



PROFESSIONAL OFFICE SPACE · BONITA SPRINGS, FLORIDA

8800 Terrene Court, Suite 104

\$16.00 PSF

Annual Base Rate

1,511 SF

Suite Size

\$2,962/mo

Est. Total Rent

OVERVIEW

Located on US 41 at S. Tamiami Trail and Terrene Court in Bonita Springs, 8800 Terrene Court Suite 104 is a built-out, move-in ready professional/medical office suite offering exceptional visibility and convenient access to major residential communities. Immediately available.

HIGHLIGHTS

- Built-out medical/professional suite
- Immediate availability
- Excellent US 41 frontage & visibility
- AADT: 57,000 (high traffic count)
- Marquee signage available
- Prominent residential communities nearby
- Water, sewer & trash included in CAM
- Zoned CPD (Commercial Planned Dev.)

INTERIOR VIEWS



LOCATION & LEASE TERMS

Located on US 41 at S. Tamiami Trail & Terrene Court, just north of Highland Woods Blvd.

Monthly Rent: \$2,961.71 (\$2,017.67 base + \$944.04 NNN) *Plus applicable taxes

CAM includes: Water, sewer, trash, common area maintenance, insurance & property taxes

Jared Vandersluis

BROKER ASSOCIATE · ARC MEDICAL REALTY

Medical, Veterinary, Dental, Chiropractic, Optical, Physical Therapy & Fitness

PHONE
417.693.2303

EMAIL
Jared@arcmedrealty.com

INTERIOR VIEWS



FLOOR PLAN

