

Fort Myers, FL

2081 ALICIA ST, FORT MYERS, FL 33901

- ◆ Direct rail service provided by Seminole Gulf Railway
- ◆ 500 ft sidetrack available for immediate use
- ◆ 4 acres of improved land to accommodate all industrial operations
- ◆ Multiple truck access points
- ◆ Seminole Gulf Railway owned property
- ◆ No clearance restrictions as all sidetracks and mainline are 286k lbs capable
- ◆ No restrictions on operating hours along with a highly flexible industry switching schedule provided
- ◆ Offsite railcar storage available



4 Acres

Improved Land

Zoned Industrial

Available Utilities

CONTACT

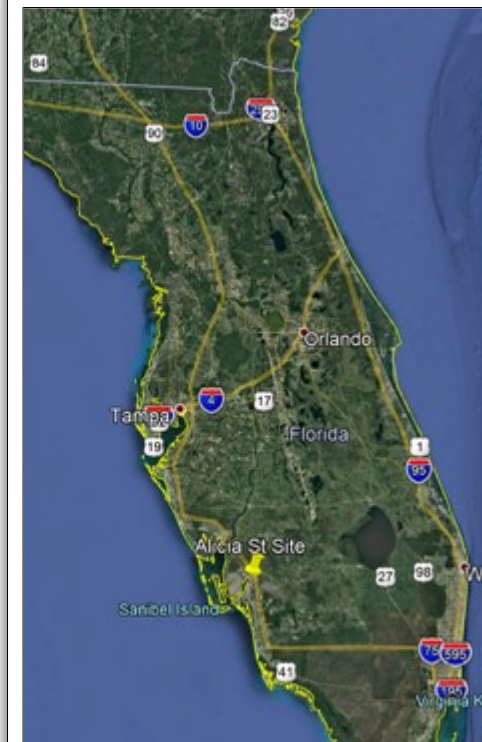
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Road Connectivity

The property is located in the heart of Fort Myers, FL and provides the option to travel North or South via SR 41 that is directly connected to the property or I-75 which is less than 4 miles away.



Southwest Florida's Growing Economy

Southwest Florida continues to show heavy economic growth as the population has increased over 45% in the last 17 years. The region's population is expected to increase another 40% over the next 45 years.

Industry diversification grew 8% at the end of 2018 and is listed in the top ten regions of industry diversified workforce. Construction, in particular, has accounted for most of the industrially diverse economy as the population continues to skyrocket. Bulk commodities such as lumber, plastics, aggregates, metals, and various building materials are and will be in high demand for years to come.

Seminole Gulf Railway

SGLR operates 118 miles of trackage between North Naples and Arcadia, as well as, between Oneco (Bradenton) and Sarasota. SGLR now hauls much of the region's building materials, newsprint, LP gas, plastics, stone, recycled materials, steel, and other commodities. The railroad owns and manages a fleet of railcars rolling throughout North America. SGLR also helps clients with industrial development services.

In addition to providing traditional rail freight transportation, Seminole Gulf's related companies provide other vital supply chain solutions for Southwest Florida, including regional trucking and logistical services, as well as warehousing and distribution from its 1.6 million cubic foot, frozen, refrigerated food and dry goods distribution center located in North Fort Myers.

