

# COLONIAL CORNERS

8291 DANI DRIVE  
FORT MYERS, FL 33966



**1,477-3,182 SF** @ **RETAIL FOR LEASE** @ **CALL FOR RATES**

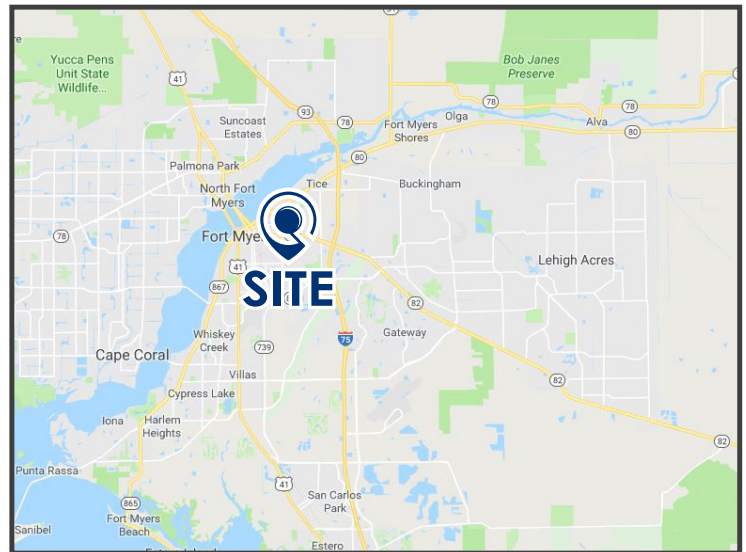
## PROPERTY INFORMATION

<b>Lease Rates:</b>	Call for Rates
<b>Min Size Available:</b>	1,477 SF
<b>Max Size Available:</b>	3,182 SF
<b>Total GLA:</b>	11,148 SF
<b>Lot Size:</b>	1.9 AC
<b>Year Built:</b>	2008
<b>Zoning:</b>	CG(Commercial General)
<b>I-75 AADT:</b>	105,000 CPD
<b>Colonial Boulevard AADT:</b>	85,000 CPD
<b>Six Mile Cypress Parkway AADT:</b>	19,218 CPD
<b>Parking Spaces:</b>	68

Join Dunkin, Coastal Urgent Care, Trek, Subway and more.

Well maintained shopping center with frontage directly on highly traveled Colonial Boulevard.

Highly visible pylon sign on Colonial Boulevard.



## DEMOGRAPHICS

	<b>1-MILE</b>	<b>3-MILES</b>	<b>5-MILES</b>
<b>Total Population</b>	4,549	40,518	132,619
<b>Five-Year Increase</b>	1.2%	1.8%	2.1%
<b>Avg Household Income</b>	\$83,443	\$64,206	\$61,918
<b>Total Households</b>	1,411	16,329	52,330
<b>Daytime Employees</b>	3,922	28,157	89,108

(Applied Geographic Solutions 2019)

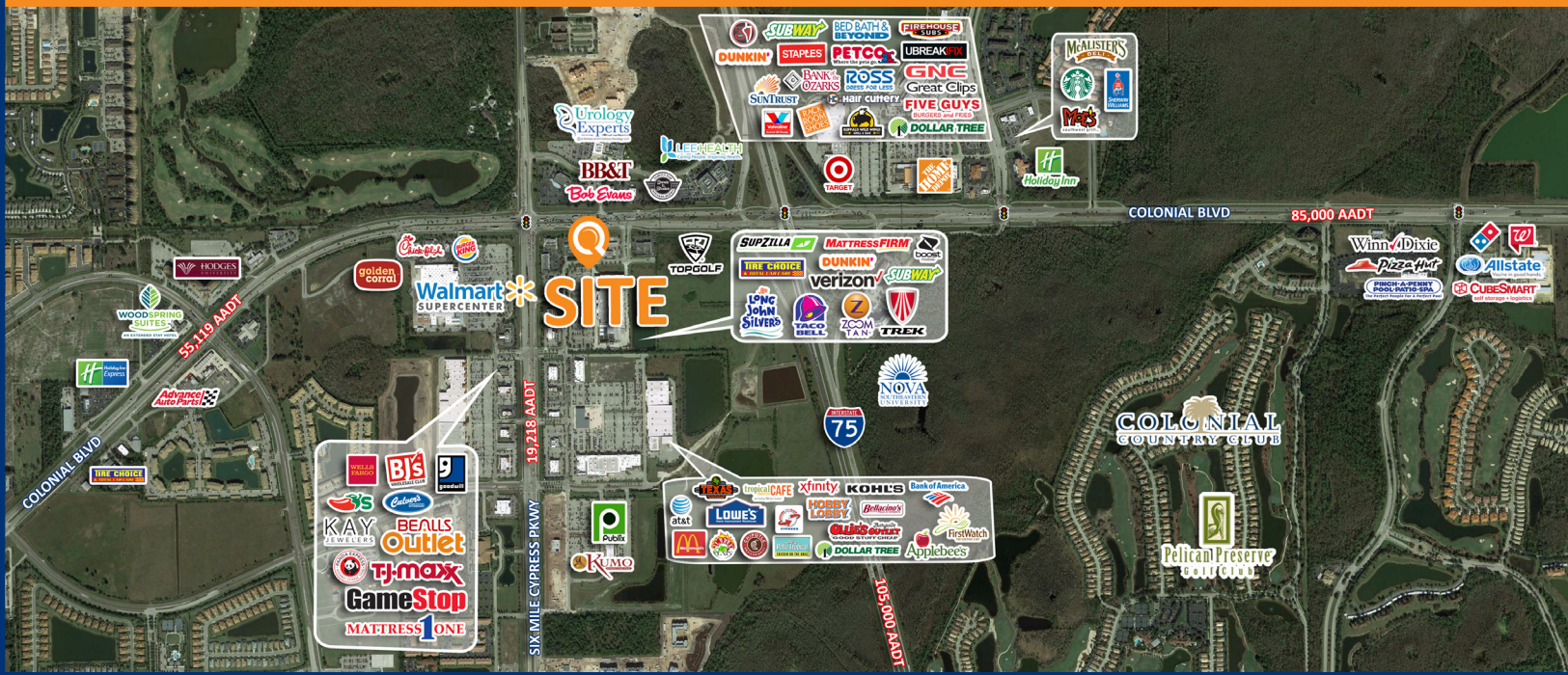
[LQWEST.COM/COLONIAL-CORNERS](http://LQWEST.COM/COLONIAL-CORNERS)

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