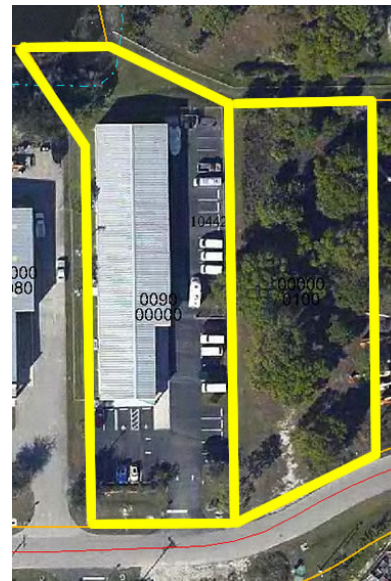


**4861 Waycross Road**  
Fort Myers, Florida 33905

**10,300 SF industrial building - plus  
3/4 acre, adjacent lot**



This facility is designed with tremendous flexibility - multi-unit design for easy expansion or contraction

**Front unit includes 6,170 SF**

- 950 SF showroom
- Adjoining reception / work area
- 6 offices / work rooms
- 2,300 SF of offices (front unit)
- 3 restrooms (2 – front, 1 - rear)
- 2,870 SF of shop / whse. / shipping area
- 1 – 10' x 14' OH door
- 16' Eave Height



**Shop # 2 includes 1,590 SF**

- 1 – 14' x 14' OH door
- Common bathroom
- Floor drain in wet service area



**Shop # 3 (rear unit) includes 2,544 SF**

- 2 – 14' x 14' OH doors
- Small office



**\$850,000 for the lot & building  
and seeking offers**

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**

**FOR SALE**