

FOR LEASE – OFFICE/RETAIL SPACE 1469 Colonial Blvd., Fort Myers, FL 33907

Available Space: Suite 105 | 563± SF (1st Floor)

Lease Price: \$15 PSF (NNN) + \$8.87 CAM

Parking: 40± spaces

Strap #: 35-44-24-P4-00064.0080

Year Built: 1977

Building Class: B

Zoning: PUD – Planned Unit Development

Property Description:

- Colonial Park Plaza – Features 9 Office/Retail
 - Suite 105 is located on the 1st floor with a private restroom
 - Newly updated flooring, freshly painted, and new restroom fixtures
- Large pylon sign with excellent visibility from East/Westbound Colonial Blvd traffic
- Ample parking in front and rear of building
- Just minutes away from Cape Coral and the Downtown Fort Myers River District



Michael J. Frye, CCIM|CEO
Hall of Fame, Lifetime Achievement
(239) 281-0441
mfrye@ccim.net

CCIM

REMAX
COMMERCIAL
REMAX REALTY GROUP
FRYE COMMERCIAL GROUP



Pam Bratton, CCIM|SFR|RSPS
2025 SW FL District CCIM Past President
(239) 989-7077
pbratton@remax.net

CCIM

For Lease | 563± SF
 1469 Colonial Blvd., Suite 105



Michael J. Frye **CCIM**
 (239) 281-0441

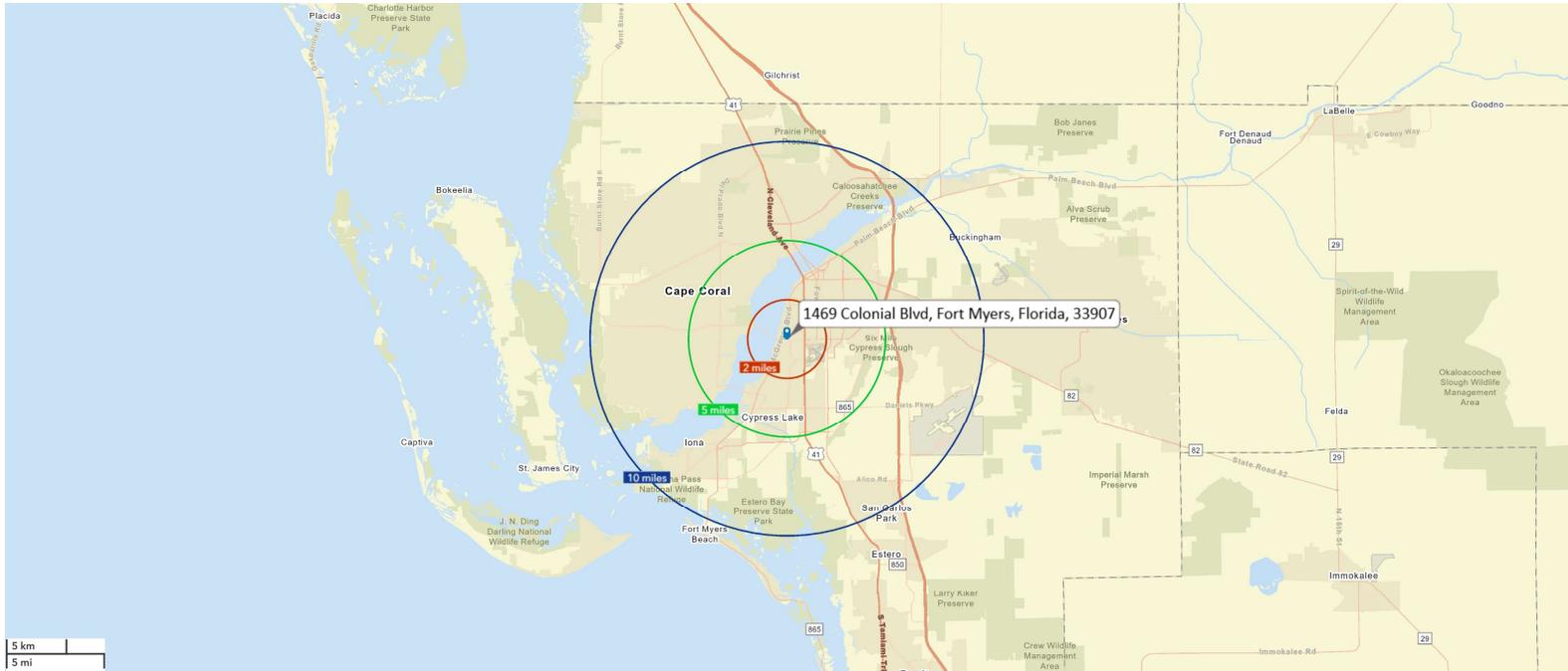


Pam Bratton **CCIM**
 (239) 989-7077

DEMOGRAPHICS

1469 Colonial Blvd., Fort Myers, FL 33916

	2 Miles	5 Miles	10 Miles
Total Population	28,109	178,307	523,314
Median Age	38.5	46.4	47.9
Total Households	11,588	79,422	222,802
Traffic Count	58,500 (Colonial Blvd)		
Lee County, FL Population	860,959 (2024)		



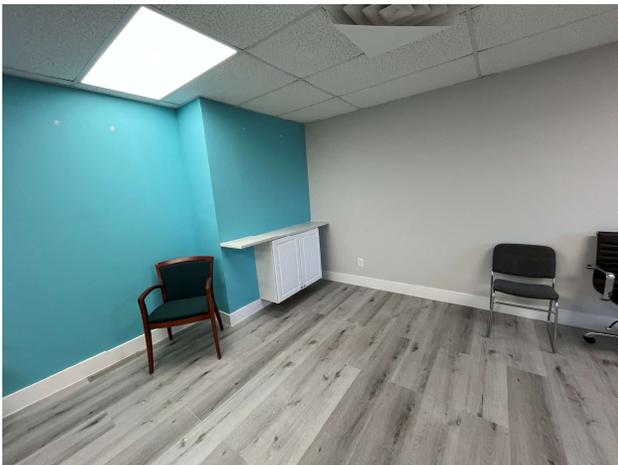
7910 Summerlin Lakes Dr., Fort Myers, FL 33907 | O: (239) 489-0444 | ftmyerscommercial.com | michaeljfrye.com



Michael J. Frye **CCIM**
(239) 281-0441



Pam Bratton **CCIM**
(239) 989-7077



7910 Summerlin Lakes Dr., Fort Myers, FL 33907 | O: (239) 489-0444 | ftmyerscommercial.com | michaeljfrye.com