



For Lease  
**\$21.00/SF**

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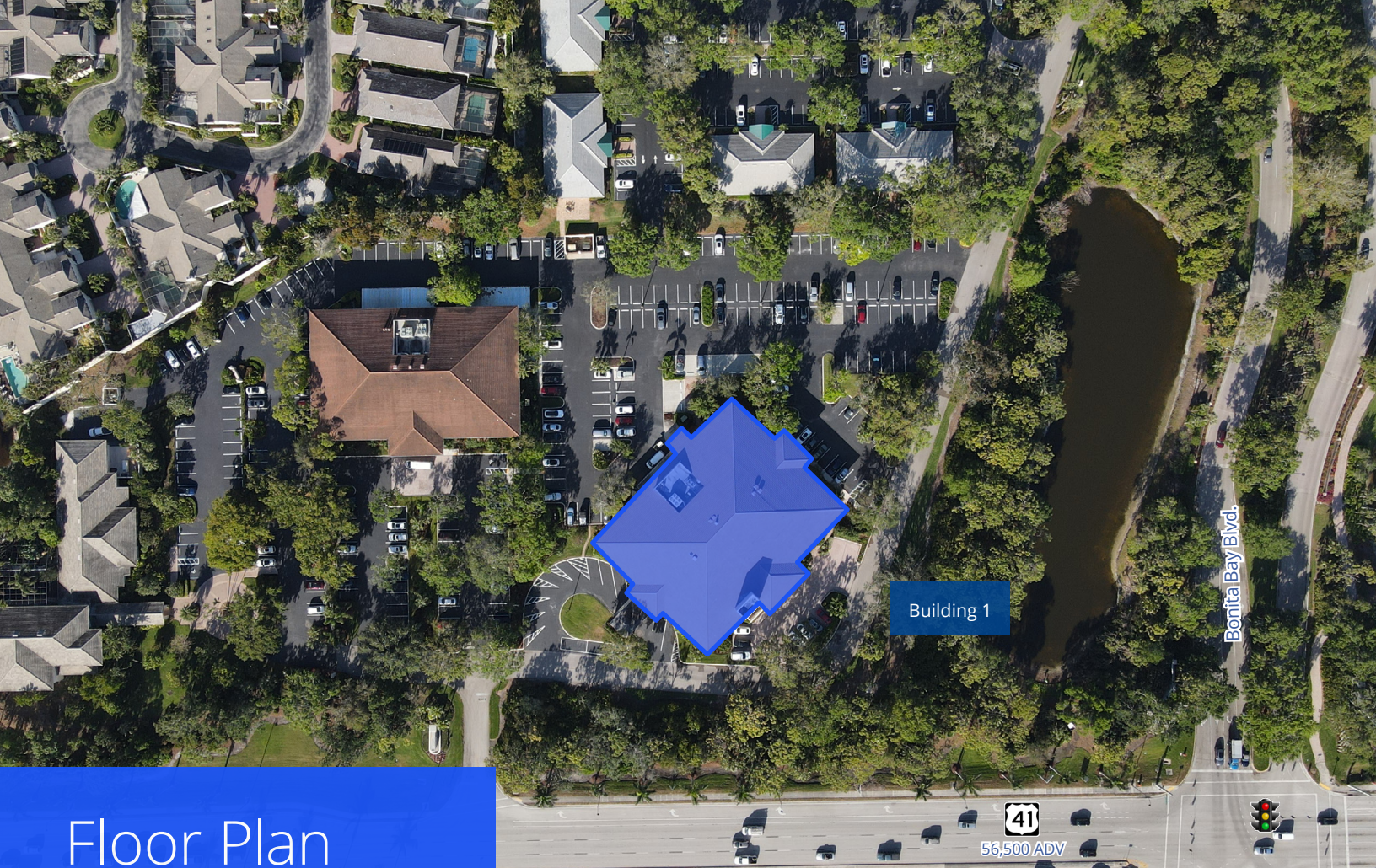


## Bonita Bay Executive Center I

3451 Bonita Bay Boulevard,  
Bonita Springs, FL 34134

- Availability: 6,048 SF
- Year built: 1987, Renovated: 2020
- Parking ratio: 3.95/1,000
- Ground floor suite
- Private drive-up access
- Building signage
- Monument signage on US-41
- Keyless entry
- Exceptional tenant mix
- Access via signalized intersection
- 24-hour fire alarm monitoring

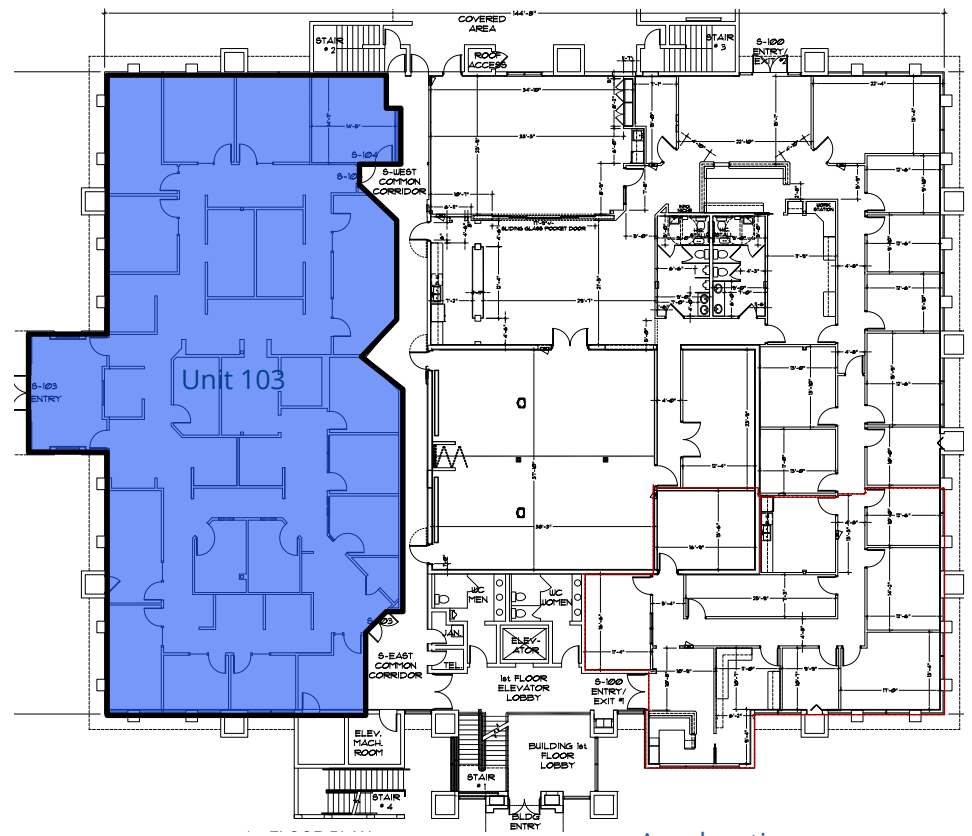
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# Floor Plan

## Lease Details

Unit	103
Available	6,048 SF
Lease Rate	\$21.00 PSF
OpEx	\$11.51 PSF
Monthly Total	\$16,385.04 (excluding tax)





# Photos | Demographics



### Total Population (2026)

1-Mile: 4,479  
3-Mile: 45,489  
5-Mile: 80,145



### Average HH Income (2026)

1 Mile: \$136,424  
3-Mile: \$141,366  
5-Mile: \$158,469



### Households (2026)

1-Mile: 2,313  
3-Mile: 21,872  
5-Mile: 39,209

Contact:

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