

# Commercial Properties For Lease or Sale

Collier County Community Redevelopment Agency

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**IMMOKALEE CRA**

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i The Place to Call Home !

Fall 2011

## Land For Sale

### 914-916 Laurel St.

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**Contact:** www.loopnet.com for informational flyer. Contact Carlos Acosta (239) 823-0115 Chuck Smith, CCIM (239) 826-3337  
**Size:** 3.33 Acres  
**Price:** \$863,076  
**Zoning:** C-4

**Comments:**  
 Located at Lake Trafford Road and Highway 29, across from Winn Dixie and behind the Bank of America. In the proximity of Immokalee Regional Airport. Located off of Lake Tafford Road and west of Highway 29 in Immokalee.

### 110 North 9th Street

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**Contact:** Mario Pasada @ 239.530.8662  
**Size:** 1.26 Acres  
**Price:** \$800,000  
**Zoning:** C4

**Comments:**

### Indian Camp Road

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**Contact:** Pam Brown @ 239.658.1752  
**Size:** 158.07 acres  
**Price:** \$4,000,000  
**Zoning:** RMF-6

**Comments:**  
 The following parcels are being offered as one piece: 158.07 acres (includes double wide trailer, barn and cow pens), 5 acres (includes old house), 5 acres, 1.01 acres (Shirley Brown house), .92 acres (Sarah Kathryn Rowe house).

### 210 New Market Road

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**Contact:** Pam Brown @ 239.658.1752  
**Size:** .64 acres  
**Price:** \$350,000  
**Zoning:** C4

**Comments:**  
 Three lots next to New Market Road

### NW Corner of North First and Main Streets

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**Contact:** Bernardo Barnhart, Florida Community Bank 239.657.3171  
**Size:** TBD  
**Price:** TBD  
**Zoning:** C4

**Comments:**

### 510 New Market Road, East

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**Contact:** Joe James 239.596.6130 x 223  
**Size:** .91 Acres  
**Price:**  
**Zoning:** Industrial (vacant)

**Comments:**  
 Vacant industrial lot next to Immokalee Airport, across from Immokalee Fire Control District building. The lot is located at the intersection of New Market Road East and Aiways Avenue and it has two access points.

### Corner of North First Street and Jefferson Ave.

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**Contact:** Margarete Wright 239.657.4803  
**Size:** .37 Acres  
**Price:** Call for price  
**Zoning:** C4

**Comments:**  
 8 commercial lots with house

## Corner of South First Street and East Eustis Avenue

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<b>Contact:</b>	Dottie Cook, Empowerment Alliance of Southwest Florida 239.658.3315	<b>Comments:</b>	Vacant, flat lot next to Seminole Casino in Immokalee business district!
<b>Size:</b>	1.56 Acres		
<b>Price:</b>	\$195,000		
<b>Zoning:</b>	C4		

## Corner of North First Street and Jefferson Ave East

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<b>Contact:</b>	Margaret Wright 239.657.4803	<b>Comments:</b>	Eight total lots with one existing house. House has new roof but needs work.
<b>Size:</b>	8 lots: total land area .69 acres		
<b>Price:</b>	\$175,000		
<b>Zoning:</b>	Zoning: C5		

## 105 East New Market Road

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<b>Contact:</b>	Pat Regas, David Brown Realty 863.444.0179	<b>Comments:</b>	Built in 1975, this facility is currently being used for produce sales.
<b>Size:</b>	1.5 Acres with warehouse		
<b>Price:</b>	\$1,999,000		
<b>Zoning:</b>	Zoning: C5		

## 505 East New Market Road

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<b>Contact:</b>	Pat Regas, David Brown Realty 863.444.0179	<b>Comments:</b>	Built in 1984, this corner warehouse facility is currently being used for produce sales.
<b>Size:</b>	.45 Acres with warehouse		
<b>Price:</b>	\$549,000		
<b>Zoning:</b>	Zoning: C5		

## 1007 North 15th Street

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<b>Contact:</b>	Tim Dickerson, Intervest Realty 407.923.2392	<b>Comments:</b>	Great location in Immokalee Central Business District located on State Road 29. Next to Auto Zone. Small existing commercial building on site.
<b>Size:</b>	1.01 acres		
<b>Price:</b>	\$425,000		
<b>Zoning:</b>	C4		

## 406 South First Street

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<b>Contact:</b>	Vicki Carr 239.503.7733	<b>Comments:</b>	Great location along busy CR 846 (South First Street). Next to Seminole Casino in commercial district! Owner looking for cash sale.
<b>Size:</b>	1600sf (bldg) .22 acres (land)		
<b>Price:</b>	\$185,000 for building and land		
<b>Zoning:</b>	C4		

## Intersection of CR846 and School Road, Immokalee

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<b>Contact:</b>	Barry Goldmeier 305.984.3595	<b>Comments:</b>	Vacant land is currently zoned for 140 apartment units in 3-story buildings with amenity facility. Sale or joint venture opportunity! See here for details: <a href="http://bit.ly/IMMProperty18">http://bit.ly/IMMProperty18</a>
<b>Size:</b>	9.33 acres (2-3 bedroom units)		
<b>Price:</b>	\$15,000/unit		
<b>Zoning:</b>	NC (Neighborhood Center)		

## Space For Sale

### Corner of North First Street and Jefferson Ave.

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<b>Contact:</b>	Margarete Wright 239.657.4803	<b>Comments:</b>	8 commercial lots with house
<b>Size:</b>	.37 Acres		
<b>Price:</b>	Call for price		
<b>Zoning:</b>	C4		

### 2050 Commerce Avenue

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<b>Contact:</b>	Bob Juster 239.455.2138	<b>Comments:</b>	Brand new flex space at Immokalee Tradeport Technology Park. Be one of the first to take advantage of a market on the verge of exploding growth!
<b>Size:</b>	30,000 SF		
<b>Price:</b>	\$5,200,000		
<b>Zoning:</b>	Industrial		

### 505 East New Market Road

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<b>Contact:</b>	Scott Griffen @ 239.823.3229	<b>Comments:</b>	Open space (dock high) plus office and rest room
<b>Size:</b>	5000 SF		
<b>Price:</b>	\$799,000		
<b>Zoning:</b>	C4		

### 2050 Commerce Avenue

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<b>Contact:</b>	Bob Juster (239) 455-2138 or justcobob@aol.com	<b>Comments:</b>	Brand new flex space at Immokalee Tradeport Technology Park. Tenants: Florida National Guard, Collier County School District (Headstart, Maintenance, Transportation), Childcare of Southwest Florida (Collier County), Salvation Army
<b>Size:</b>	30,000 SF		
<b>Price:</b>	\$5,200,000		
<b>Zoning:</b>	Industrial		

### Corner of North First Street and Jefferson Ave East

---

<b>Contact:</b>	Margaret Wright 239.657.4803	<b>Comments:</b>	Eight total lots with one existing house. House has new roof but needs work.
<b>Size:</b>	8 lots: total land area .69 acres		
<b>Price:</b>	\$175,000		
<b>Zoning:</b>	Zoning: C5		

### 105 East New Market Road

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<b>Size:</b>	1.5 Acres with warehouse		
<b>Price:</b>	\$1,999,000		
<b>Zoning:</b>	Zoning: C5		

### 505 East New Market Road

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<b>Size:</b>	.45 Acres with warehouse		
<b>Price:</b>	\$549,000		
<b>Zoning:</b>	Zoning: C5		

## 1007 North 15th Street

---

**Contact:** Tim Dickerson, Intervest Realty  
407.923.2392  
**Size:** 1.01 acres  
**Price:** \$425,000  
**Zoning:** C4

**Comments:**  
Great location in Immokalee Central Business District located on State Road 29. Next to Auto Zone. Small existing commercial building on site.

## 201 North First Street

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**Contact:** Pam Witteneur 239.989.7077 or Randy Krise 239.633.8672  
**Size:** 6068sf  
**Price:** \$500,000 to buy, or \$5sf lease  
**Zoning:** C4

**Comments:**  
Located only one block north of busy Main Street (state Road 29) business district.

## 406 South First Street

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**Contact:** Vicki Carr 239.503.7733  
**Size:** 1600sf (bldg) .22 acres (land)  
**Price:** \$185,000 for building and land  
**Zoning:** C4

**Comments:**  
Great location along busy CR 846 (South First Street). Next to Seminole Casino in commercial district! Owner looking for cash sale.

## 212 Jerome Drive

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**Contact:** Fred Kolb 239.985.8081  
**Size:** 100000 SF  
**Price:** \$4,616,280  
**Zoning:** Industrial

**Comments:**  
Pcking Plant with Refrigeration and Offices

## Space For Lease

### 803 Main Street

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 1,600 SF  
**Price:** \$1,800/month  
**Zoning:** C4

**Comments:**  
 Next to the Chinese Restaurant.

### 550 New Market Road

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 800 SF  
**Price:** \$800/month  
**Zoning:** C4

**Comments:**  
 Next to Balgas up stairs.

### 114 Main Street

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 1,200 SF  
**Price:** \$1,600/month  
**Zoning:** C4

**Comments:**  
 Next to MiMi's Pinatas.

### 107 Main Street

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 2,400 SF  
**Price:** \$1,700/month  
**Zoning:** C4

**Comments:**  
 Next to El Taquito.

### 312 New Market Road

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 1,200 SF  
**Price:** \$1,060/month  
**Zoning:** C4

**Comments:**  
 Next to Primos Plaza.

### 314 New Market Road

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 2,100 SF  
**Price:** \$2,544/month  
**Zoning:** C4

**Comments:**  
 Next to Primos Plaza.

### 505 East New Market Road

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**Contact:** Scott Griffen @ 239.823.3229  
**Size:** 5000 SF  
**Price:** \$40,000/yr  
**Zoning:** C4

**Comments:**  
 Open space (dock high) plus office and rest room

**1402 New Market Road, Suite C**

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<b>Contact:</b>	Denise Hondapongoda @ 239.263.5474 or 239.963.7985	<b>Comments:</b>	Two fully improved contiguous professional office suites available for lease. Joint leases welcome.
<b>Size:</b>	1300SF		
<b>Price:</b>	negotiable		
<b>Zoning:</b>	C1		

**1402 New Market Road, Suite D**

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<b>Contact:</b>	Denise Hondapongoda @ 239.263.5474 or 239.963.7985	<b>Comments:</b>	Rare professional office space in Immokalee. Two fully improved contiguous professional office suites available for lease. Joint leases welcome.
<b>Size:</b>	1300SF		
<b>Price:</b>	negotiable		
<b>Zoning:</b>	C1		

**101 East Main Street**

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<b>Contact:</b>	Kenny Blocker 239.657.9341	<b>Comments:</b>	Service bays and office space. Located at very busy intersection with direct frontage to both Main and First Streets. Available for immediate occupancy.
<b>Size:</b>	2000 SF		
<b>Price:</b>	\$2500/month		
<b>Zoning:</b>	C4		

**1630 Lake Trafford Road (Winn Dixie Shopping Center)**

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<b>Contact:</b>	Eva 561.996.8080	<b>Comments:</b>	Two space available for lease in the very busy Immokalee Winn Dixie Shopping Center. Located at the intersection of North 15th Street (SR 29) and Lake Trafford Road.
<b>Size:</b>	Two Spaces Available for Lease: 6100sf & 13700sf		
<b>Price:</b>	6100sf space: \$9.00/sf rent + \$3.00/sf maintenance & tax. 13,700sf space: \$7.00/sf + \$3.00/sf maintenance & tax.		
<b>Zoning:</b>	C4		

**2050 Commerce Avenue**

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<b>Contact:</b>	Bob Juster (239) 455-2138 or justcobob@aol.com	<b>Comments:</b>	Across from airport entrance, 1/4 mile from Casino and 5 miles from Ave Maria
<b>Size:</b>	3750 AC'ed office and 3000 sq./ft warehouse		
<b>Price:</b>	\$3.00 CAM + \$10.50/SF		
<b>Zoning:</b>	Industrial		

**1312 North 15th Street**

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<b>Contact:</b>	Susan 239.657.3984	<b>Comments:</b>	Ideal commercial office space located on busy SR29 (N. 15th Street) in Immokalee's business district.
<b>Size:</b>	952 SF		
<b>Price:</b>	Call for rental rate		
<b>Zoning:</b>	C4		

**212 South First Street**

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<b>Contact:</b>	TriQuest 657.4456	<b>Comments:</b>	Professional Office Space for lease in Immokalee Commercial District. . Call for rate.
<b>Size:</b>	1834SF		
<b>Price:</b>	Negotiable		
<b>Zoning:</b>	C4		

**555 C North 15th Street**

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<b>Contact:</b>	TriQuest 657.4456	<b>Comments:</b>	Professional Office Space for lease centrally located in Immokalee Commercial District. DIRECT access to busy State Road 29 (15th Street)! Call for rate.
<b>Size:</b>	400 SF (approx)		
<b>Price:</b>	Negotiable		

**Zoning:** C4

## **1102 Alachua Street**

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 13000 SF  
**Price:** \$7000/month  
**Zoning:** Industrial

**Comments:**  
 Rare industrial zoned property in Immokalee. 5.5 acres of land with easy access to New Market Road.

## **Behind 775 East Main Street (access via 13th Street)**

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**Contact:** Kenny Blocker 239.657.9341  
**Size:** 32000 SF  
**Price:** \$15,000/month  
**Zoning:** C5

**Comments:**  
 Packing house on East Main Street! 5000 SF refridgerated, 32000 SF total. Partial dock-high access. 8 acres total land area near Immokalee Airport.

## **201 North First Street**

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**Contact:** Sue 239.872.8224  
**Size:** 6800 SF  
**Price:** \$5500/month  
**Zoning:** VR

**Comments:**

## **160 Airpark Blvd.**

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**Contact:** Larry Fox 239.200.5877  
**Size:** 8000sf  
**Price:** Call for rental rate  
**Zoning:** Industrial

**Comments:**  
 The Immokalee Manufacturing and Technical Center