

FOR LEASE

Retail / Flex



**3900 78th Ave. N.
Pinellas Park, Florida 33781**



VECTOR
COMMERCIAL REAL ESTATE



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EXECUTIVE SUMMARY

This 9,000 SF Retail/Flex building is located at the corner of U.S. Hwy. 19 N and 78th Ave. N. and is surrounded by retail businesses including Wal-Mart, Ashley Furniture, Crown Auto, Matter Brothers, Toyota, Mercedes Benz, Home Depot and many others.

The building is made up of a 5,000 SF showroom area and a fully insulated 4,000 SF warehouse with 13' clear height, 200 AMP 3-phase power, and grade level loading.

Excellent signage and traffic counts ensure that your business will have the exposure and visibility to be seen by the 77,000 vehicles per day that pass by the location.

The property location offers easy access to U.S. Hwy. 19, Park Blvd., Gandy Blvd., and I-275.



LEASE RATE

\$16 PSF MG



LOCATION

3900 78th Ave N.
Pinellas Park, FL 33781



SIZE

9,000 SF
.60 Acre



FEATURES

200 AMP 3-Phase Power
Flood Zone X



TRAFFIC COUNT

77,000 VPD



PARKING

22 Parking Spaces



ZONING

B-1 Zoning City of
Pinellas Park



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