

**8170 Mainline Pkwy**  
Fort Myers, Florida 33912



**FOR SALE**

**Heavy Industrial Facility**

|                             |                                     |
|-----------------------------|-------------------------------------|
| 22,637 SF masonry building  | 21 – 23’ eave height                |
| Insulated walls and ceiling | divided into 4 units                |
| Unit 1 – 7,545 SF           | occupied by FGCU                    |
| Unit 2 – 3,772 SF           | approx. 50% is office      50% whse |
| Unit 3 - 3,772 SF           | approx. 50% is office      50% whse |
| Unit 4 – 7,545 SF           | approx. 40% is office      60% whse |

2.24 acre site, 97,596 SF, approx. 222’ x 440’  
 Central Water & Sewer  
 Fenced Yard – corner site  
 90 striped parking spaces with room for more (roughly 4:1,000)  
 800 Amp, 3 phase electrical service (main panel)

**\$1,100,000      \$48 / SF**

The Miller Alliance, RE/MAX Realty Group  
 7910 Summerlin Lakes Dr. Fort Myers, Florida 33907

**(239)689.4900**

Complete details available at  
[WWW.MILLERALLIANCE.COM](http://WWW.MILLERALLIANCE.COM)