

INDUSTRIAL PROPERTY FOR  
SUBLEASE

# 12,000 SF SUBLEASE

2230 31st Street South  
Suite C, St. Petersburg, FL  
33712

**RYAN HUTKOWSKI**

Managing Partner  
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# CLIMATE CONTROLLED SUBLEASE

2230 31st Street South Suite C, St. Petersburg, FL 33712

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|            |            |
|------------|------------|
| Lease Rate | NEGOTIABLE |
|------------|------------|

| LOCATION INFORMATION |                                |
|----------------------|--------------------------------|
| Building Name        | Skyway Business Center         |
| Street Address       | 2230 31st Street South Suite C |
| City, State, Zip     | St. Petersburg, FL 33712       |
| County               | Pinellas                       |

| BUILDING INFORMATION |           |
|----------------------|-----------|
| Suite Size           | 12,000 SF |
| Sprinklered          | Yes       |
| Fire Suppression     | Yes       |
| Zoning               |           |

| SPACE INFORMATION  |                      |
|--------------------|----------------------|
| Property Type      | Industrial           |
| Lease Type         | NNN                  |
| Drive In Doors     | Four (4) 10x10       |
| Clear Height       | 26' peak / 20' eaves |
| Column Spacing     | 60' x 26'            |
| Power              | 3 Phase /            |
| Climate Controlled | Yes                  |
| Sublease through   | December 2027        |
| Parking Spaces     | 41                   |

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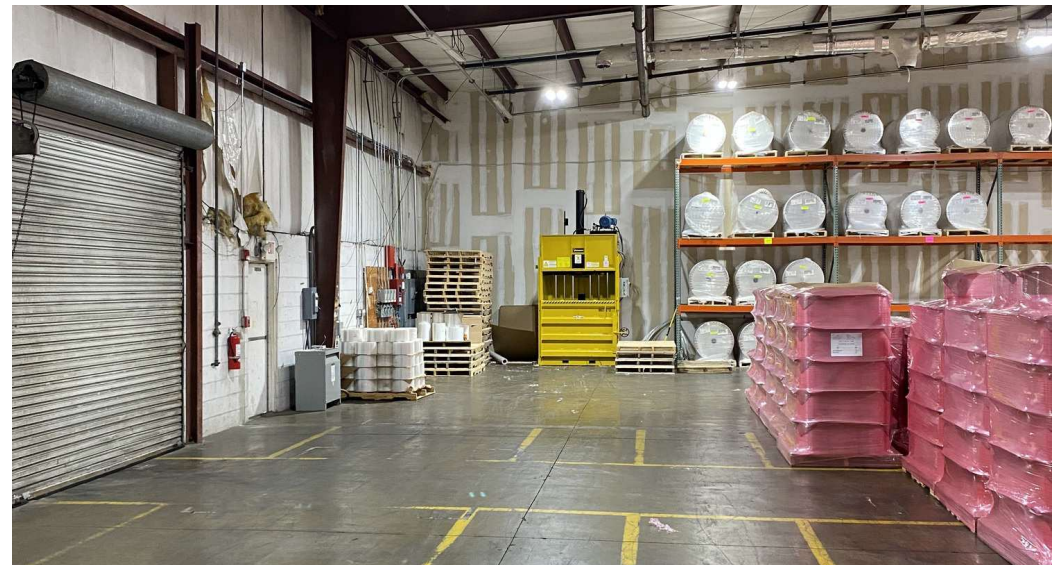
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