

**MOTIVATED
OWNER
3 - UNITS
LEFT**

For Lease

Grocery Anchored
Retail Center

COMING SOON TO AREA:

*Avida Sr Living - 321 Condo Units
& Venetian Pointe - 192 Condo Units*

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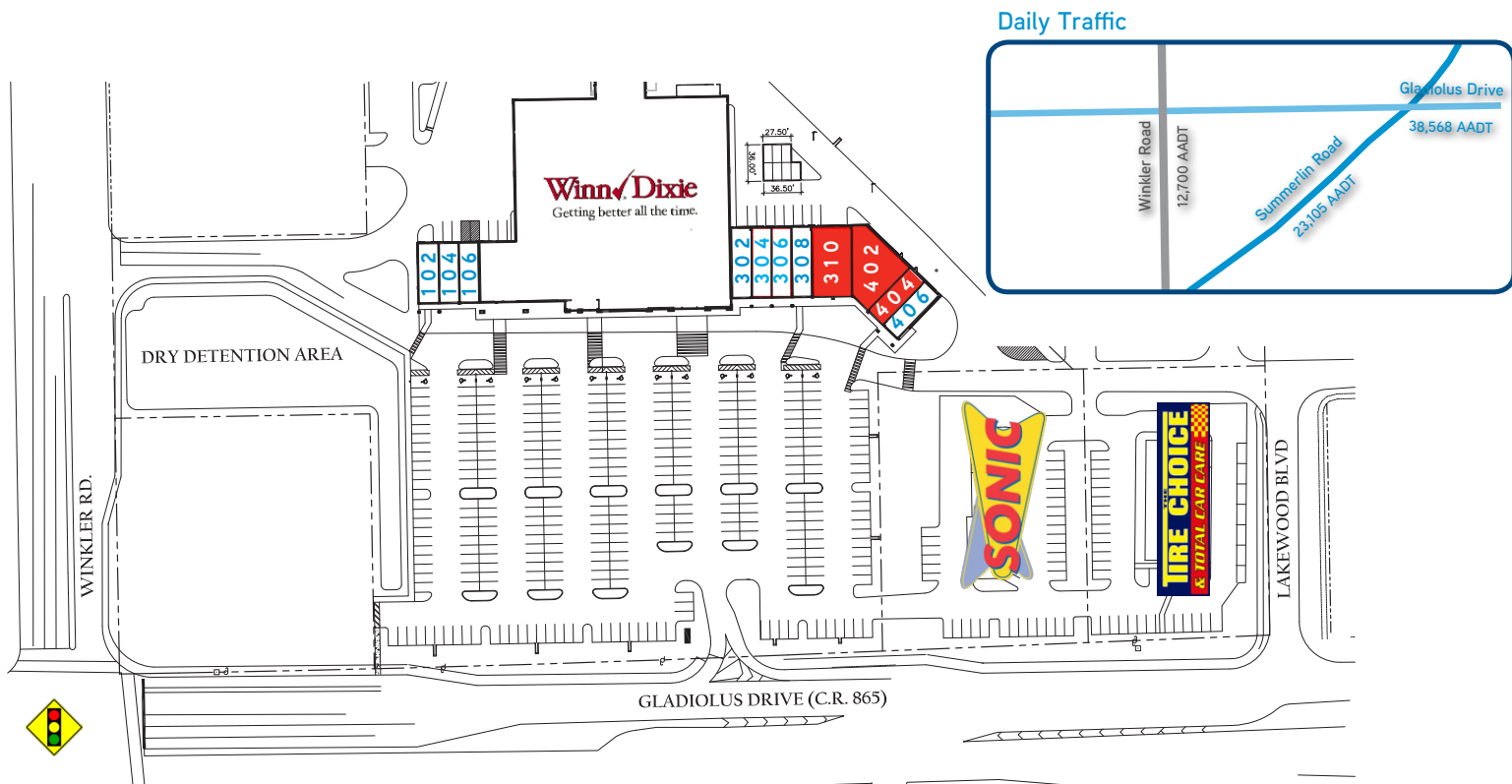


COLLIERS INTERNATIONAL
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**8646 Gladiolus Drive
Fort Myers, Florida 33908**

Gladiolus Crossing is a 64,393 square foot Winn-Dixie anchored shopping center. Nearby is popular fast food chain Sonic, Fuzzy's Taco Shop and Tire Choice. Convenient points of entry make this center a great choice for many businesses. This center is attractive and well maintained. Lee county was named in the top ten fastest growing communities. This retail center is located in a growing area with strong demographics.

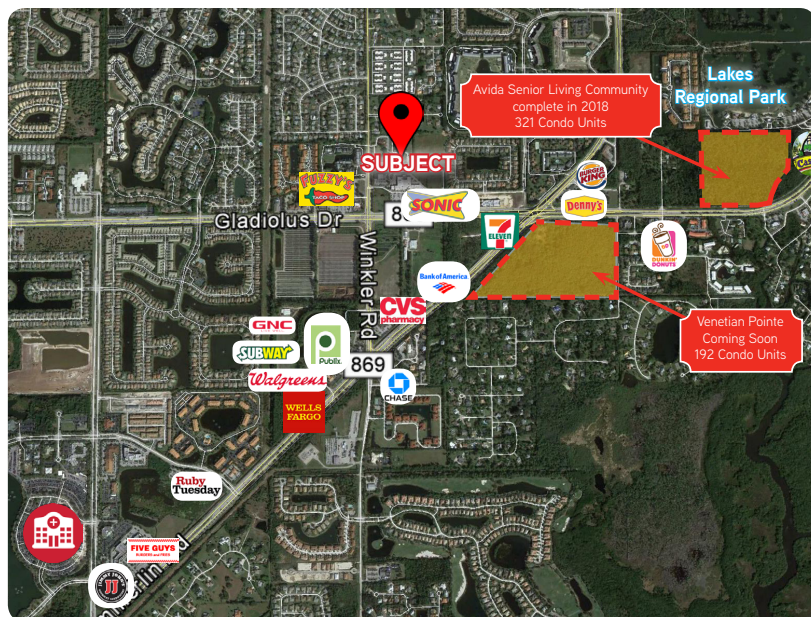
Asking | \$15.00 NNN



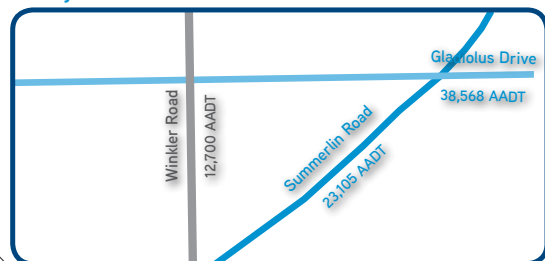
DEMOGRAPHICS

Demographics			
	1 mile	3 mile	5 mile
Population	7,521	49,626	114,656
Average HH Income	\$71,507	\$75,610	\$73,917
Housing Units	5,720	36,403	82,666
Median Age	58.0	58.4	55.6

SURROUNDING RETAIL



Daily Traffic



Available Space		
Unit #	Tenant	Size SF
102	Dolphin Cleaners	1,240
104	Great Clips	1,200
106	Paradise Pizza	1,230
302	VN Nails Spa	1,435
304	Podiatrist	1,400
306	Silk Road Restaurant	1,400
308	The Great Frame Up	1,400
310	Available	2,800
402	Available	2,976
404	Available	1,200
406	AT&T	1,240

CONTACT US

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