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Accelerating success.



Office Space
For Lease or For Sale



Accelerating success.



READY FOR BUSINESS

Urban Neighborhood
Concept - Live Work Play

FREE on-site Garage
parking at 5/1,000 SF Ratio

CD2 Zoning - Office and
Medical Office Use

70,000 RSF of Office
located on 2nd floor

392 Residential Units

Incredible Downtown
Skyline Views

Exterior Signage Available

Units for Lease or Sale

109,000 SF of On-site
Retail Amenities and
Courtyard

For Sale or Lease

West Building



Lease Rate

\$40 - \$44 PSF

plus electric and janitorial
FREE 5/1,000 SF parking

Available April 1, 2024

FREE 5/1,000 SF parking

Available for Sale (contact
broker for additional info)



Location



Amenities

NWC of E. Kennedy & Meridian

All Encompassing Lifestyle

Minutes to Waterstreet, Amelia
Arena, Riverwalk and Sparkman
Wharf

From food, fun, and
entertainment - Grand Central
@ Kennedy has it all!

Newly built 12,000 SF courtyard provides
outdoor seating for the bars and
restaurants on the street level.

On-site retail:

Publix

Stageworks Theatre

CVS Health

Crunch Fitness

Multiple Restaurants, Coffee and Wine +
Beer Bar

Personal Services such as Nail Salon and
Massage Envy

Other amenities include security and
camera systems giving business-
controlled access to their spaces, state-
of-the-art communications network, on-
site concierge service, TECO trolley at the
doorstep providing easy access to many
amenities of Ybor City and the Channel
District. Publix Supermarkets located next
door.

**Grand Central at
Kennedy has the MOST
on-site amenities
compared to the
competition**

