



**FOR SALE**  
**6710 WINKLER ROAD**  
**FORT MYERS, FL 33919**



**Building/Property Information:** 1 of 2 buildings within the Winkler Place Professional Office Condominium Association, the 6710 building is a single story, 11,453 +/- sq. ft. professional/medical office building on 1.07 acres of land with 8 individual office suites (6 occupied/2 vacant), each unit has 1 covered parking space and shared/cross easement parking with the 6700 building for staff/visitors. Signage capability with Winkler Road frontage is available.

**Location:** 1 block south of the Cypress Lake Drive/ Winkler Road signalized intersection.

Sale Price: **\$1,200,000.00** (\$104.78/sf)

Strap # 22-45-24-32-00000.00A0

Property Taxes \$11,954.41(2020)

Zoned: CS-1 (Lee County)

Year Built: 2001

**CRANDALL COMMERCIAL GROUP**

27499 Riverview Center Blvd., Suite 127

Bonita Springs, FL 34134

(239) 221-8481

[jay@jaycrandall.com](mailto:jay@jaycrandall.com)

