



THE PROPERTY

- 3 Story Coastal Contemporary Professional Building
- On US 41 East Near Airport Rd.

WALKING DISTANCE TO COLLIER GOV CENTER

- Lease or Purchase
 - 1,261 SF - 10,000+ SF
 - Grey Shell Units
 - Dedicated Garage Space
 - Near Downtown Naples
- Perfect for:
- Law Firms
 - Non-Profits
 - Court Reporters
 - Accounting Firms

Deals Still Available

Building now complete! Start your buildouts today.

Bayfront Realty-Broker
Bill Klohn
(239) 571-9524
bklohn@me.com



BR
Bayfront Realty
(239) 571-9524

3080 TAMiami TRAIL EAST
NAPLES, FL 34112
Trail Professional Center

MHK
ARCHITECTURE
& PLANNING
NAPLES | PALM BEACH | THE CAROLINAS
The Florida Architect
TrailProfessionalCenter.com

Building Completion

Landscaping starts at Trail Professional Center.

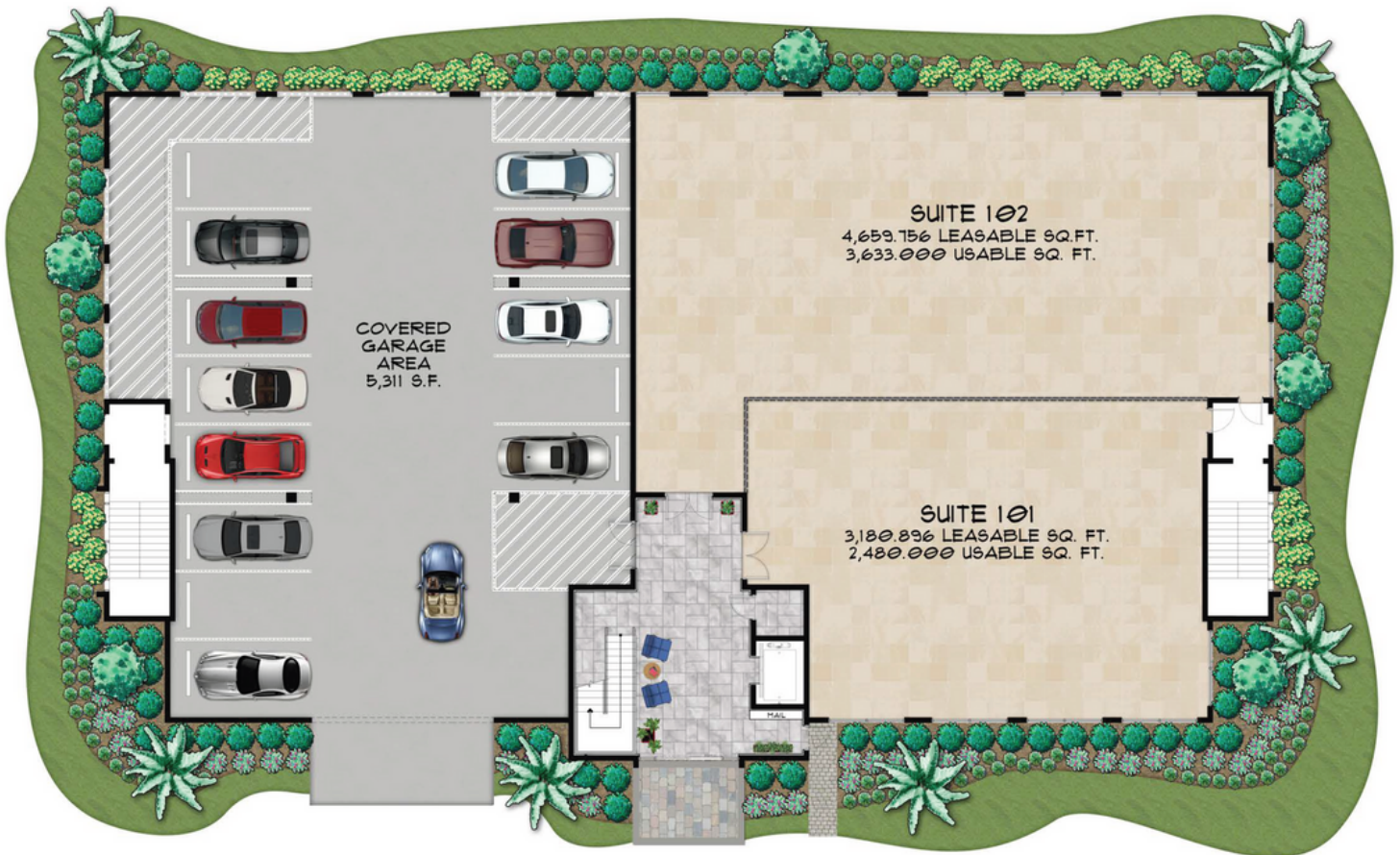


Site Plan



SITE PLAN

1st Floor Layout



FIRST FLOOR PLAN

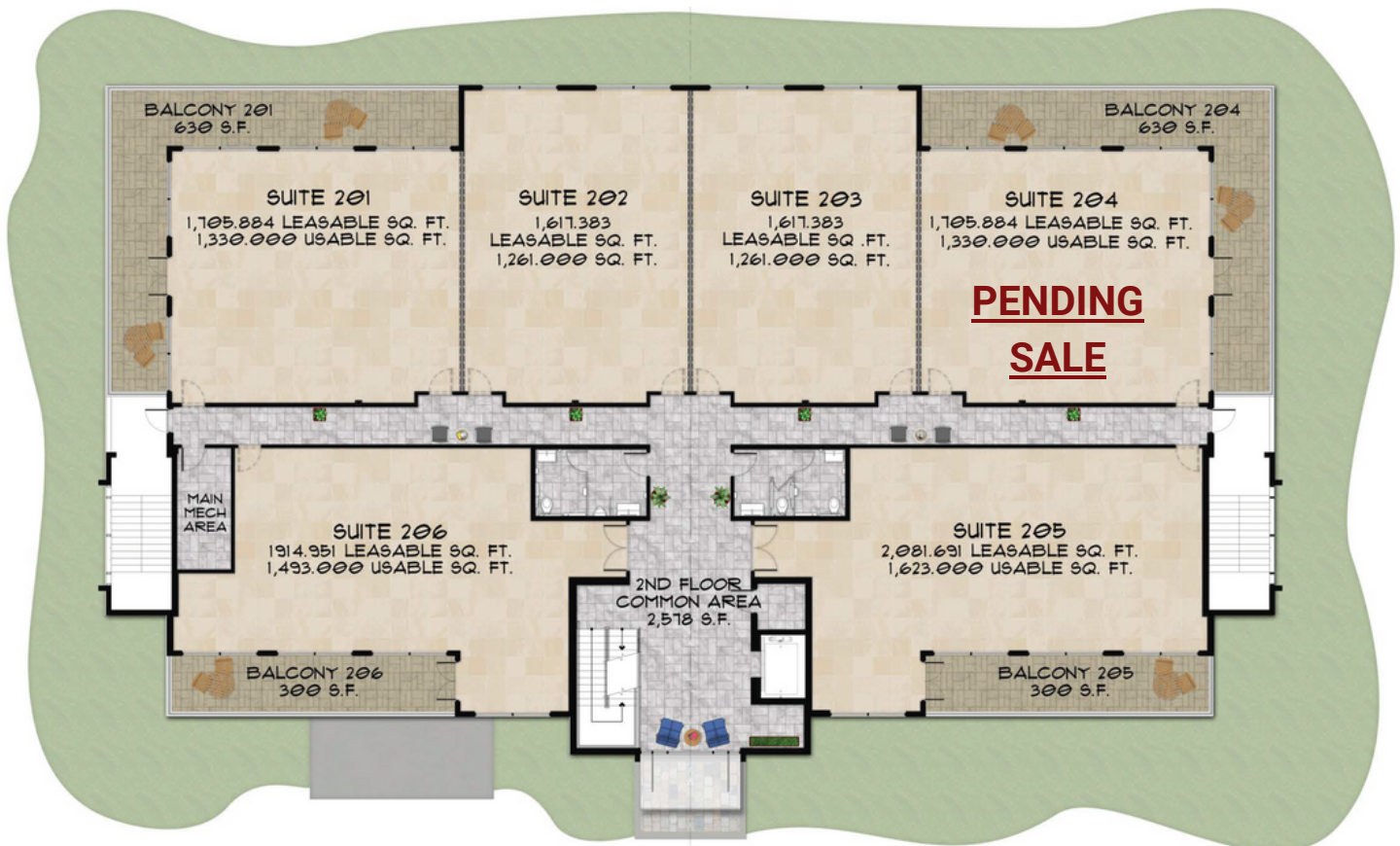
3080 Tamiami Trail East
Naples, Florida

OWNER: S. & S. 200
NAPLES 34102-1000
PHONE: (239) 571-7000
WWW.MHKAP.COM

MHK ARCHITECTURE & PLANNING

SK1
OCTOBER 1, 2009

2nd Floor Layout



SECOND FLOOR PLAN

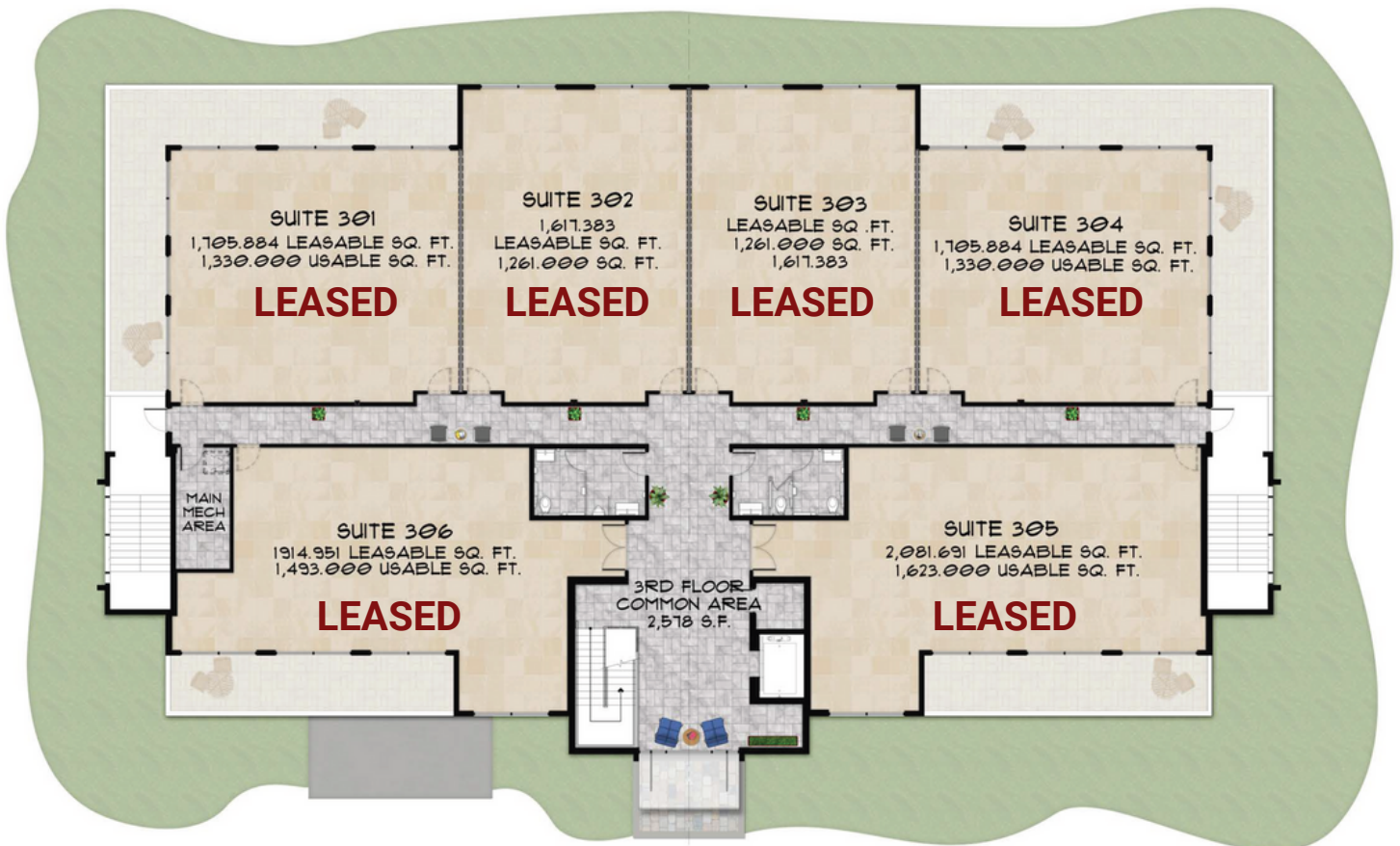
3080 Tamiami Trail East
Naples, Florida

8501 HALE SUITE 200
NAPLES FLORIDA 34102
PHONE (239) 331-1500
WWW.MHKAP.COM

MHK ARCHITECTURE & PLANNING

SK2
OCTOBER 1, 2020

3rd Floor Layout



THIRD FLOOR PLAN

3080 Tamiami Trail East
Naples, Florida

3080 TAMAMI TRAIL EAST
NAPLES FLORIDA 34112
PHONE: (239) 571-9524
WWW.MHKAP.COM

MHK ARCHITECTURE & PLANNING

SK3
OCTOBER 1, 2019

Pricing and Status

UNIT #	STATUS	FOR SALE				OR FOR LEASE	
		USEABLE SQ FT	LEASABLE SQ FT	COST PER LEASABLE SQ FT	PURCHASE PRICE	BASE RENT PER LEASABLE SQ FT	MONTHLY RENT (INCLUDES \$8.00 CAM & 4.5% SALES TAX)
101	AVAILABLE	2,480	3,180.896	\$ 365.00	\$ 1,161,027.04	28.00	\$9,972.11
102	AVAILABLE	3,633	4,659.756	\$ 365.00	\$ 1,700,810.94	28.00	\$14,608.34
201	AVAILABLE	1,330	1,705.884	\$ 340.00	\$ 580,000.56	25.00	\$4,902.28
202	AVAILABLE	1,261	1,617.383	\$ 340.00	\$ 549,910.22	25.00	\$4,647.95
203	AVAILABLE	1,261	1,617.383	\$ 340.00	\$ 549,910.22	25.00	\$4,647.95
204	PENDING	1,330	1,705.884	\$ 340.00	PENDING	PENDING	PENDING
205	AVAILABLE	1,493	2,081.691	\$ 340.00	\$ 707,774.94	25.00	\$5,982.26
206	AVAILABLE	1,623	1,914.951	\$ 340.00	\$ 651,083.34	25.00	\$5,503.09
301	LEASED	1,330	1,705.884	\$ 340.00	LEASED	LEASED	LEASED
302	LEASED	1,261	1,617.383	\$ 340.00	LEASED	LEASED	LEASED
303	LEASED	1,261	1,617.383	\$ 340.00	LEASED	LEASED	LEASED
304	LEASED	1,330	1,705.884	\$ 340.00	LEASED	LEASED	LEASED
305	LEASED	1,493	1,914.951	\$ 340.00	LEASED	LEASED	LEASED
306	LEASED	1,623	2,081.691	\$ 340.00	LEASED	LEASED	LEASED

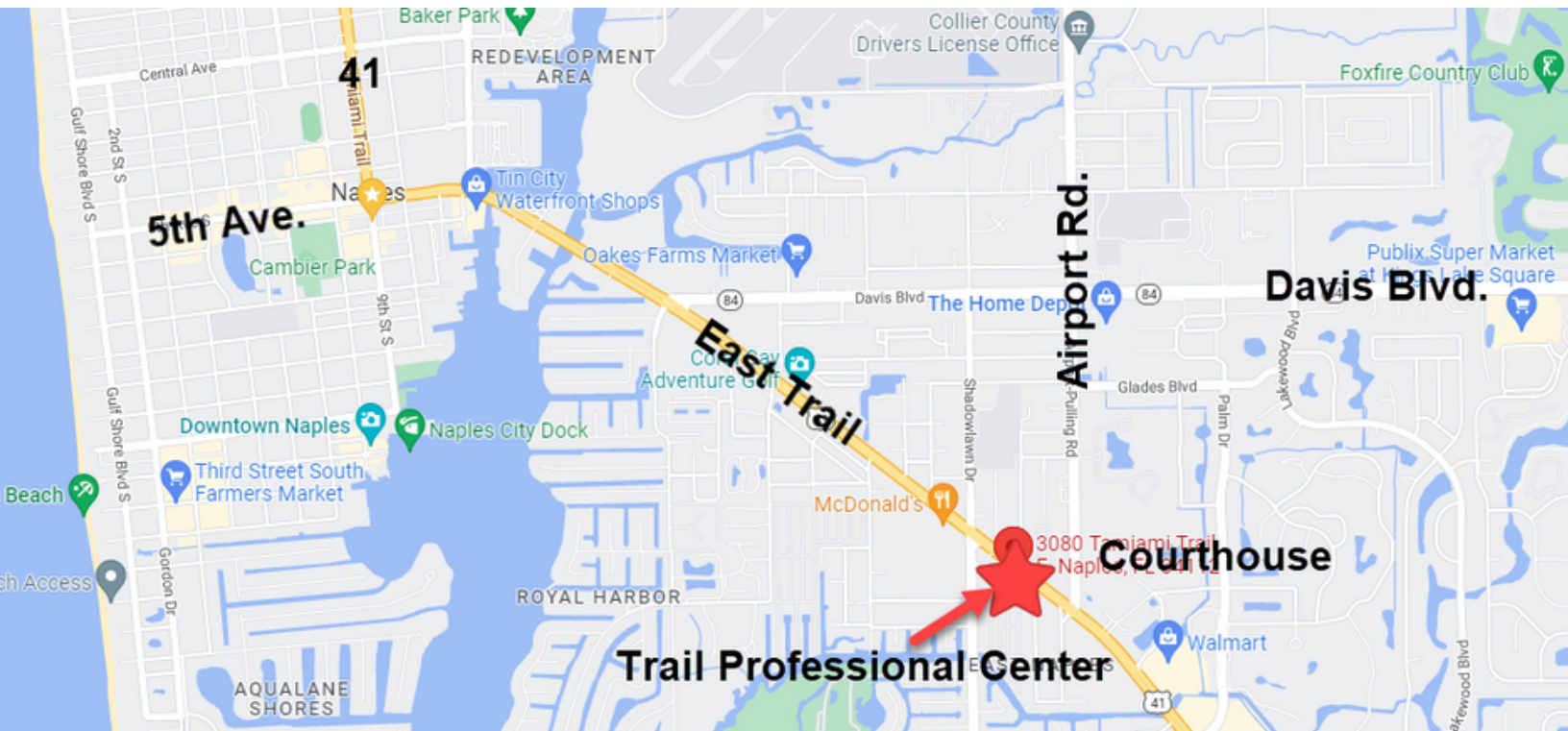
Prices based upon leasable area. TI Allowance available for leases only.
Estimated CAM \$8.00/PSF. Includes Electric and Real Estate Taxes

Location Info

Trail Professional Center, a high-end professional building, is just a stone's throw away from the Collier County Government Center on booming Tamiami Trail East, Naples.

Near Airport Rd. on East Tamiami Trail
Across from Collier County Courthouse
Easy Access In and Out

Map



Location Info

