Publix #0683 - Southpointe Commons

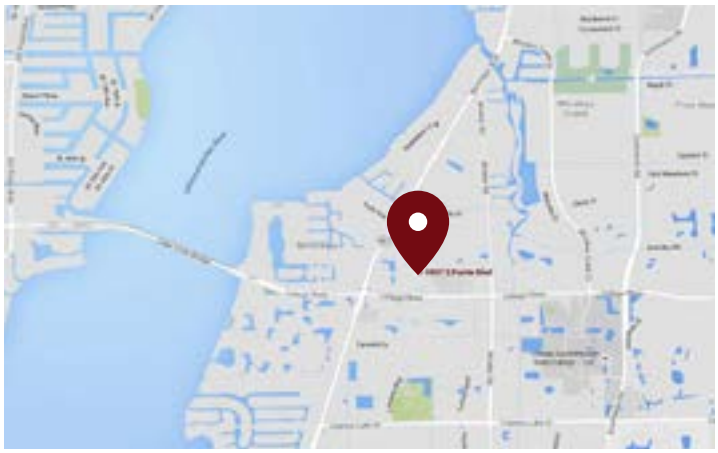
5997 S. Pointe Boulevard
Fort Myers, FL 33919
Lat 26.556, Long -81.904

FOR LEASE

3,240 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Publix-Anchored Center
- Located at the Signalized Intersection of College Parkway & South Pointe Boulevard, Just Before the Bridge to Cape Coral
- Well Positioned to Serve the Densely Populated Trade Area
  Total Population:
  3-Mile Radius 66,629
  5-Mile Radius 160,303
- Under Construction and Adjacent to the East, a 296-Unit Luxury Apartment Complex and 100-Bed HCA Florida Acute Care Hospital
- Busy Outparcels Drive Traffic to the Center
- Pylon Signage Available
- Traffic Count on College Parkway: 55,000 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	10,173	68,207	164,774
Daytime Population	11,663	80,901	219,851
Total Households	5,258	33,898	79,306
Avg. HH Income	$132,040	$108,436	$114,735

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Sandra Woodworth
813.210.7509 | **swoodworth@crossmanco.com**
3505 E. Frontage Road, Suite 115 Tampa, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.

Crossman & Company
www.crossmanco.com

Publix #0683 - Southpointe Commons

5997 S. Pointe Boulevard
Fort Myers, FL 33919
Lat 26.556, Long -81.904

SITE PLAN

Suite	Tenant	Size
B-6	Publix	44,270
A-1	Goodwill	1,440
A-2	City Nail Salon	1,260
A-3	Tasty Wok	1,260
A-4	Great Clips	1,080
A-5	Papa Johns	1,440
C-7/8	Publix Liquors	2,160
C-9/10	Dental Hygiene Center for Kids	2,520
C-11	AVAILABLE	3,240

TOTAL 58,670

Sandra Woodworth

813.210.7509 | **swoodworth@crossmanco.com**
3505 E. Frontage Road, Suite 115 Tampa, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.

Crossman & Company
www.crossmanco.com

Publix #0683 - Southpointe Commons

5997 S. Pointe Boulevard
Fort Myers, FL 33919
Lat 26.556, Long -81.904

FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY
159,100

EST. # OF VISITS ANNUALLY
985,800

AVG. VISITS / CUSTOMER
6.20

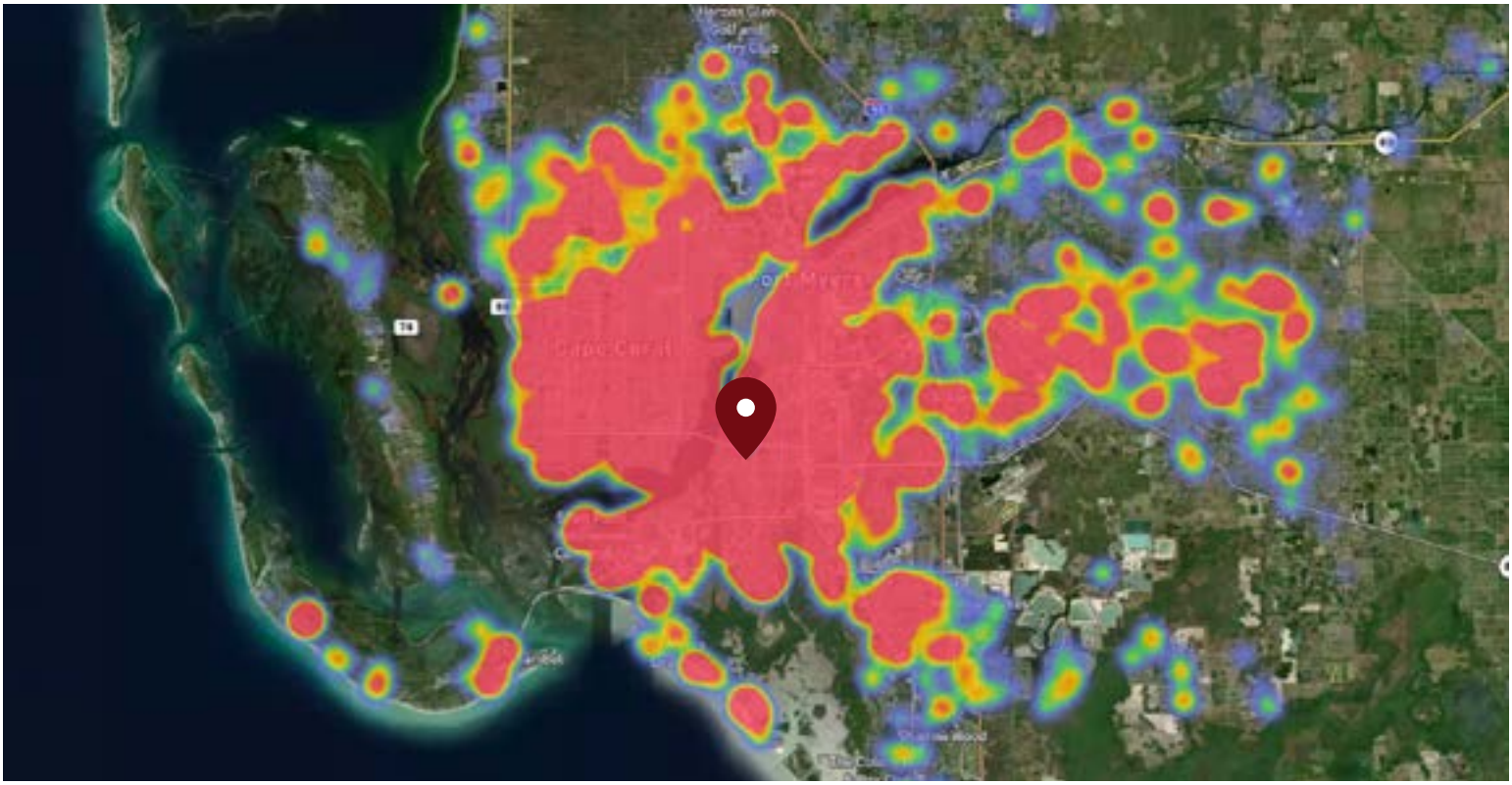
AVG. LENGTH-OF-STAY / VISIT
22 Min

TOP 3 DAYS	# OF VISITS
Friday	147,176
Wednesday	146,311
Saturday	146,058

TOP 3 HOURS	# OF VISITS
12-1 PM	136,759
5-6 PM	135,589
4-5 PM	133,541

Data provided by Placer Labs Inc. (www.placer.ai) July 1, 2025 - June 30, 2026

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

Data provided by Placer Labs Inc. (www.placer.ai)

Sandra Woodworth
813.210.7509 | **swoodworth@crossmanco.com**
3505 E. Frontage Road, Suite 115 Tampa, FL

Licensed Real Estate Broker. No warranty expressed or implied has been made to the accuracy of the information provided herein, no liability assumed for error or omission.

Crossman & Company
www.crossmanco.com