



2635 CLEVELAND AVE | FORT MYERS, FL 33901

# FLEXIBLE TURNKEY OFFICE & RETAIL SPACES

**FOR LEASE**

**CONTACT**

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In consultation with  
**Chase Mayhugh, SIOR, CCIM**

## 1,000–8,000 SF Suites for Education, Nonprofits & Community Organizations

This unique Fort Myers campus offers flexible leasing opportunities ranging from 1,000 to 8,000 SF, with fully built-out spaces designed for immediate occupancy. Available areas include private offices, conference rooms, classrooms, daycare space, a commercial kitchen, cafeteria, library, music rooms, and chapel/assembly areas, providing an ideal solution for nonprofits, educational providers, faith-based organizations, healthcare users, and community service groups.

With ample parking, beautifully maintained grounds, shared amenities, and flexible lease terms, this property provides a rare opportunity to occupy purpose-built space without the time and expense of extensive buildout. Contact the broker for floor plans, availability, and tour information.

### PROPERTY DETAILS

AVAILABLE SF	1,000-8,000± SF
LEASE RATE	\$13.95 PSF Gross
ZONING	CI (CFM)
BUILDING SIZE	18,596± SF
YEAR BUILT	1969
PARCEL SIZE	1.75± AC

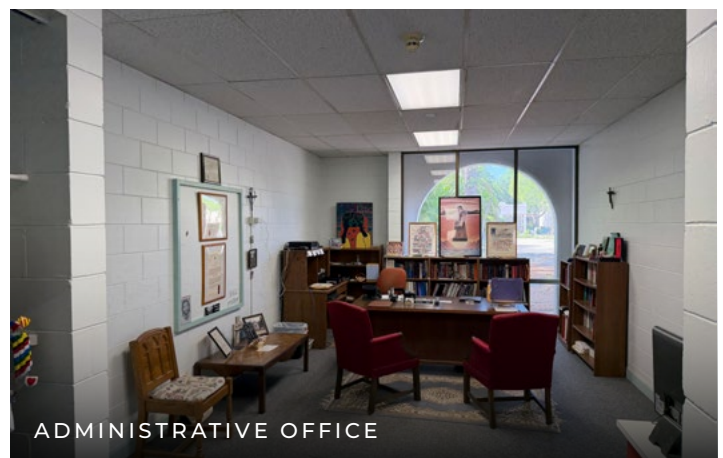
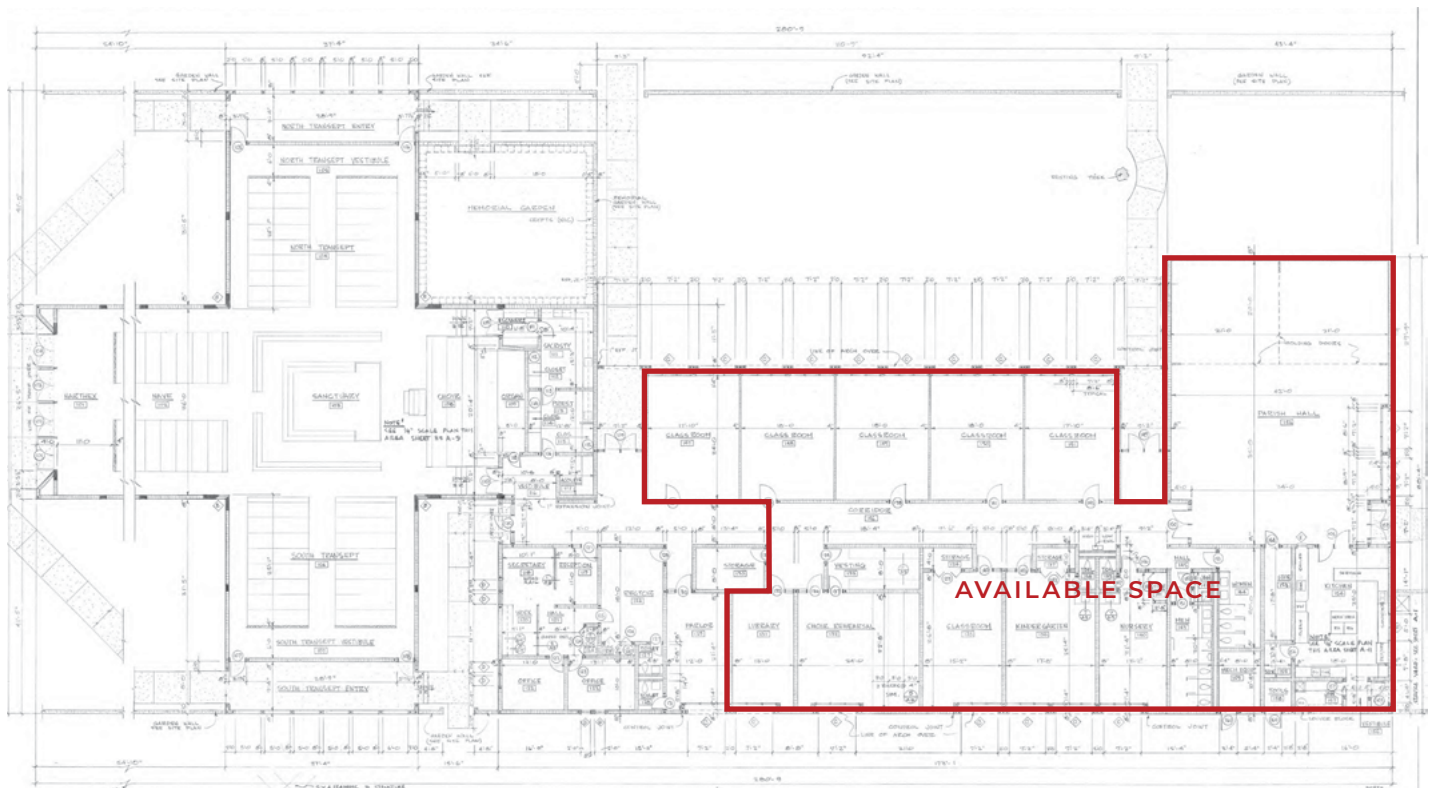


**MAYHUGH**  
COMMERCIAL ADVISORS

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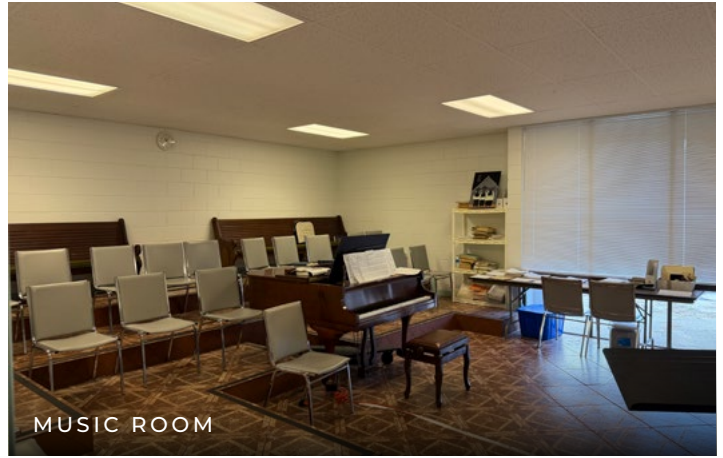
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# BUILDING PLAN

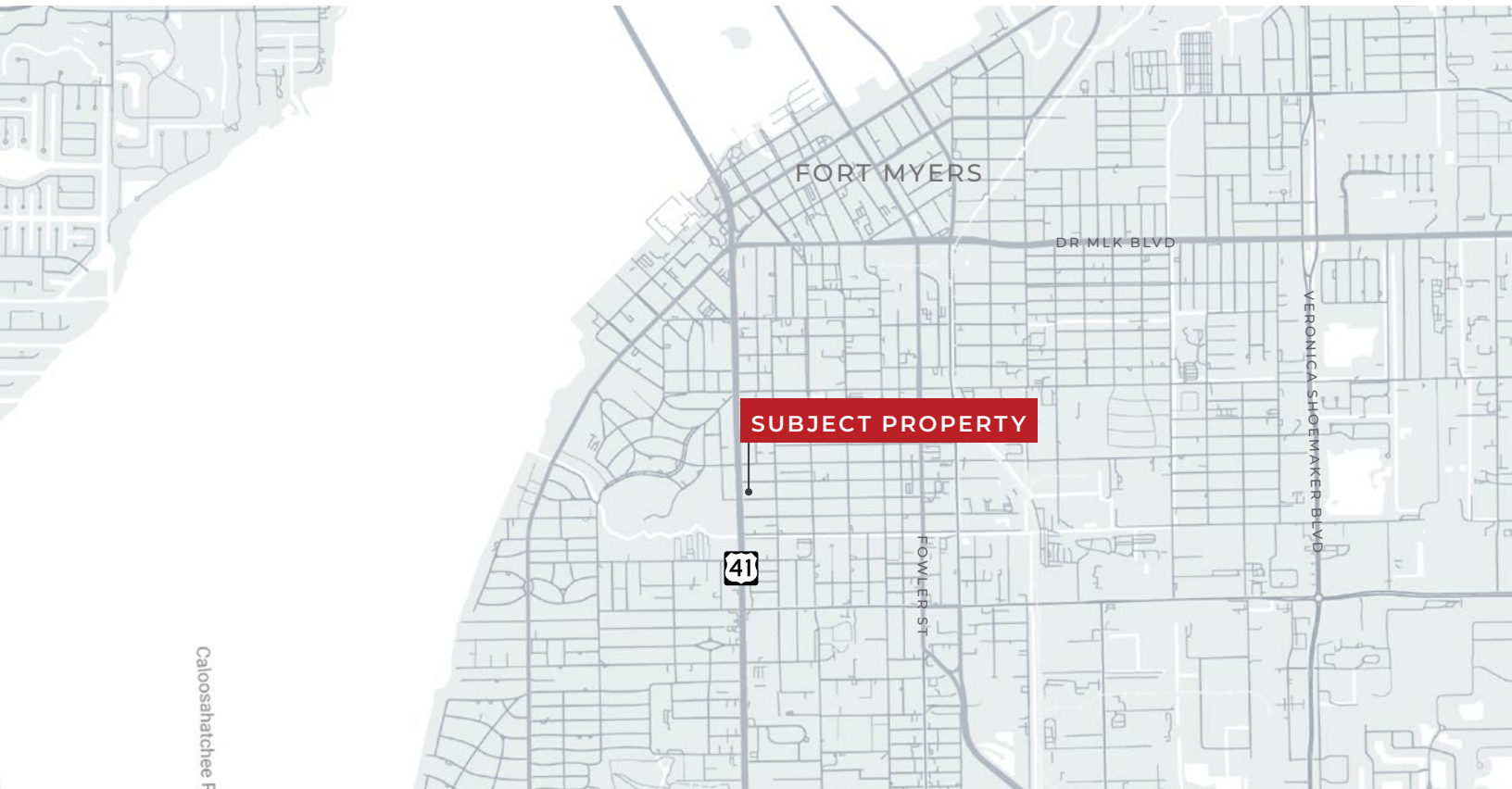




LIBRARY & CONFERENCE ROOM



MUSIC ROOM



FORT MYERS

DR MLK BLVD

VERONICA SHOEMAKER BLVD

FOWLER ST

41

SUBJECT PROPERTY

Caloosahatchee R

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