

# 1,800± Square Foot Medical Office Space

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## 35 Barkley Circle Fort Myers, Florida

1,800± square foot medical office space in high trafficked medical office park. Ideal for dental office and may be repositioned for other medical or professional office use.

PRICE: \$11.00/S.F. GROSS

# 35 Barkley Circle, Unit 3 Fort Myers, Florida

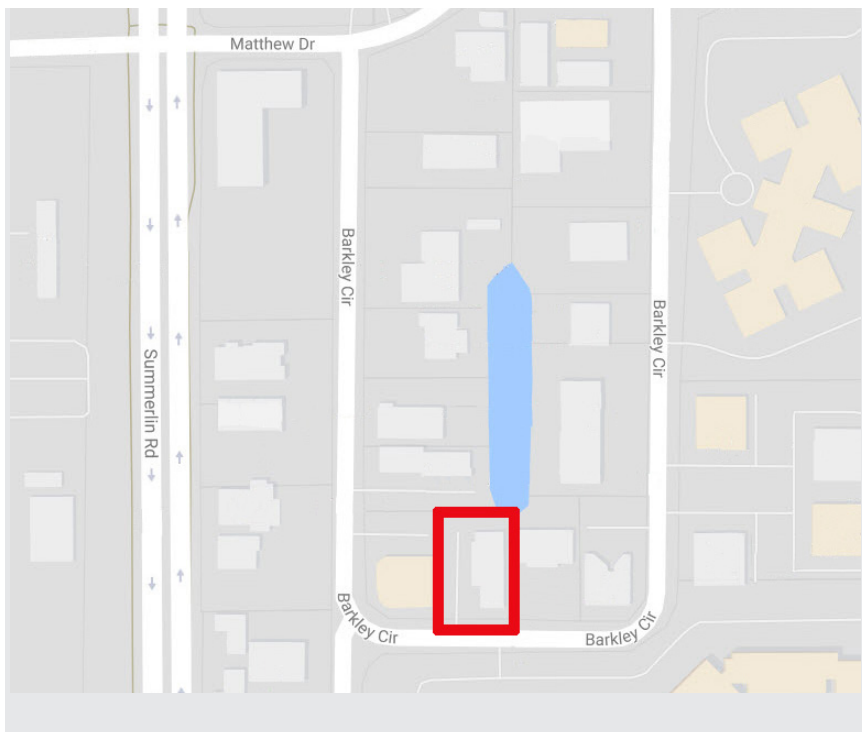
## LOCATION

Property lies near the Colonial Boulevard (56,038 AADT) and Summerlin Road (35,500 AADT) intersection. Colonial Boulevard is a major east/west arterial connecting Fort Myers to Cape Coral's population of 100,000+. Summerlin Road is a main north/south arterial.

## AMENITIES

- 1,800± square foot unit within a 4,200± square foot building
- Space consists of reception, restroom, five exam rooms, physician's private office, employee restroom with shower and a break room
- Barkley Circle is a popular medical office building park due to its proximity to high density residential areas
- Space includes single vehicle carport
- Space is currently built-out as a dentist office including in-floor electrical outlets, but may be configured for a multitude of office uses.

## MAP



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## INTERIOR



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