

# WATERFRONT CLASS "A" OFFICE 15,700± SF Available - Divisible

3637 Del Prado Boulevard, Cape Coral, FL 33904



A piece of paradise.  
Won't last long, only 15,700± SF left!



## Property information:

- Dock space available
- Direct access to the river and gulf
- In the heart of Del Prado business corridor
- Super Class A professional office space with rare dockage opportunity
- High end build out for up scale space
- Min available: 1,000± SF
- Max continuous: 7,000± SF
- 22,596 +/- SF building is presently under construction with superior craftsmanship
- Some under building parking available
- Beautiful views of the Glen Cove Canal minutes to the river
- Mediterranean style architecture with attention to every detail

**Price: From \$17 PSF+CAM**  
**Includes \$30 PSF Build-Out Allowance**

## Contact information

NAI Southwest Florida  
13120 Westlinks Terrace #2  
Fort Myers, FL 33913  
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**Joe Ferrao**  
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**NAI** Southwest Florida, Inc.

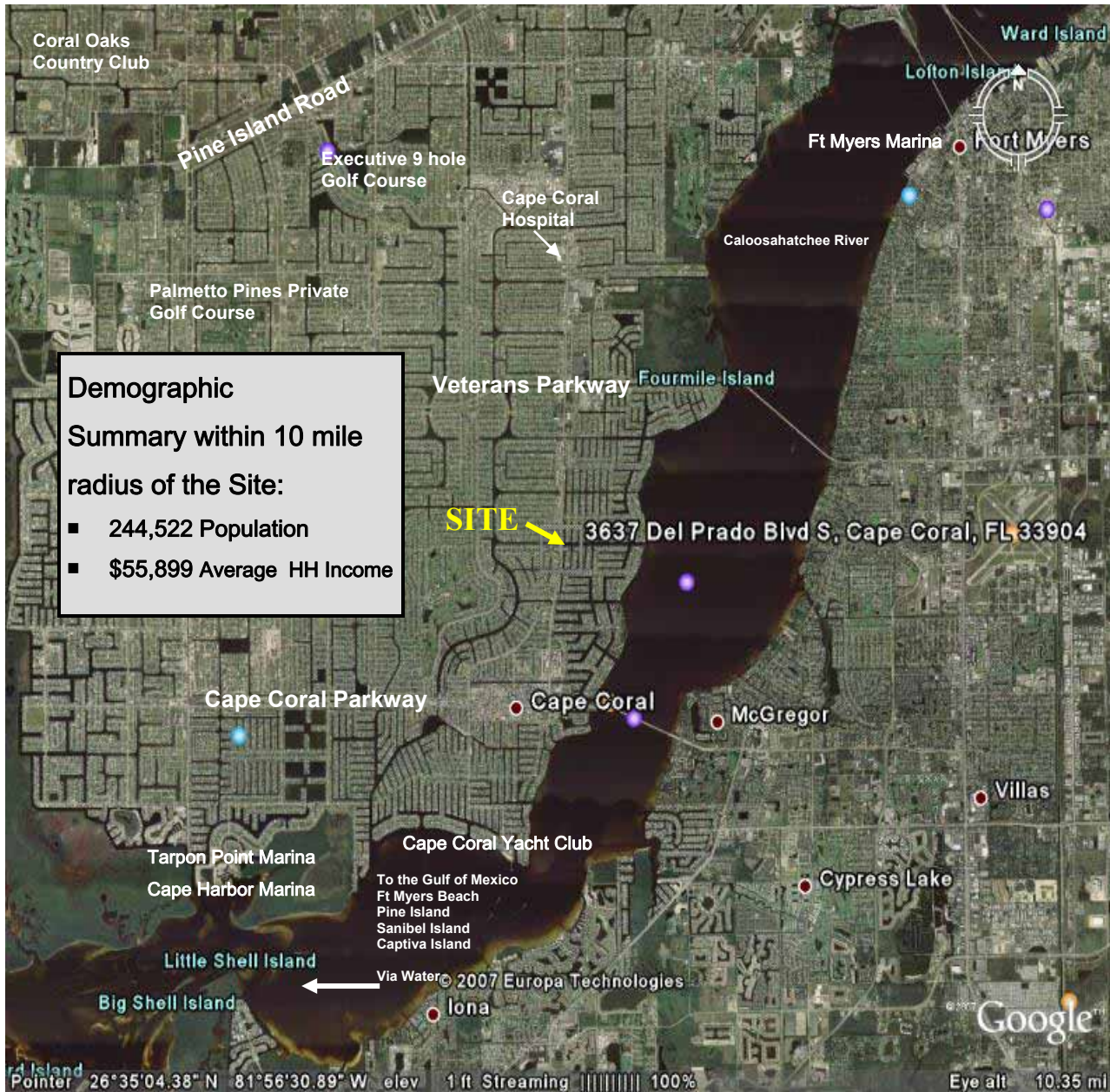
Committed to Florida. Connected to the world.

The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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