



830 NE 24TH LN, UNIT A | CAPE CORAL, FL 33909

6,800 ± SF WAREHOUSE IN NORTH CAPE CORAL

FOR LEASE

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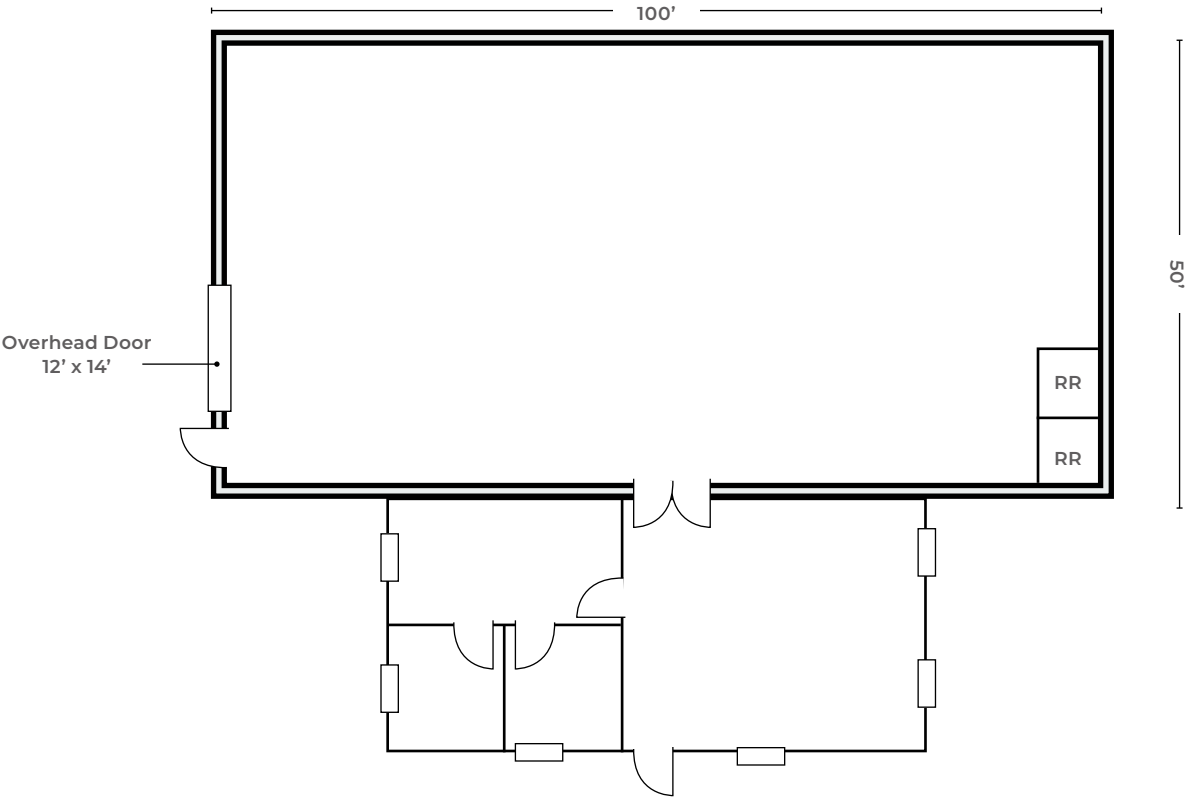
Pristine Warehouse / Showroom in North Cape Industrial Park

Don't miss this opportunity for your business' next home. This front-facing unit offers a beautiful showroom/office area, a clear-span warehouse, and ample parking — all in one flexible space. Unit A features 1,800 SF of showroom and office space, positioned right at the building's double-entrance, with incredible parking directly out front. The clear-span warehouse offers 5,000 SF, including two restrooms. Unit is currently occupied. Call the listing agent today for details and to schedule a tour.

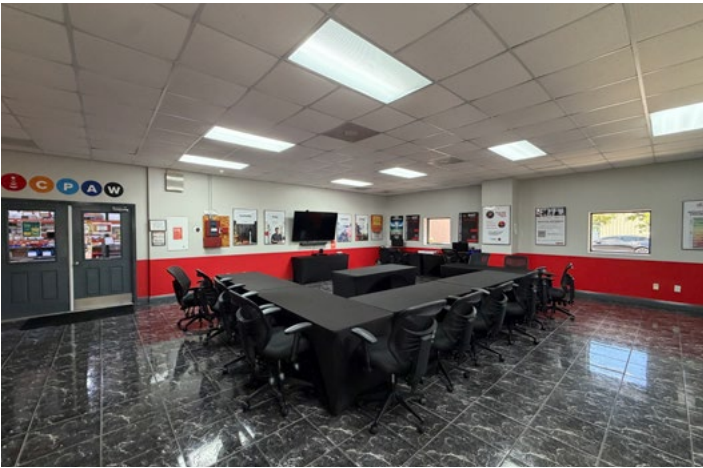
PROPERTY DETAILS

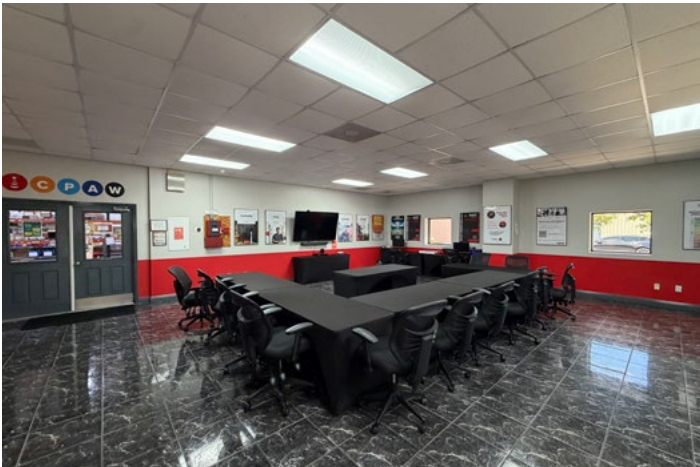
LEASE RATE	\$13.00 p/s/f NNN
CAM/OPEX	\$2.95 p/s/f
BUILDING SIZE	30,000± SF
YEAR BUILT	2002
PARCEL SIZE	2.12 Acres
ZONING	I (CCC)
OH DOORS	(1) 12'w x 14'h
CLEAR HEIGHT	18' – 22'

FLOORPLAN



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





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