

**\$2 Million
Renovation
Underway!**

~ Conceptual Photo ~

**FOR
LEASE**

RETAIL / OFFICE
SPACE

TANGLEWOOD MARKETPLACE

4910 TAMIAMI TRAIL N, NAPLES, FL 34103

PROPERTY FEATURES

- **Plaza Undergoing a Complete \$2M Exterior Renovation, Including New Seal Coat, Parking Lot Striping, New Roof, Freshly Painted Buildings, & New Landscaping!**
- Prime Park Shore Location in Central Naples
- Less Than ½ Mile South of Pine Ridge Road
- Excellent Visibility and High Daily Traffic Counts on US 41
- Strong, Diverse Tenant Mix
- Pylon Signage
- 194 Parking Spaces (4.16/1,000 SF)

AVAILABILITY

SUITE	114	122	206
SIZE (SF)	983	1,004	1,200
LEASE RATE (PSF)	\$35.00	\$35.00	\$40.00
MONTHLY BASE RENT	\$2,867.08	\$2,928.33	\$4,000.00
CAM (PSF)	\$10.06	\$10.06	\$10.06
MONTHLY CAM	\$824.08	\$841.69	\$1,006.00
TOTAL MONTHLY RENT	\$3,691.17	\$3,770.02	\$5,006.00

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**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

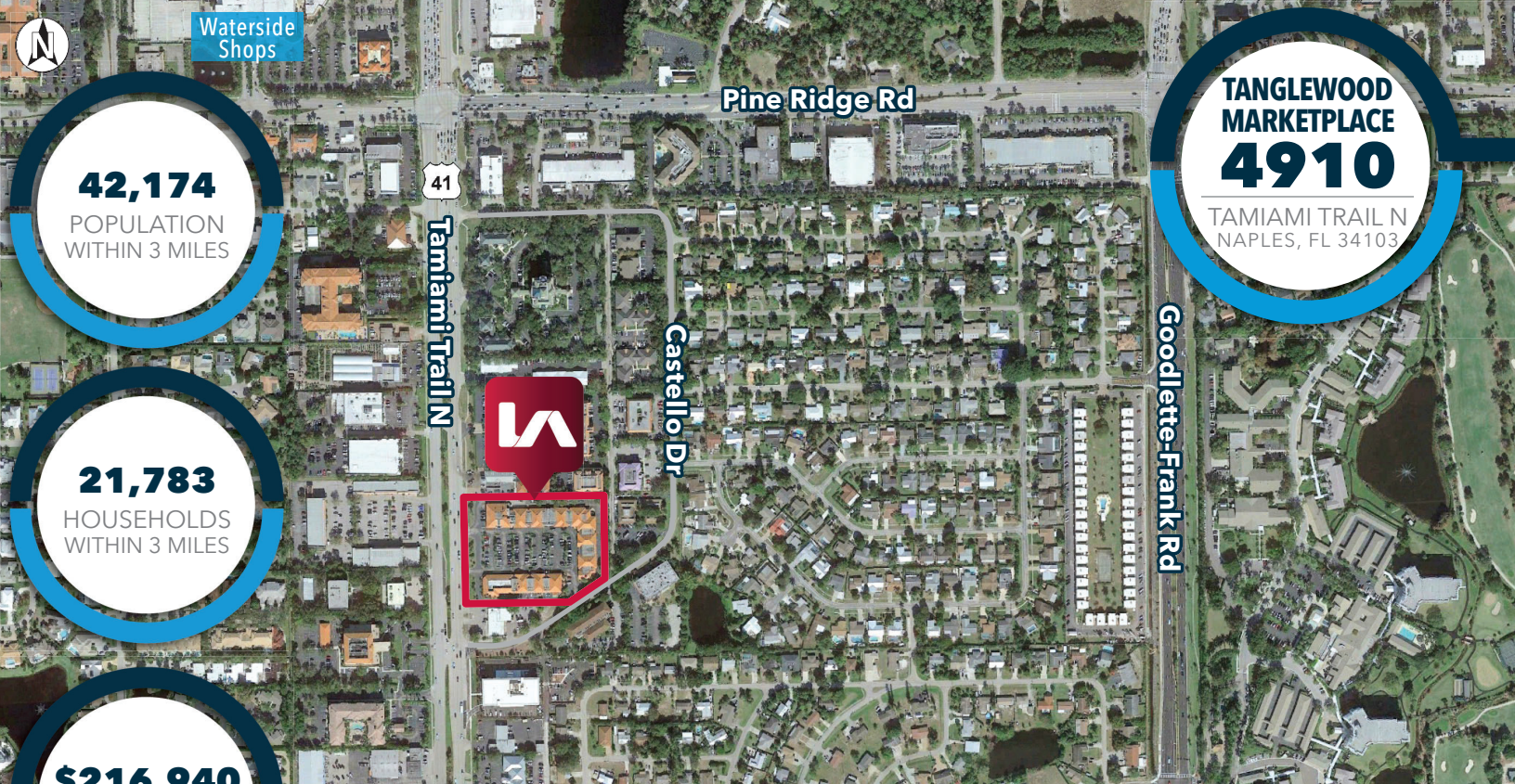
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7/24/26

YOUR LOCAL MARKET **EXPERT**

7400 Trail Boulevard, Suite 101 | Naples, Florida 34108 | Lee-FL.com





42,174

POPULATION
WITHIN 3 MILES

21,783

HOUSEHOLDS
WITHIN 3 MILES

\$216,940

AVG HH INCOME
WITHIN 3 MILES

44,000

TRAFFIC COUNTS (AADT)

**AVAILABLE
1/1/2027**

SUITE

SUITE

SUITE

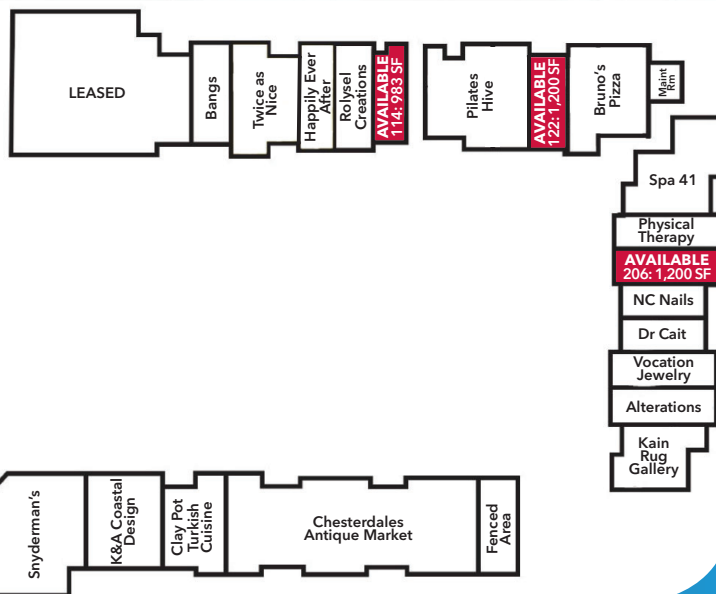
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LOCATION DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2025 POPULATION	7,497	42,174	90,360
HOUSEHOLDS	3,542	21,783	45,113
MEDIAN HOUSEHOLD INCOME	\$118,448	\$120,444	\$111,014
AVG. HOUSEHOLD INCOME	\$198,498	\$216,940	\$196,265

TRAFFIC COUNTS

VOLUME (AADT)	YEAR
44,000	2025



CURRENT VIEW

TANGLEWOOD
MARKETPLACE
4910

TAMIAMI TRAIL N
NAPLES, FL 34103

EXTERIOR

RENOVATIONS
ARE CURRENTLY
UNDERWAY!

UPDATES UNDERWAY

PAINTING
ALL
EXTERIOR

NEW
SEAL
COAT

NEW
PARKING LOT
STRIPING

UPDATING
ALL
LANDSCAPE

NEW
METAL
ROOF

41

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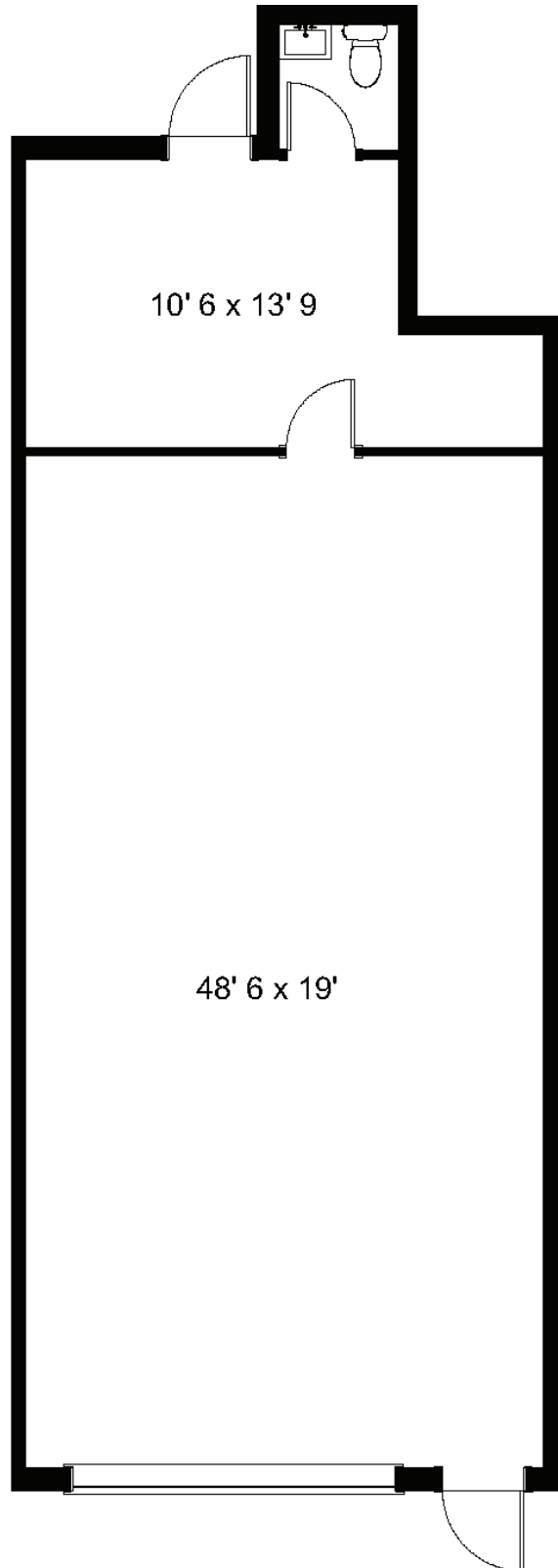
FLOOR PLAN

983 SF

TANGLEWOOD
MARKETPLACE

4910

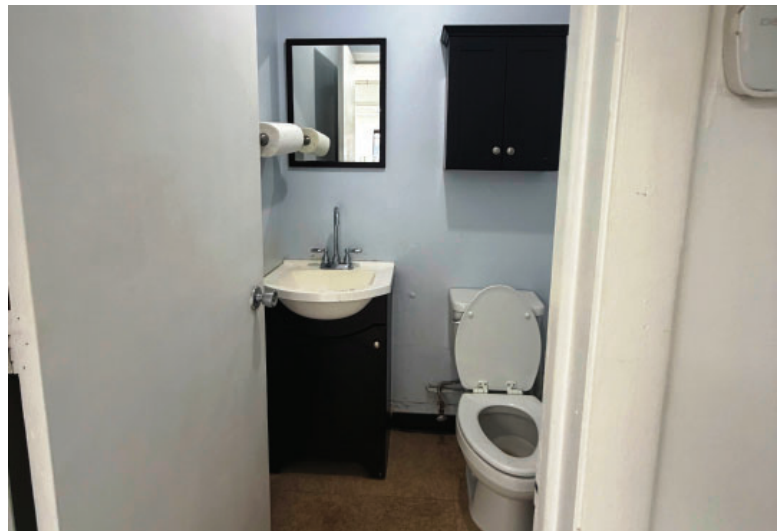
UNIT
114



UNIT PHOTOS

TANGLEWOOD
MARKETPLACE
4910

UNIT
114



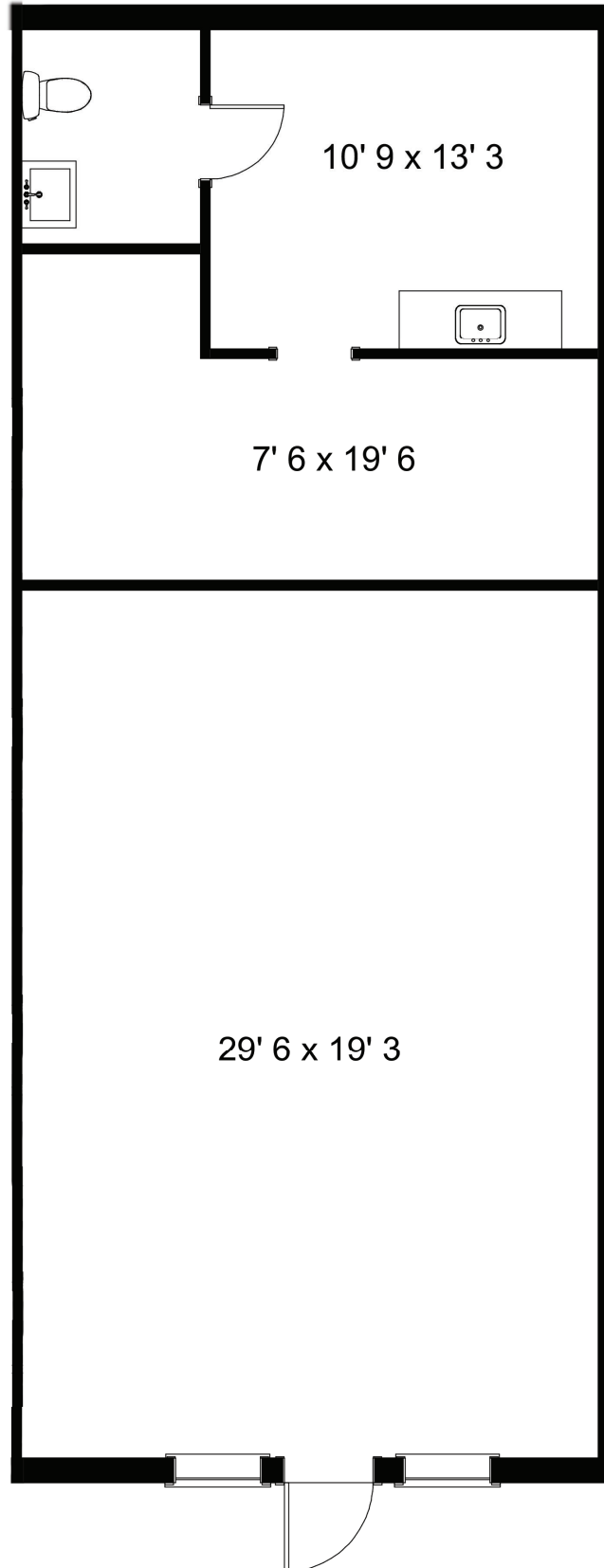
FLOOR PLAN

1,004 SF

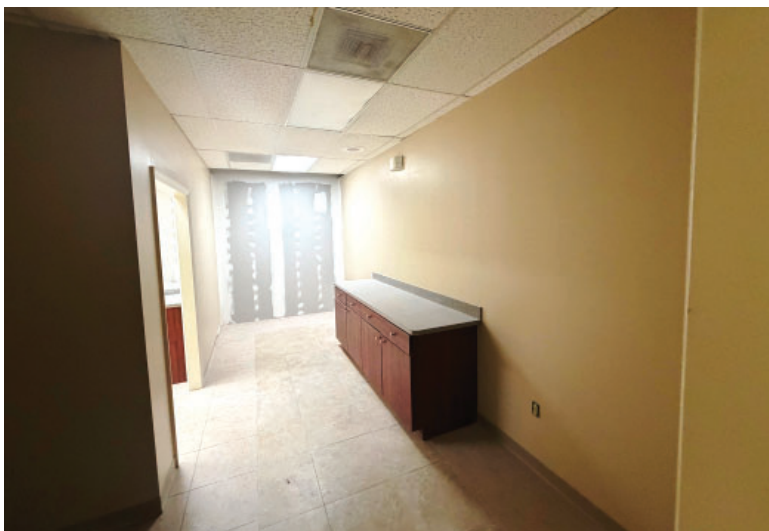
TANGLEWOOD
MARKETPLACE

4910

UNIT
122



UNIT PHOTOS



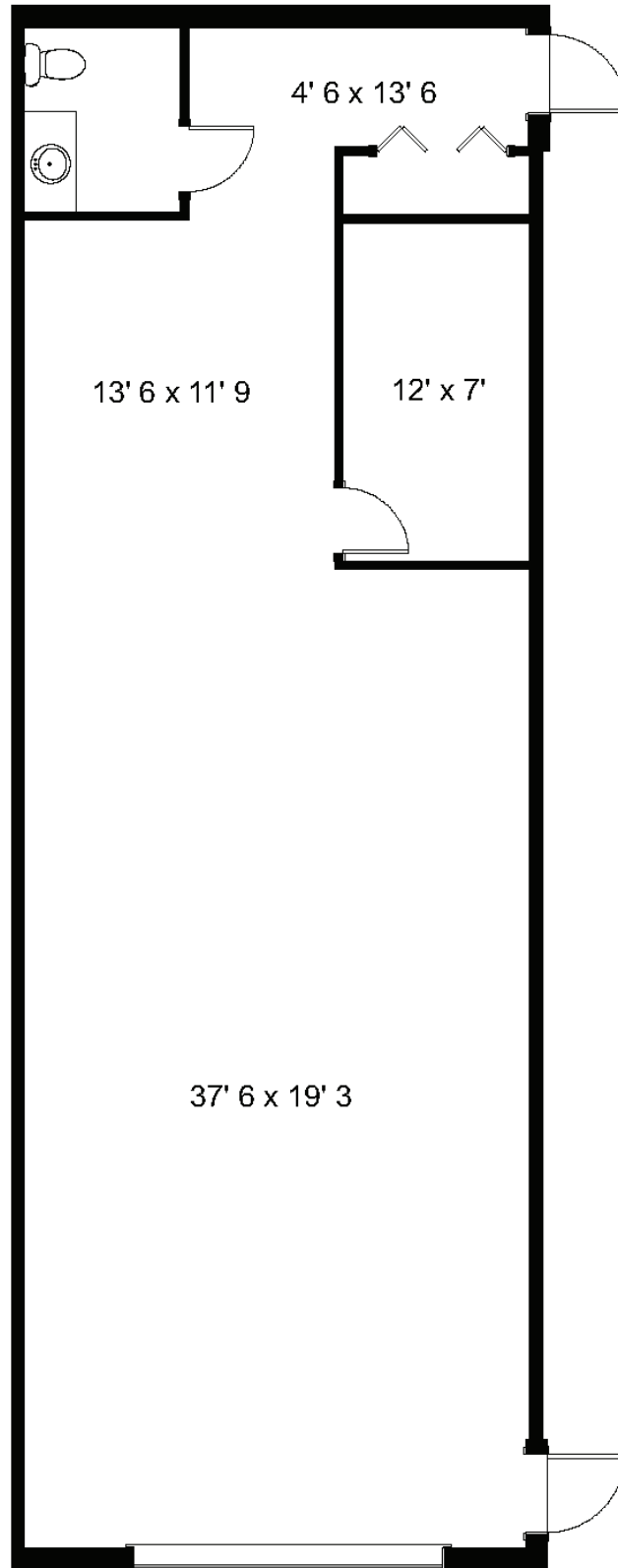
FLOOR PLAN

1,200 SF

TANGLEWOOD
MARKETPLACE

4910

UNIT
206



UNIT PHOTOS

TANGLEWOOD
MARKETPLACE
4910

UNIT
206

