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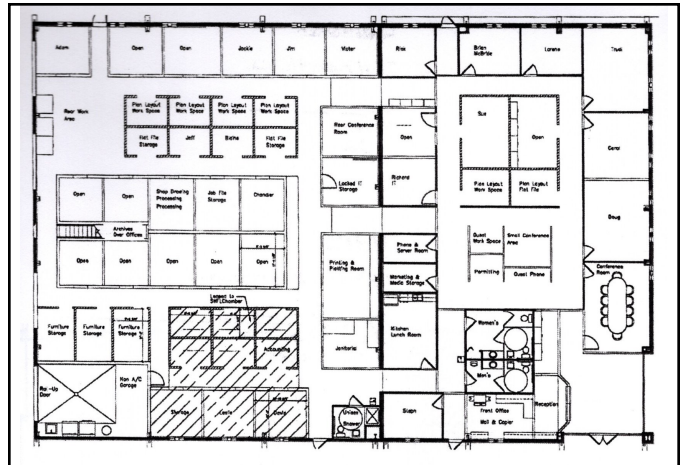
6208 Whiskey Creek Drive • Fort Myers, FL 33919 • 239-939-0033 (Phone)



# For Sale or Lease Six Mile Commercial Park 12,753 Sq. Ft. Office Building "SOLD" TKW Office Building



Conveniently located near the intersection of US-41 and Six-Mile parkway in south central Lee County. This well maintained building has 25 private offices, 14 open work stations and multiple conference rooms. Previously used as an engineering office, but easily adapted to many other uses.



Information Last Updated 07/01/2024

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## TKW Office Building Project Information

**OWNERSHIP: TKW Properties, LLC**

Address: 5621 BANNER DR  
FORT MYERS FL 33912

**Agents Contact Information:**

Name: Attention Steven Weisberg or Kirk Beck  
Phone: Steven 239-939-0033 Kirk 238-770-7686  
Address: 6208 Whiskey Creek Drive  
City: Fort Myers  
State: FL  
ZIP: 33919

**PROPERTY DESCRIPTION:**

Legal: BLK B PB 36 PG 117 Lot 19  
Size in Acres: 1.13  
Size in Sq. Ft.: 49223  
Frontage: 435'  
Average Depth: Average 200'  
Natural Elevation:  
Finish Floor El: 9'  
Flood Zone: X

**LAND USE INFORMATION:**

Zoning: IL  
Comm/Council Dist.:  
Who's District: Cecil Pendergrass 2

**TAX INFORMATION:**

STRAP Number: 25-45-24-02-0000B.0190  
Current Yr. Taxes: \$16,811 in 2022  
Spcl. Assessments: None

**UTILITIES:**

Water: Yes Lee County Utilities  
Line Size:  
Capacity:  
Dist. to Hydrant:  
Sanitary Sewer: Yes  
Power Company: FP&L  
Fire District: South Trail

**PRIMARY ACCESS:**

Primary Access: Six Mile Parkway

Number of Lanes: 4 Divided  
Right of Way: 250'  
Road Ownership: Lee County  
Class: Arterial  
Service Level: C  
Traffic Count:

**LISTING DATA:**

Offering Price:  
Lease: \$18.00 Sq. Ft. Unfurnished  
Lease: 18.75 Sq. Ft. Furnished  
Sale Price \$2,900,000 Un-Furnished  
Sale Price: 2,950,000 Furnished

**YOUR PERSONAL NOTES:**

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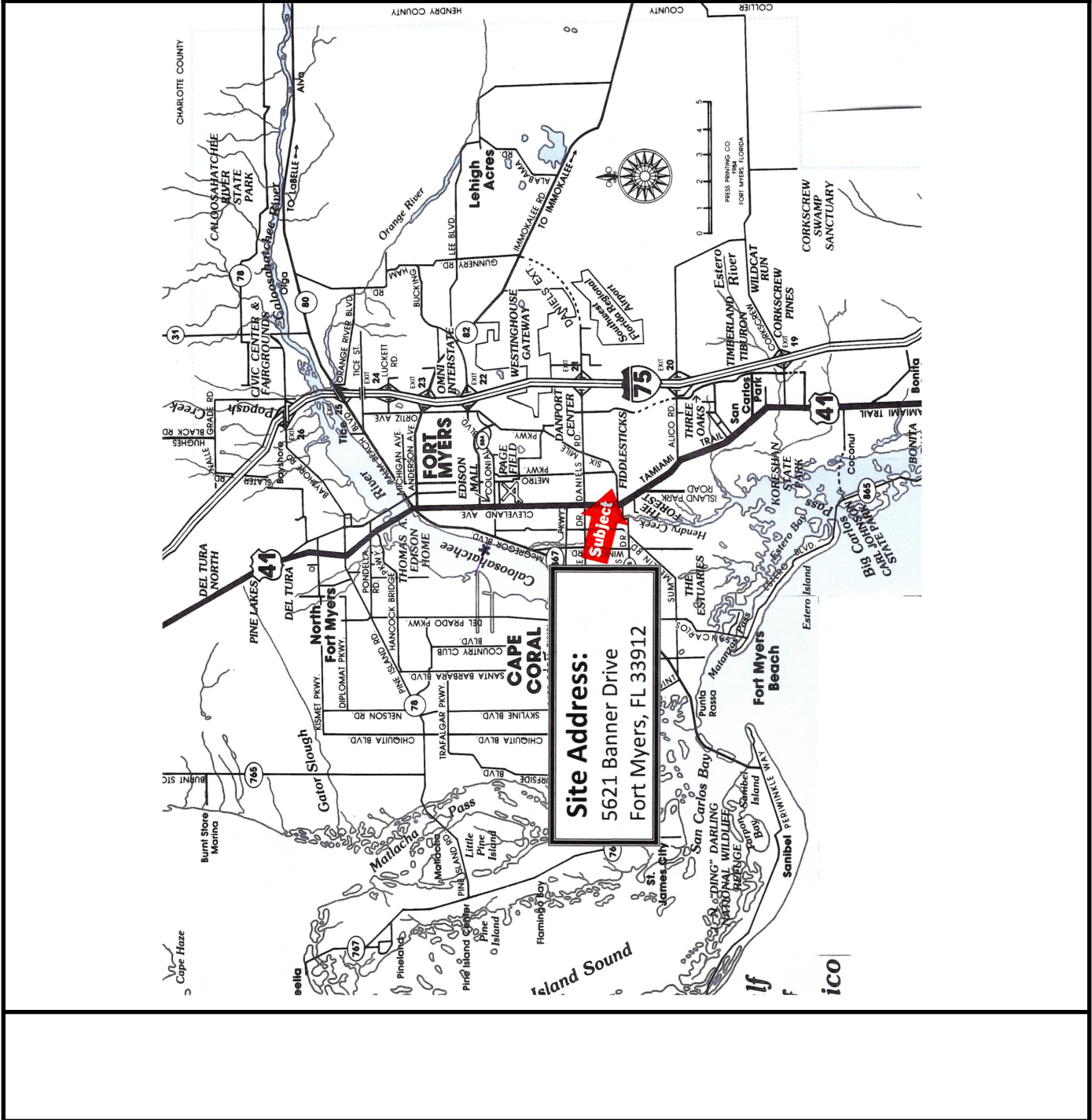
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 Fort Myers, FL 33912

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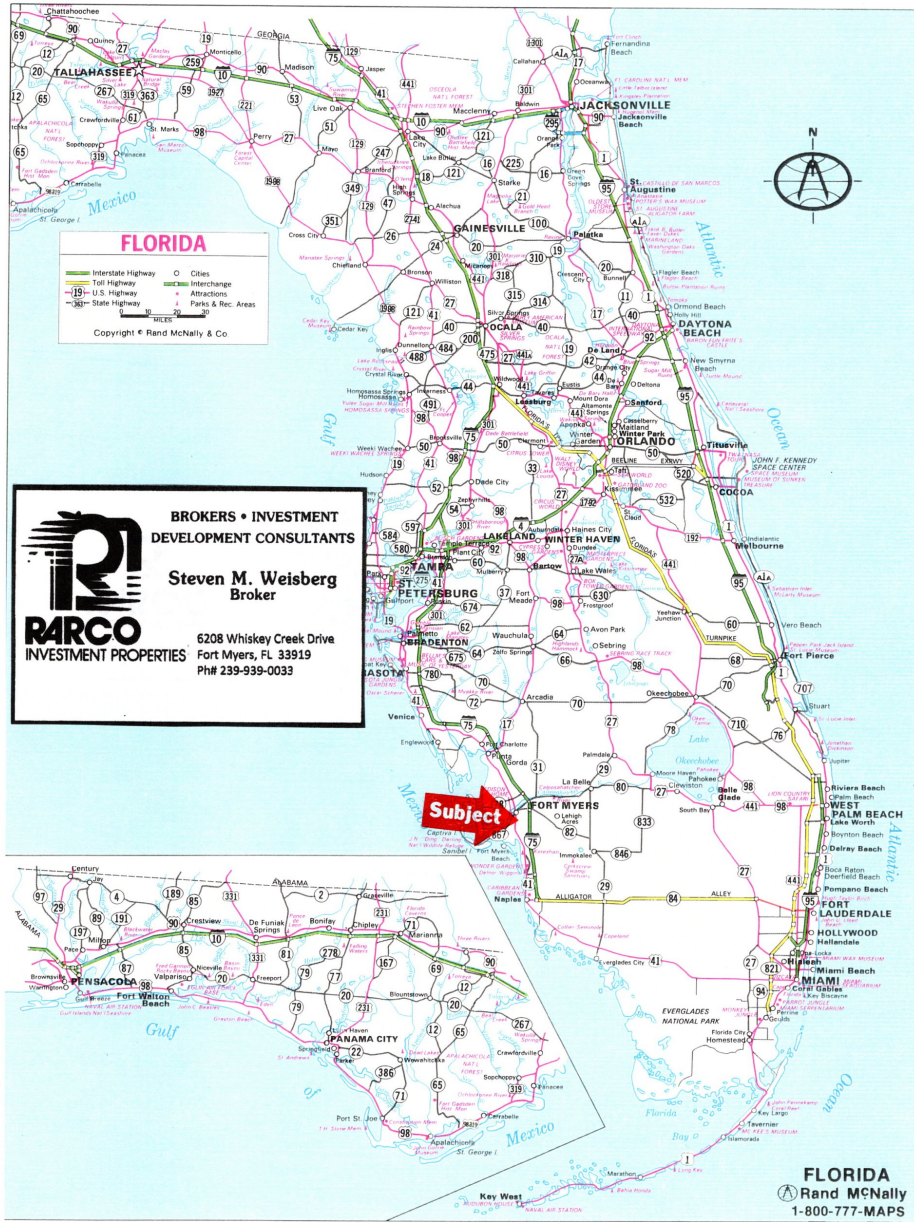


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# TKW Office Building Project Information



## Florida Location

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## TKW Office Building Project Information



Ex Office

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## TKW Office Building Project Information



Reception

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## TKW Office Building Project Information



Conference

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## TKW Office Building Project Information



Video Conference

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