

4023 N. ARMENIA AVE.

TAMPA, FL 33607

OFFICE SPACE FOR LEASE

1,060 SF – 1,929 SF AVAILABLE



AVG HOUSEHOLD INCOME

1 MILE – \$95,227
3 MILES – \$109,464
5 MILES – \$118,468



POPULATION

1 MILE – 16,750
3 MILES – 118,805
5 MILES – 256,977



HOUSEHOLDS

1 MILE – 6,961
3 MILES – 48,572
5 MILES – 104,578



DAYTIME EMPLOYEES

1 MILE – 28,790
3 MILES – 240,123
5 MILES – 454,967



TRAFFIC COUNTS

N ARMENIA AVE
20,500 VPD

PROPERTY DETAILS

- **Available: Suite 220- 1,060 SF | Suite 230- 1,462 SF | Suite 470- 1,929 SF**
- 29,276 SF 4-story office building
- Central elevator, 3 entrances, and outside stairways
- 24-hour key card access
- Building signage available with excellent visibility on Armenia Ave
- Convenient to St. Joseph's Hospital, Westshore submarket: Raymond James Stadium, Hillsborough Community College, and Tampa International Airport
- Full service includes electric, water, and janitorial

NEARBY RETAILERS



LEASING CONTACT

Phil Letelier
(813) 695-7069
PLetelier@NorthBridgecreg.com

18926 N. Dale Mabry Hwy. Ste 101
Lutz, FL 33558
www.NorthBridgecreg.com