



Office Building For Sale

Florida Ave Office Space

12233 N Florida Ave, Tampa, FL 33612

For More Information:

813-254-6756 | EXT 30

Michael Braccia, P.A. | mike@baystreetcommercial.com

Scott Shimberg | scott@baystreetcommercial.com





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Executive Summary



OFFERING SUMMARY

Available SF:	0 SF
Lease Rate:	Negotiable
Lot Size:	74,915 SF
Year Built:	1989
Building Size:	12,230 SF
Parking Ratio:	5.56 / 1000
Market:	Tampa-St Petersburg- Clearwater
Traffic Count:	19,600

PROPERTY OVERVIEW

This high visibility 12,230 SF building is situated on a 1.72 acre lot and is anchored by a busy Wells Fargo Branch located on N. Florida Ave. The bank occupies the entire ground floor and also has an additional 3 lane drive through canopy of 1505 SF. The building also has elevator access which opens to a tastefully decorated 2nd floor lobby with two additional office suites. Currently, the smaller of the two suites (1,918 SF) is available for lease and the remaining space is occupied.

** Financials and tenant details will be delivered upon execution of a confidentiality agreement which can be signed within the "Documents" tab on the property webpage

Parking : 68 spaces (5.56 spaces / 1000 SF)

Located on high traffic N. Florida Avenue with 19,600 VPD

LOCATION OVERVIEW

Located on high traffic N. Florida Avenue close to I-275, offering easy access to surrounding areas.



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Additional Photos



Bay Street Commercial | 611 West Bay Street | Tampa, FL 33606 | 813.625.2375 | www.baystreetcommercial.com

3

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Suite 201 - 1918 SF for Lease



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4

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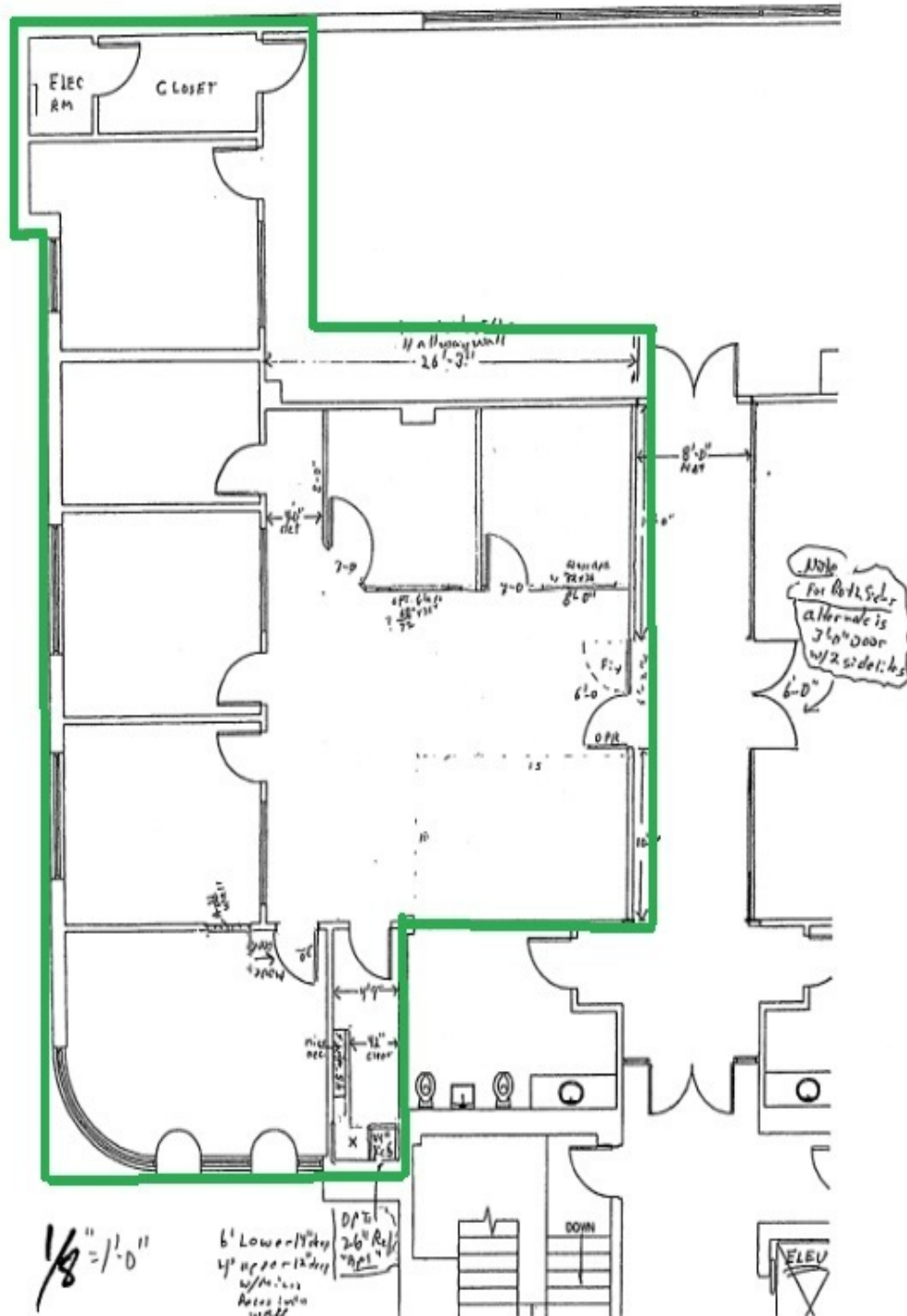




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Floor Plans



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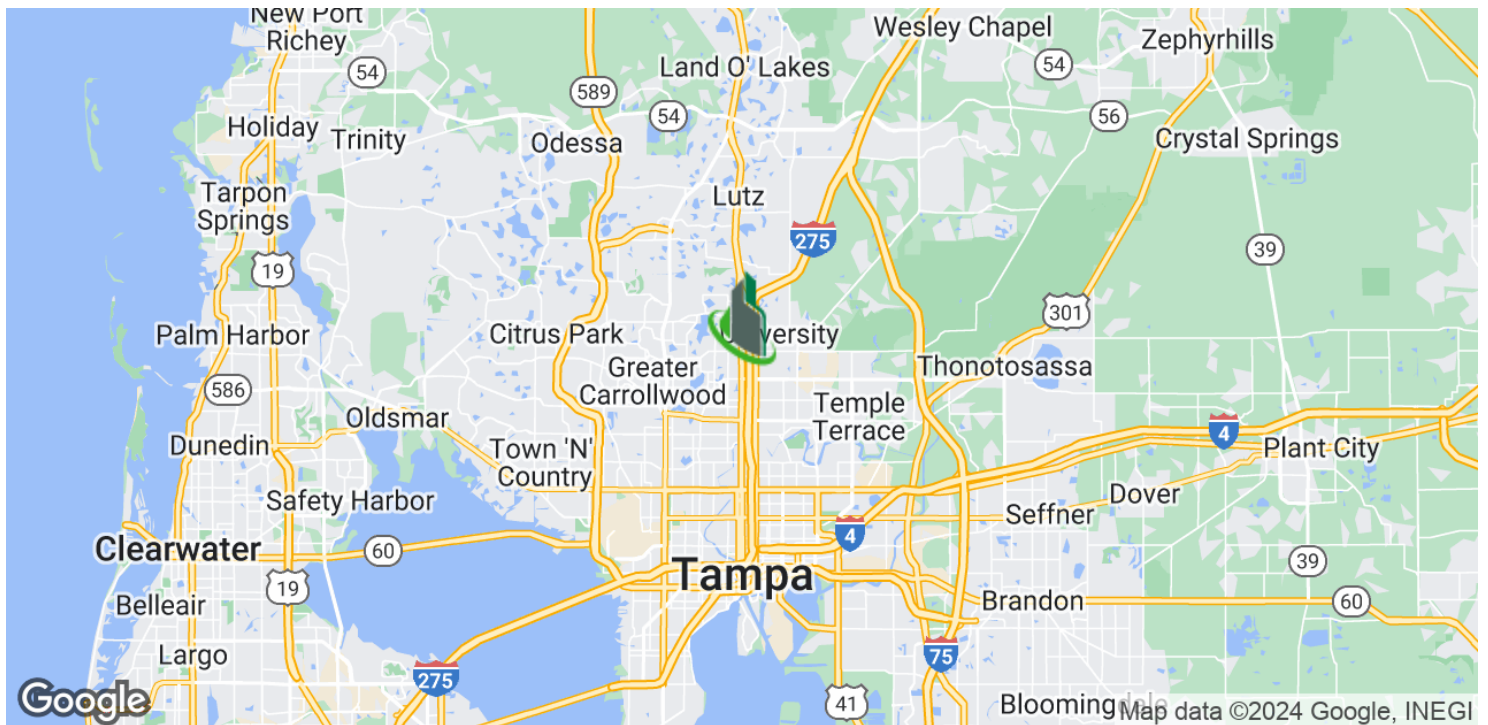
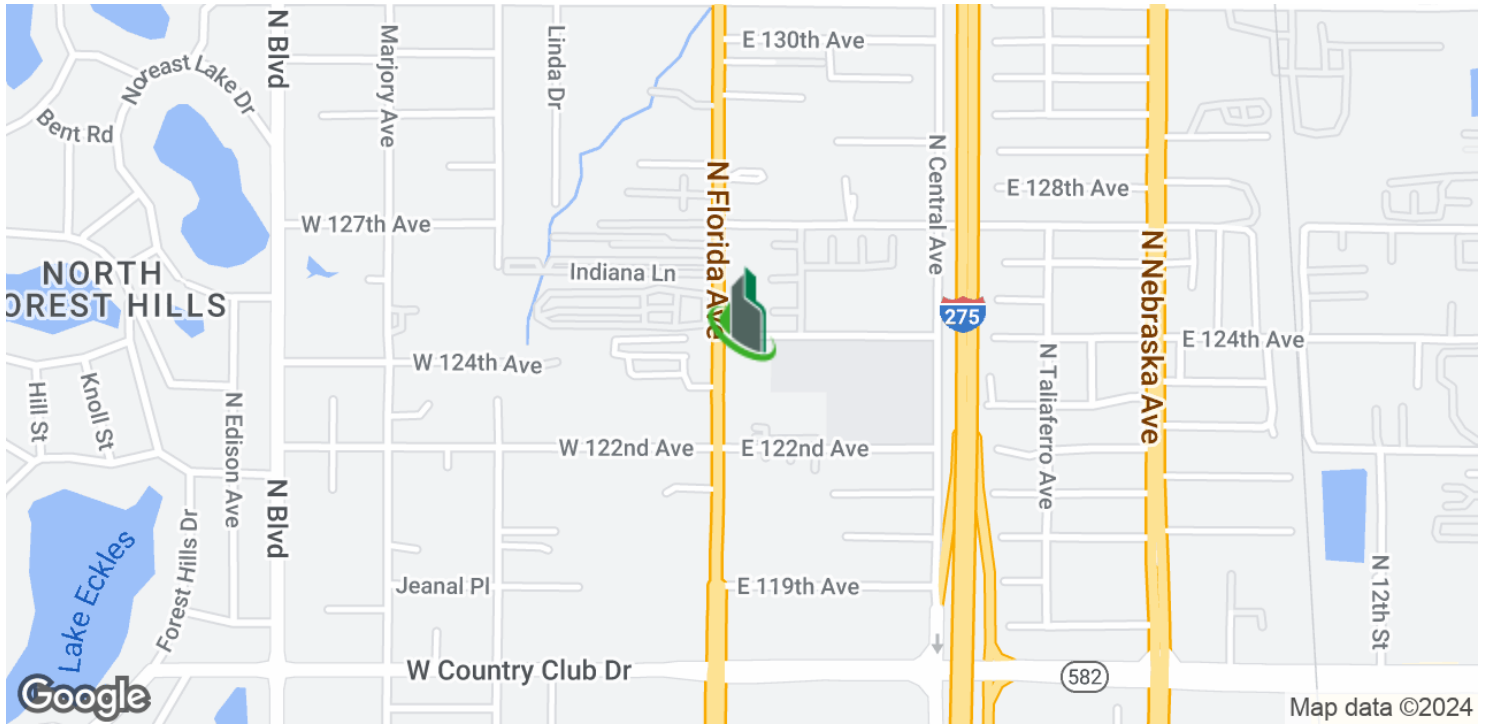
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Location Map



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6

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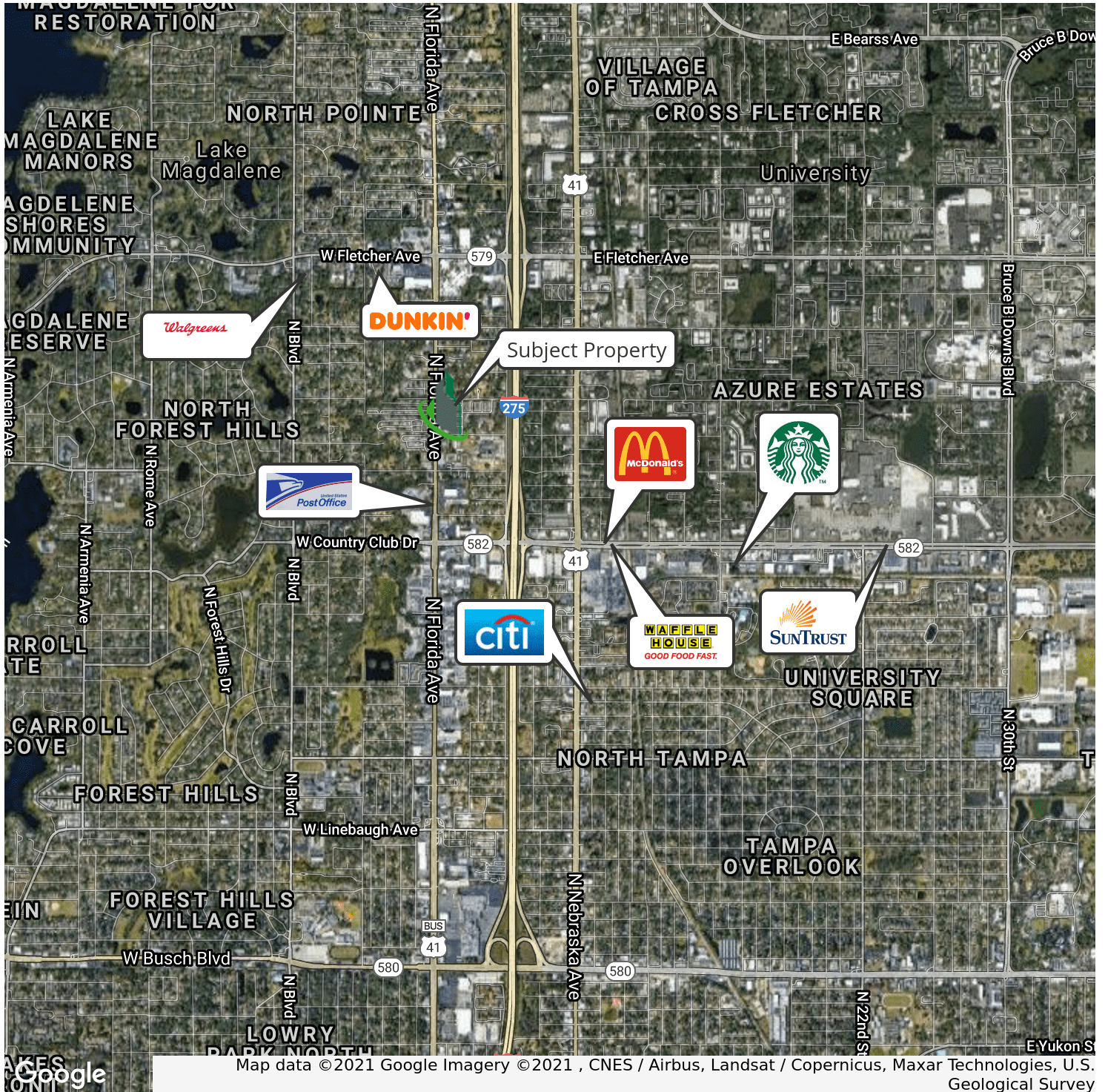




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Retailer Map



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7

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Aerial Map



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8

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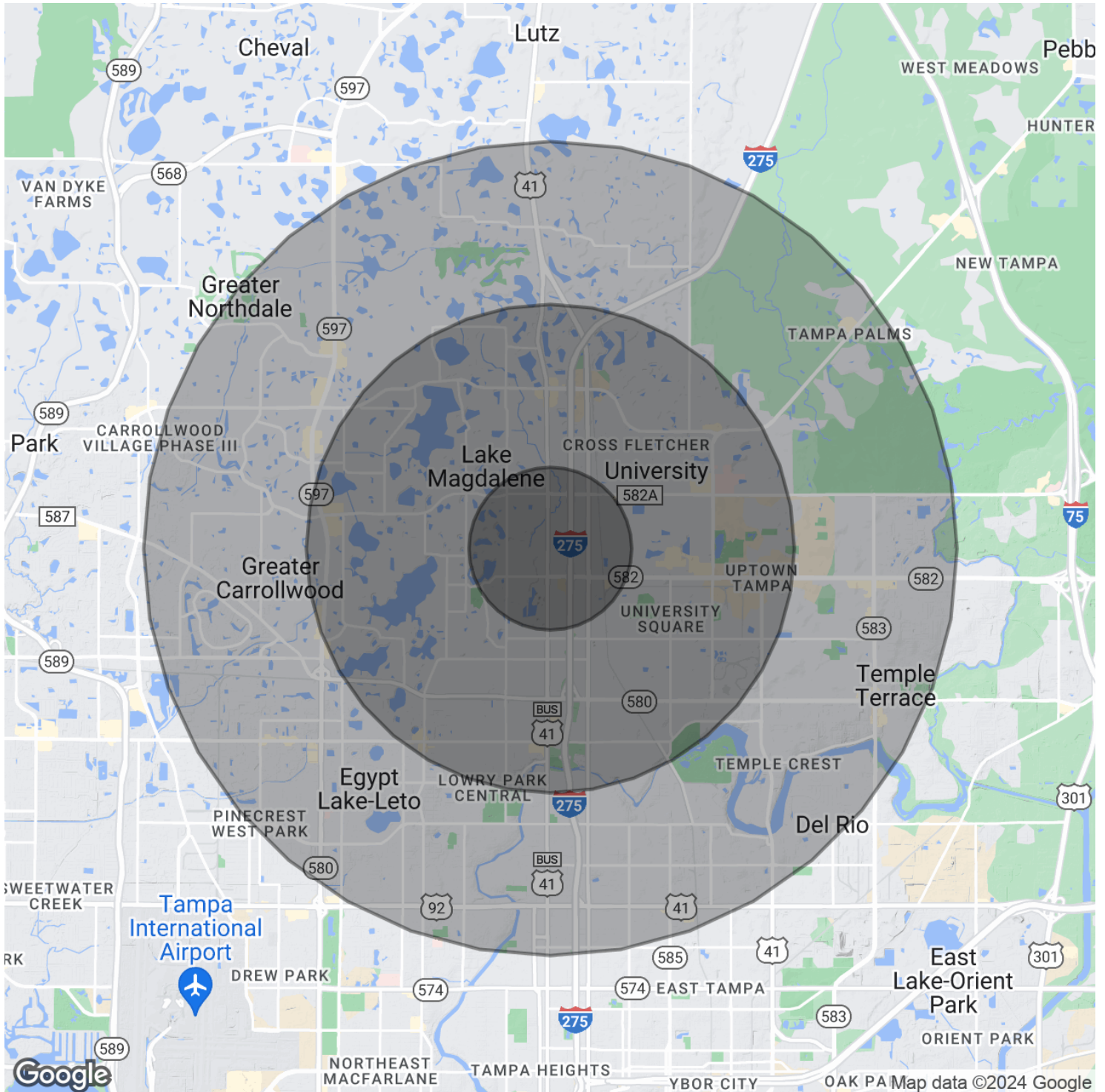




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Demographics Map & Report



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9

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Demographics Map & Report

POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	12,903	119,006	287,469
Average age	35.8	34.4	34.8
Average age (Male)	35.3	33.9	33.6
Average age (Female)	36.6	35.2	36.0

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	5,255	46,702	113,770
# of persons per HH	2.5	2.5	2.5
Average HH income	\$41,352	\$47,385	\$53,291
Average house value	\$172,770	\$214,488	\$211,690

ETHNICITY (%)

	1 MILE	3 MILES	5 MILES
Hispanic	30.5%	28.7%	28.5%

RACE

	1 MILE	3 MILES	5 MILES
Total Population - White	8,399	76,813	194,350
% White	65.1%	64.5%	67.6%
Total Population - Black	3,087	30,655	65,204
% Black	23.9%	25.8%	22.7%
Total Population - Asian	192	2,544	8,819
% Asian	1.5%	2.1%	3.1%
Total Population - Hawaiian	0	93	177
% Hawaiian	0.0%	0.1%	0.1%
Total Population - American Indian	240	735	1,648
% American Indian	1.9%	0.6%	0.6%
Total Population - Other	697	5,084	10,496
% Other	5.4%	4.3%	3.7%

TRAFFIC COUNTS

N Florida Ave & E 124th Ave	19,600/day
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** Demographic data derived from 2020 ACS - US Census*

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