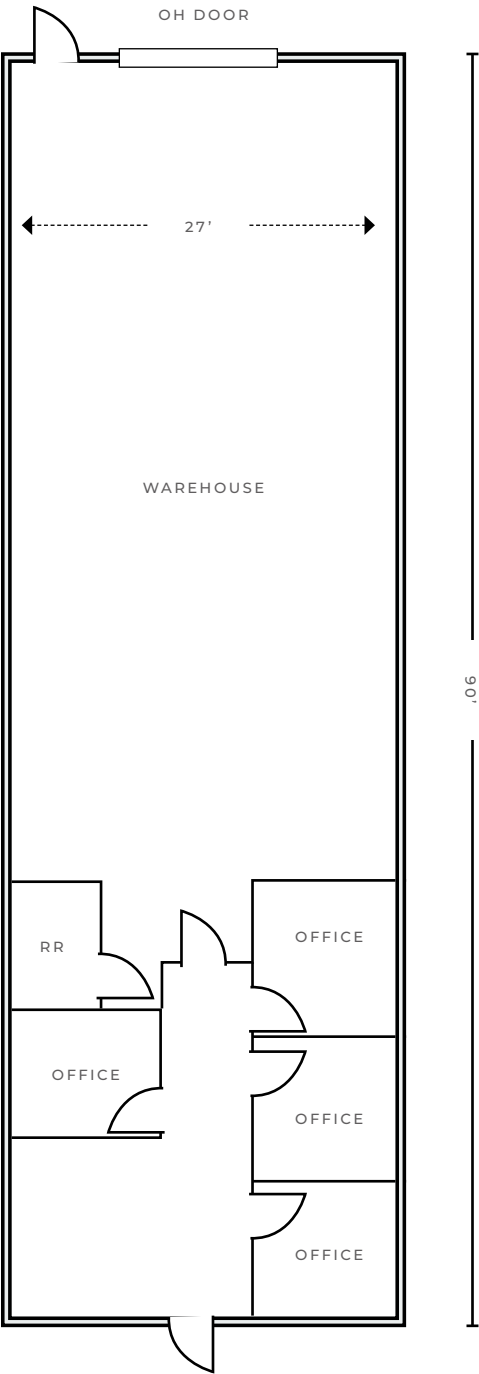
This 2,430± SF unit features a reception area, four private offices, one restroom, and majority warehouse with a 10' x 12' OH door and 15'-16' clear height. Approximately one-third under air and two-thirds warehouse. The space is currently occupied through October 31 - please contact broker to schedule a private tour.

PROPERTY DETAILS

LEASE RATE	\$18.00 NNN + \$4.84 CAM/OPEX
TOTAL MONTHLY	\$4,625.10
AVAILABLE SF	2,430± SF
AVAILABLE	November 1, 2025
ZONING	IL (LCO)
BUILDING SIZE	15,225 SF
YEAR BUILT	2002
PARKING RATIO	2.76 / 1,000 SF

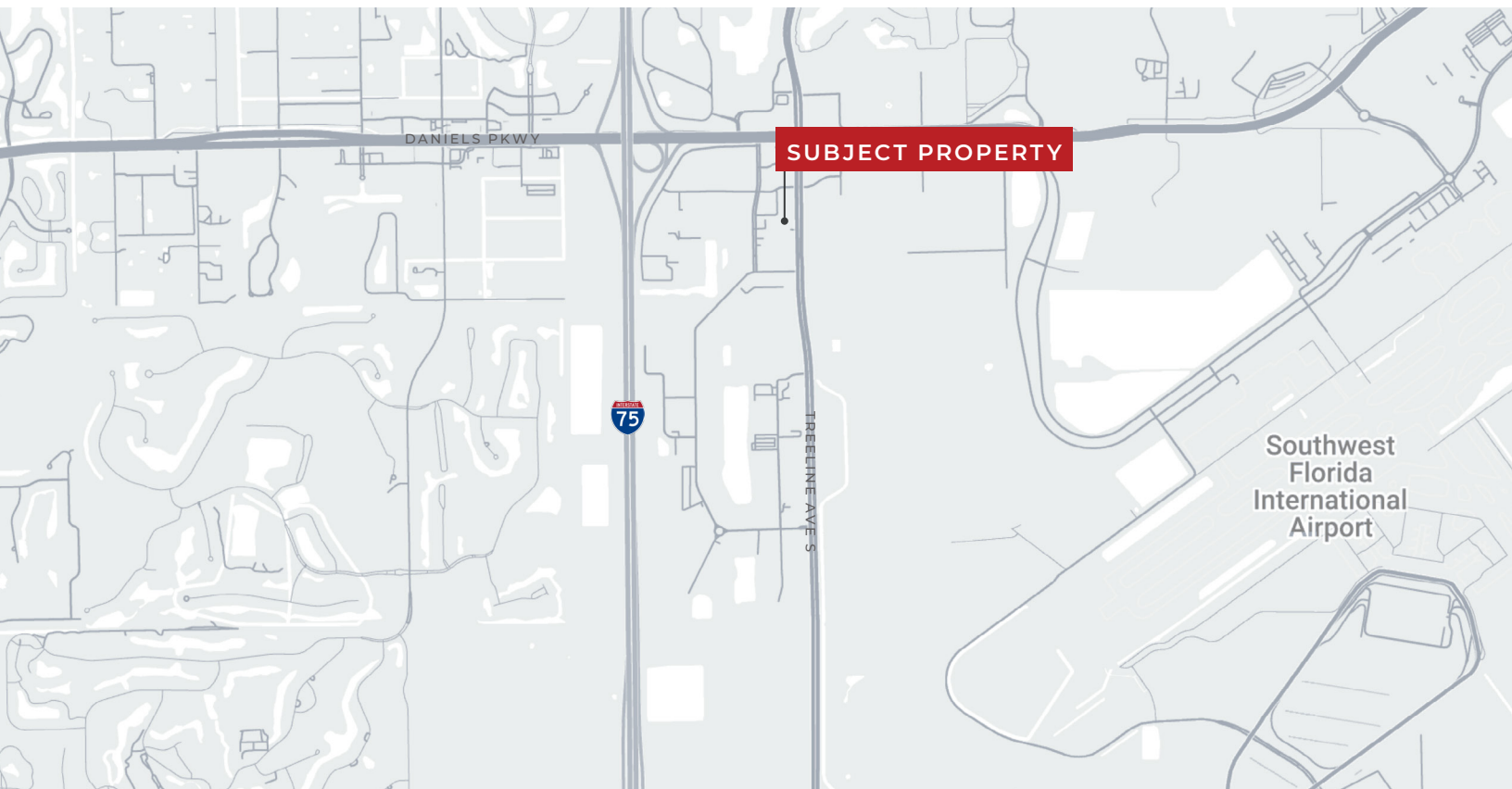


# FLOORPLAN



This floorplan is for illustrative purposes only and is not drawn to scale.





This marketing brochure serves as a reference for informational purposes only and does not constitute an offer for sale or lease, nor does it serve as a solicitation for an offer to purchase or lease. While the information contained herein is believed to be reliable, its accuracy, completeness, or reliability cannot be guaranteed. Prospective buyers or lessees are encouraged to conduct their own investigations and due diligence to verify the information provided. All descriptions, dimensions, conditions, permissions for use, and other details are offered in good faith but are subject to verification. No express or implied warranty or representation is made regarding the accuracy of the information herein. The content is subject to errors, omissions, price changes, withdrawal without notice, and any special listing conditions imposed by our principals.