

COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Premier Medical Office Space for Lease



 **CUSHMAN & WAKEFIELD**
5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907

**COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA**

Building owned and managed by
HEALTHCARE REALTY

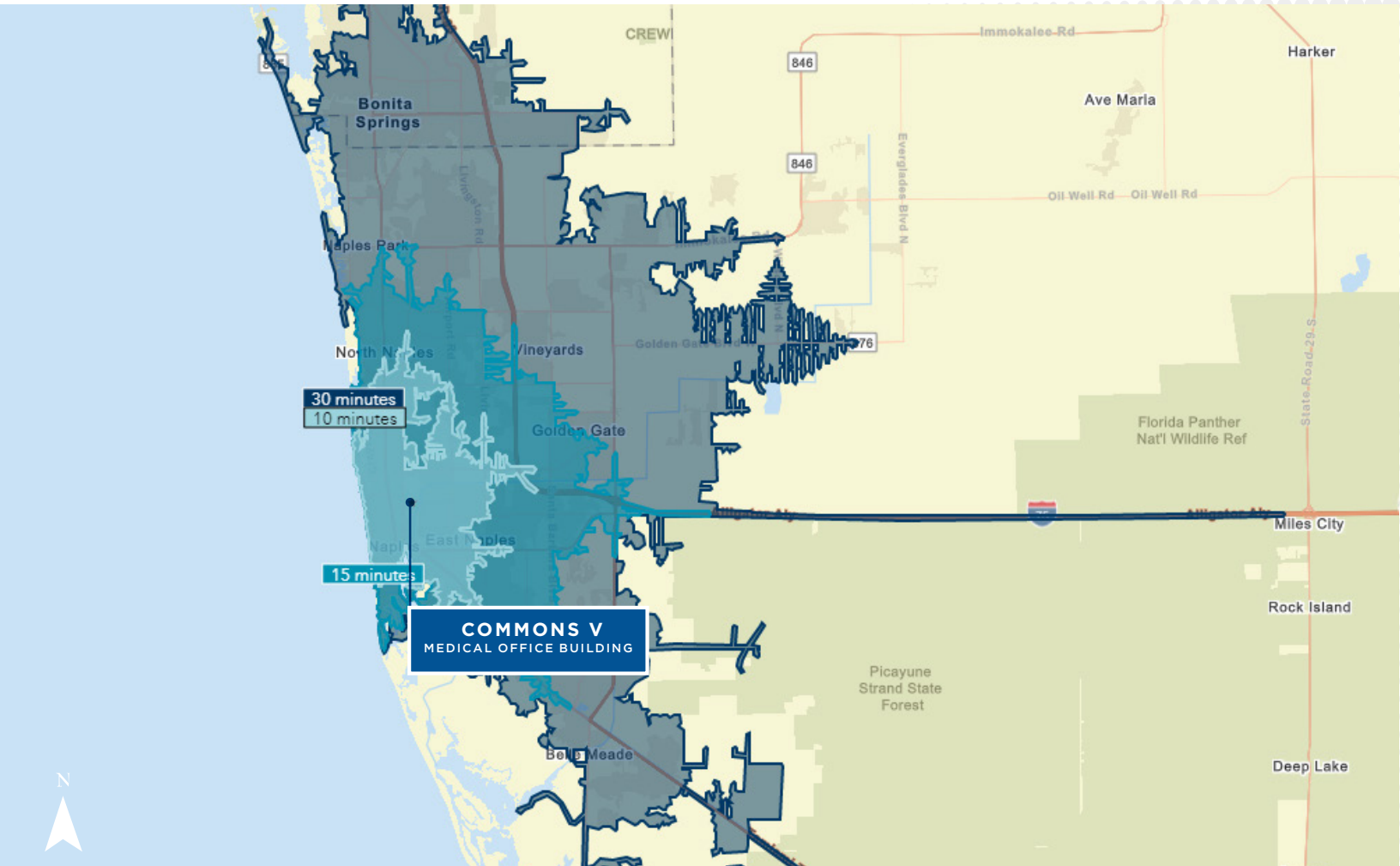
GARY TASMAN
CEO & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

Opportunity

- Three-story medical office building totaling 60,008 RSF
- Located in one of the fastest growing coastal communities in Southwest Florida
- One mile from Naples Community Hospital-Downtown, a 420-bed hospital specializing in cardiology, oncology, surgery, diagnostics, and more
- Referral opportunities from other providers
- Drive up patient pick-up and drop off
- Ample parking
- Non-compete in place, no physical therapy use

Drive-Time From Property



SUITE SIZE
298-8,072 SF

DEMOGRAPHICS

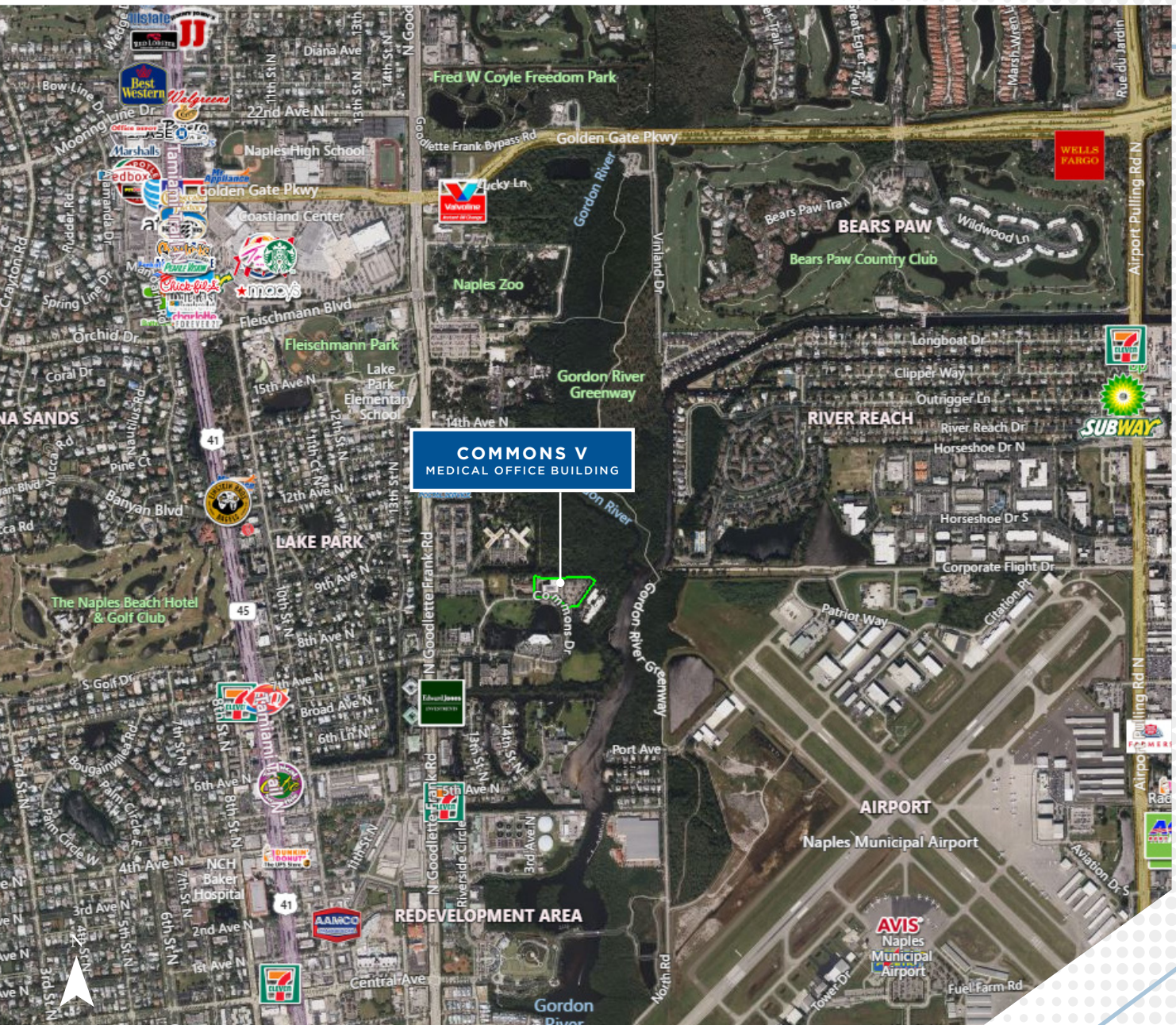
	1 MILE	3 MILES	5 MILES
2023 TOTAL POPULATION	3,470	42,711	109,476
2023 MEDIAN AGE	49.2 Yrs	57 Yrs	56.6 Yrs
2023 AVERAGE HOUSEHOLD INCOME	\$100,447	\$112,592	\$107,231
2023 AVERAGE MEDICAL SPENDING	\$1,598	\$1,884	\$1,861

CUSHMAN & WAKEFIELD
 COMMERCIAL PROPERTY
 SOUTHWEST FLORIDA
 5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907
 Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
 CEO & Principal Broker
 +1 239 489 3600
 gtasman@cpswfl.com

VANESSA TYLER
 Associate Director
 +1 239 489 3600
 vtyler@cpswfl.com

Nearby Amenities




CUSHMAN & WAKEFIELD
 COMMERCIAL PROPERTY
 SOUTHWEST FLORIDA
 5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907
 Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
 CEO & Principal Broker
 +1 239 489 3600
 gtasman@cpswfl.com

VANESSA TYLER
 Associate Director
 +1 239 489 3600
 vtyler@cpswfl.com

COMMONS V

MEDICAL OFFICE BUILDING

Nearby Medical



Premier Medical Office Space for Lease

GARY TASMAN
CEO & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

800 GOODLETTE RD NORTH
NAPLES, FL 34102



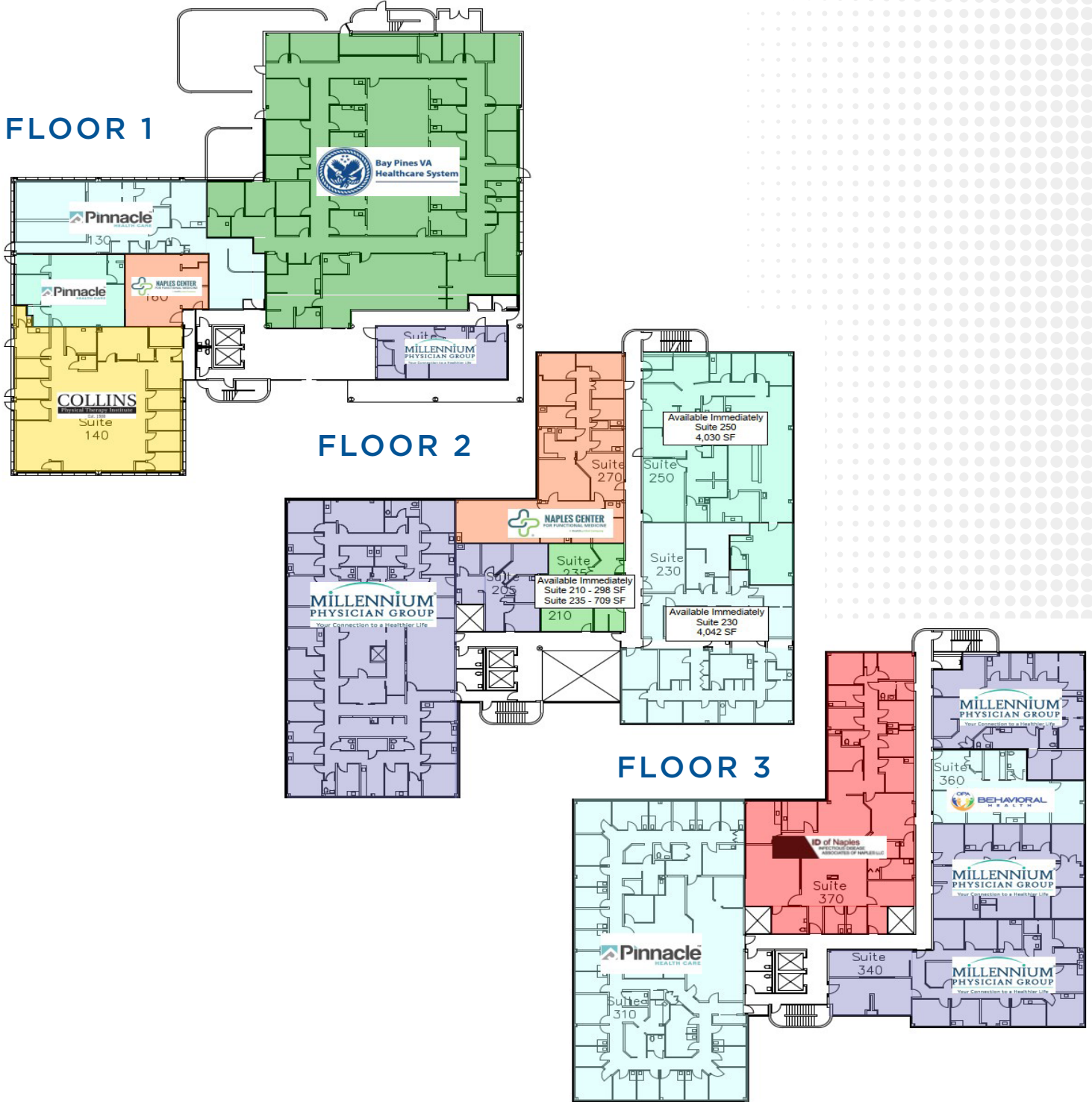
Building owned and managed by
HEALTHCARE REALTY

COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Available Suites 298-8,702 SF



CUSHMAN & WAKEFIELD
COMMERCIAL PROPERTY
SOUTHWEST FLORIDA
5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907

Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
CEP & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

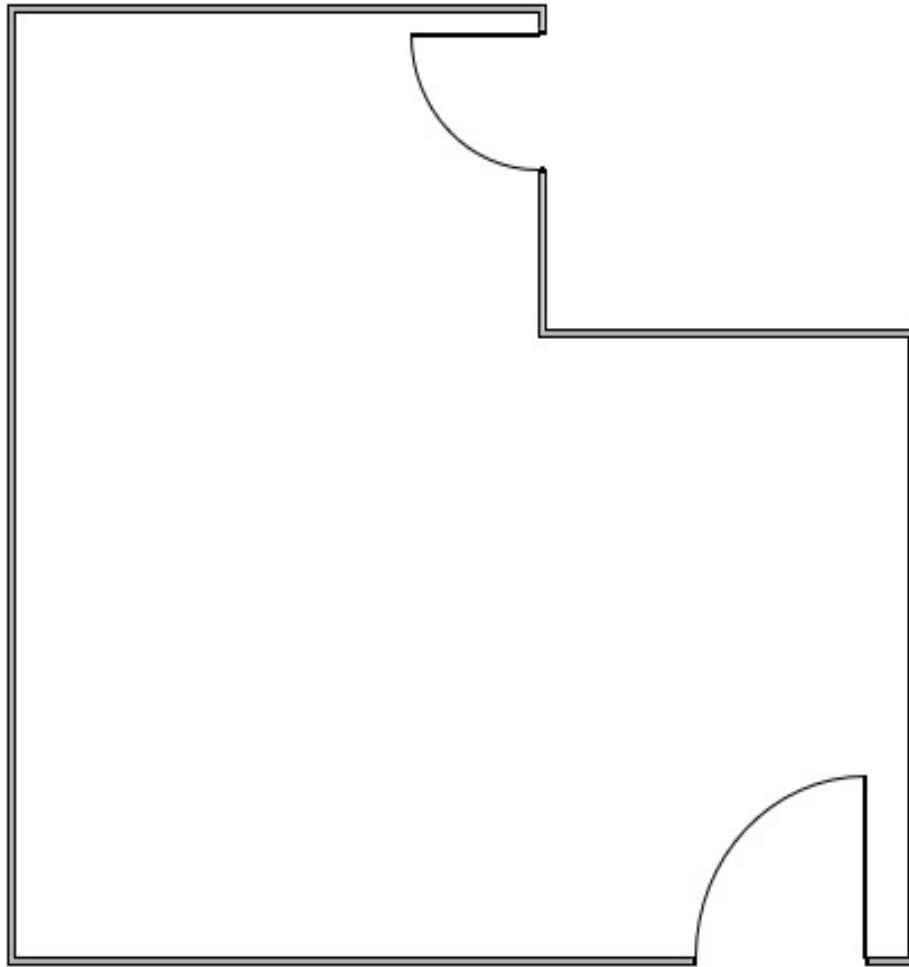
COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Suite 210 | 298 SF - Available Immediately

Lease Rate - \$21.00
CAM - \$12.31



 **CUSHMAN & WAKEFIELD**
5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907
COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA
Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
CEP & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

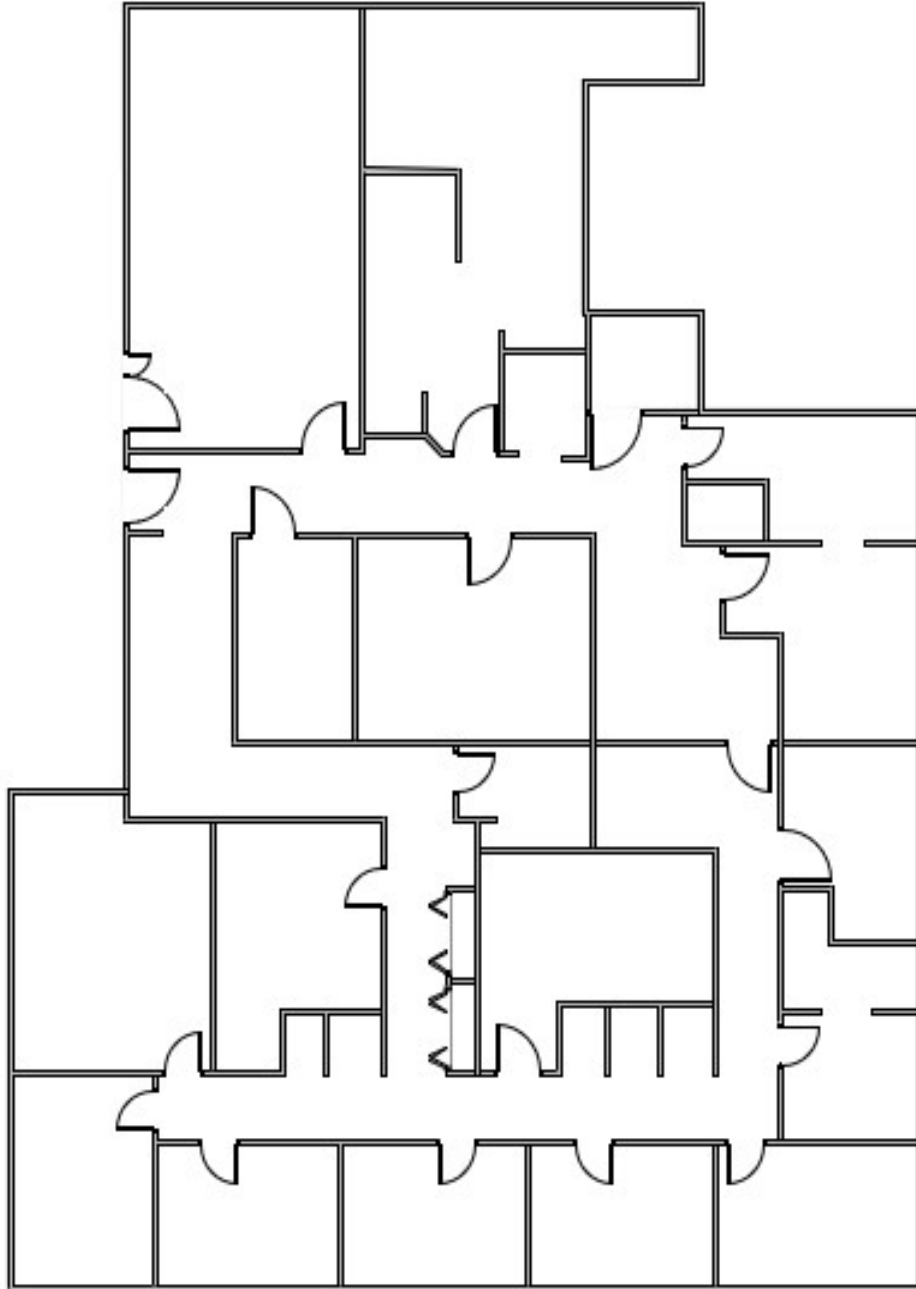
COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Suite 230 | 4,042 SF - Available Immediately

Lease Rate - \$21.00
CAM - \$12.31



5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA

Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
CEP & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

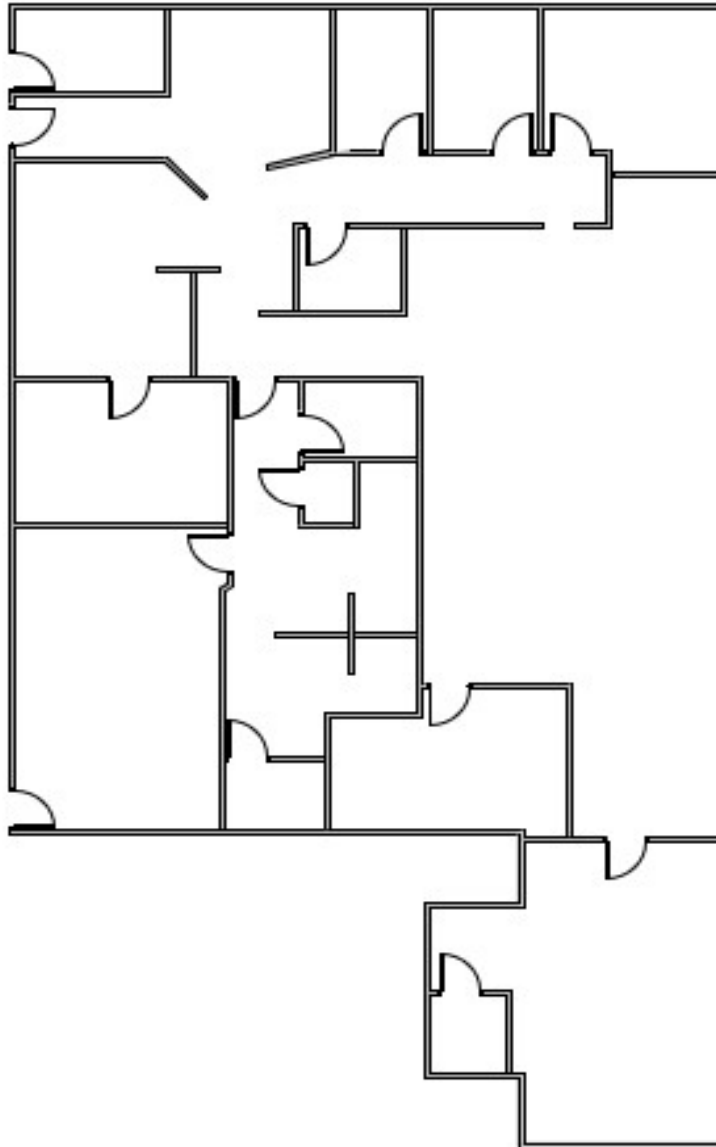
COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Suite 250 | 4,030 SF - Available Immediately

Lease Rate - \$21.00
CAM - \$12.31



 **CUSHMAN & WAKEFIELD**
5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907
COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA
Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
CEP & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

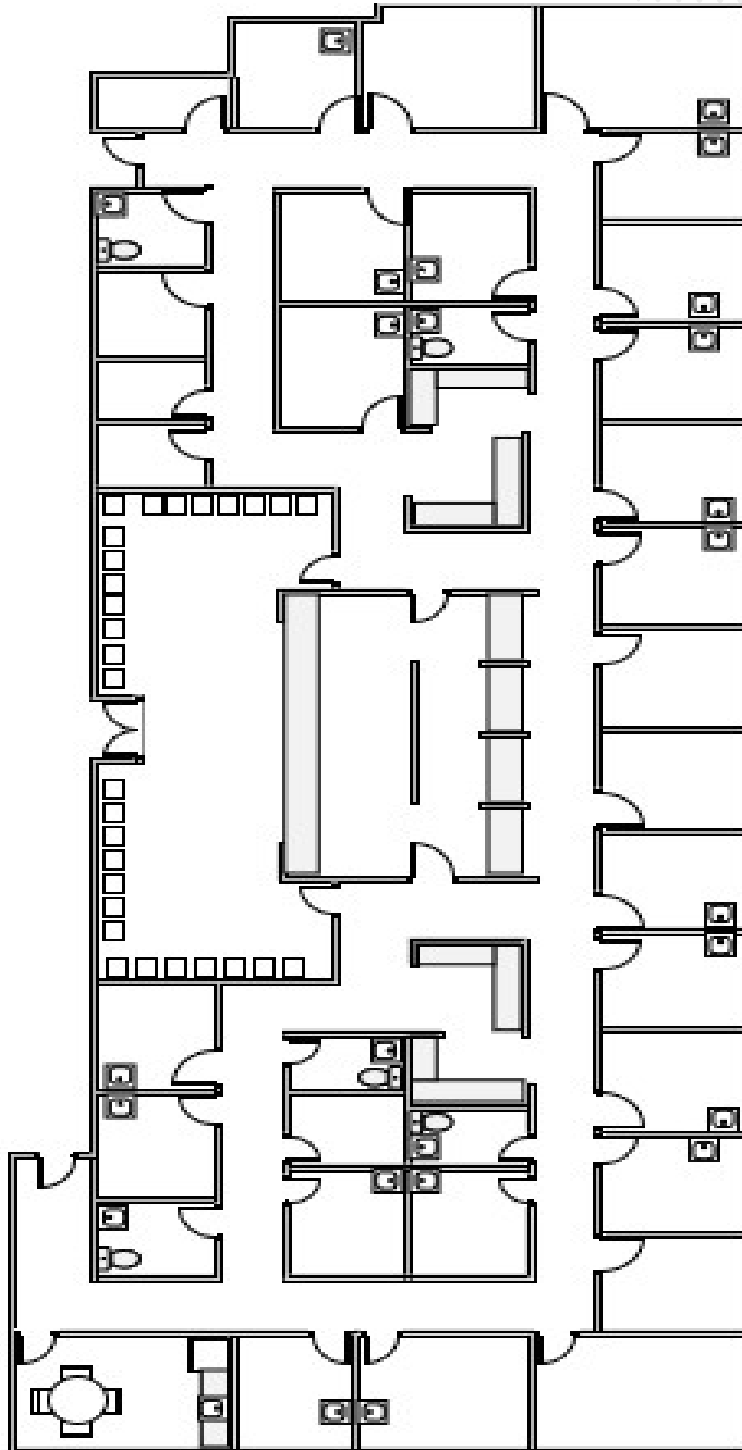
COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Suite 230/250 | 8,072 SF - Conceptual Plan

Lease Rate - \$21.00
CAM - \$12.31



CUSHMAN & WAKEFIELD
5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907

COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA

Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
CEP & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com

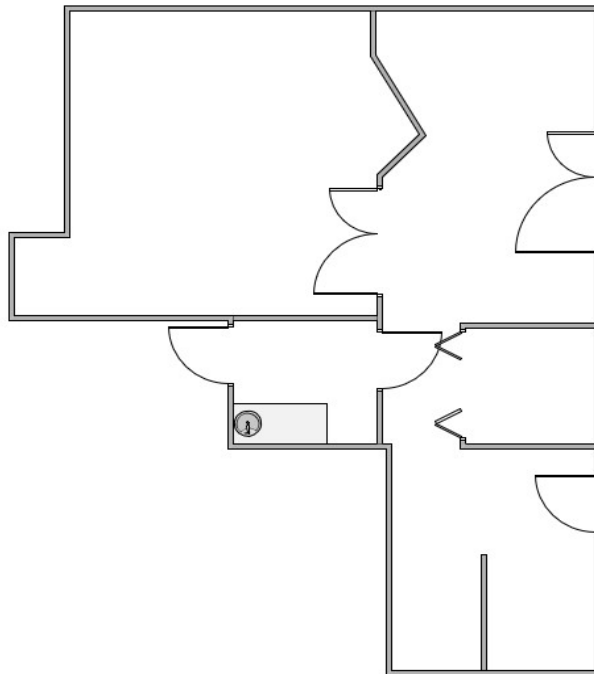
COMMONS V

MEDICAL OFFICE BUILDING

800 GOODLETTE RD NORTH
NAPLES, FL 34102

Suite 235 | 709 SF - Available Immediately

Lease Rate - \$21.00
CAM - \$12.31



 **CUSHMAN & WAKEFIELD**
5220 Summerlin Commons Blvd., Suite 500 Fort Myers, Florida 33907

**COMMERCIAL
PROPERTY
SOUTHWEST FLORIDA**

Building owned and managed by
HEALTHCARE REALTY

GARY TASMAN
CEP & Principal Broker
+1 239 489 3600
gtasman@cpswfl.com

VANESSA TYLER
Associate Director
+1 239 489 3600
vtyler@cpswfl.com