

SAGE

COMMERCIAL PROPERTIES
&
BUSINESS BROKERAGE

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COMMERCIAL
PROPERTY
for
SALE

DESCRIPTION :



4,477SF Class A Office Building—6621 Willow Park Drive Naples FL 34109

Executive Summary:

- Class “A” Commercial Office Building in Naples FL.
- 4,477 SF—with 4 Built-out Office Units. .4A+/- land.
- Built in 2004. Hurricane Specs.
- Unit 1=940SF, Unit 2=835SF, Unit 3=910SF, Unit 4=1792SF
- Fully Leased—Cap Rate 6.7%
- Zoned Commercial PUD— Commercial Uses. Upscale North Naples Location.
- Ideal for Any Professional Use: Insurance Agencies, Law Firms, Accountants, Real Estate Firms, Financial Advisors.

GENERAL :

Attachments:

- Property Aerials
- Building Photos & Floor Plan & Interior Photos
- Locator Map
- Income Analysis
- Reports: Demographics & Market Analysis
- Property Taxes, Fees, Ownership and Legal Description
- Customer Registration Form (for Brokers & Agents)

PRICE :

Sale \$895,000 (\$199/SF)

Cap Rate = 6.7%

CONTACT :

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NOTICE: All information herein subject to change without notice. Information obtained from Seller and other sources. No warranty is made as to the accuracy, fitness, or suitability of this information for any purpose. No responsibility is taken to ensure that this information is updated beyond initial entry. All pertinent information must be verified by prospective Buyers prior to entering into any transaction.