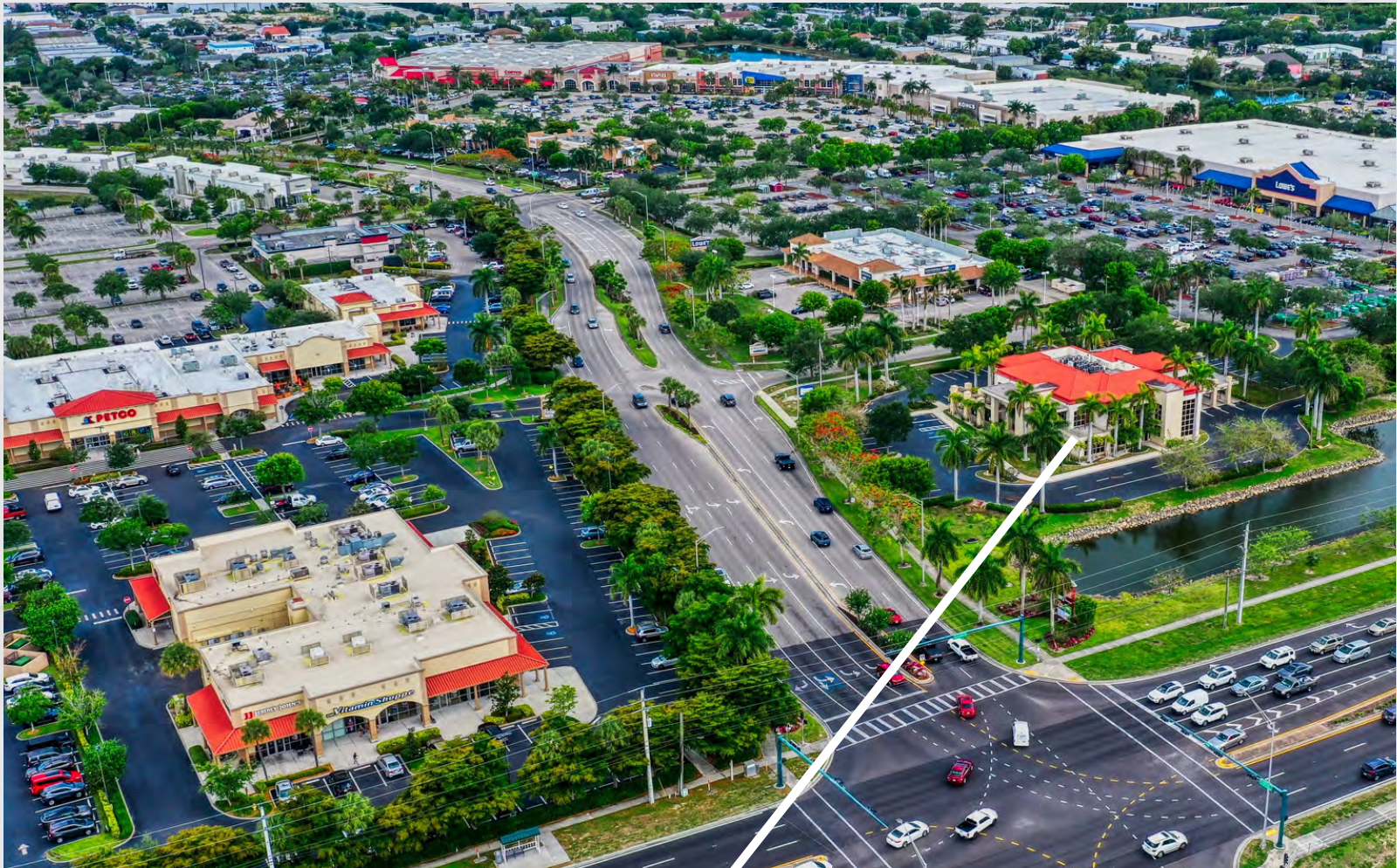


SEG Real Estate Holding
LLC

F O R L E A S E

OFFICE SPACE | MEDICAL SPACE | BANK BRANCH



NAPLES
6435 BOULEVARD
NAPLES, FL
34109

*click
here!*



**Google
Maps**

CONTACT 239.766.4325

Shelby Jimmy, SZIMMY@SNEADEYE.COM

The statement and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. Subject to prior sale, lease, withdrawal and price change without notice.

6435 Naples Boulevard
Naples, Florida 34109

AVAILABLE

FLOOR	SIZE/RSF	BASE RENT PSF/YR	EST. 2022 CAM PSF	USE
1st	3,500 +/-	\$40.00*	\$8.00	BANK BRANCH
2nd	7,000 +/-	\$28.00	\$8.00	OFFICE/MEDICAL

*\$25,000 /yr additional cost for use of 2 drive-thru lanes



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AERIAL PHOTOS

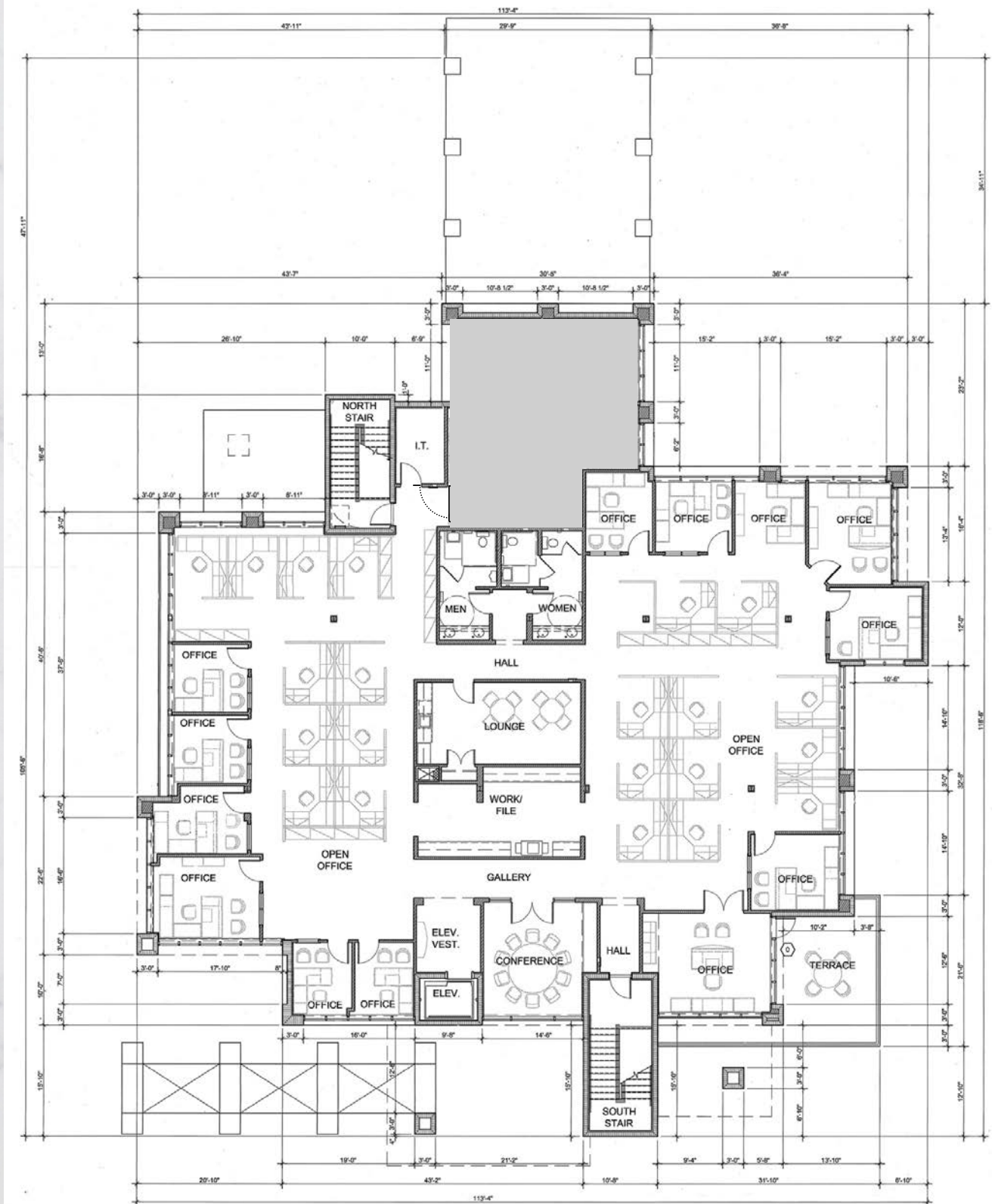


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FLOOR PLAN - 2ND FLOOR

7,000 +/- RSF



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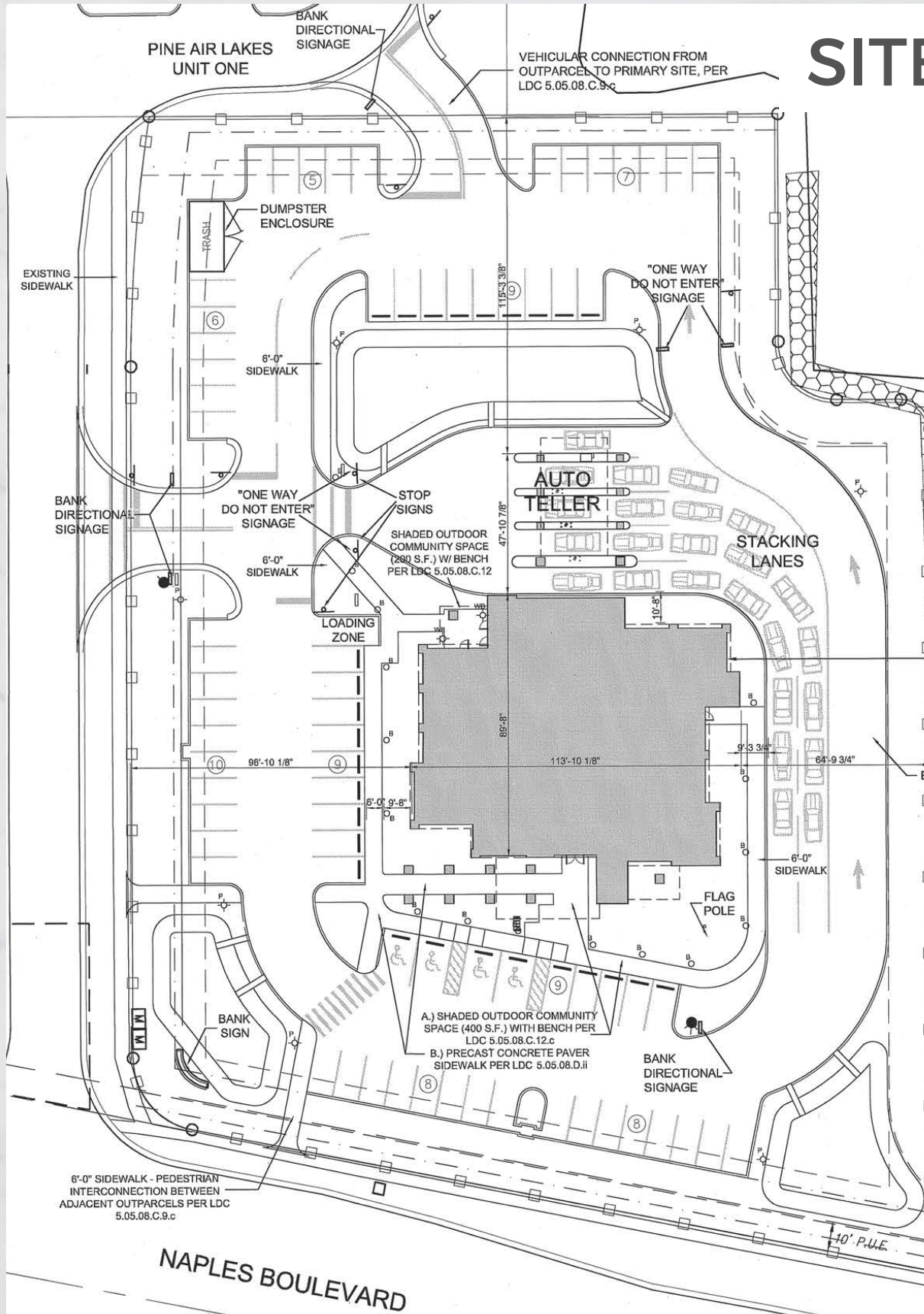
PHOTOS



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SITE PLAN



OFFICE SPACE, MEDICAL SPACE, BANK BRANCH

6435 Naples Boulevard | Naples, Florida 34109



Demographics (2021)	1 mile	3 miles	5 miles
Est. Population	6,107	51,744	138,548
Est. Average Household Income	\$102,591	\$134,482	\$127,142
2019 Avg. Traffic Count Airport Rd and Naples Blvd	57,723 cars daily		
2019 Avg. Traffic Count Pine Ridge Rd and Airport Rd	106,315 cars daily		

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SEG Real Estate Holding
Shelby Jimmy, Property Manager
239.766.4325

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