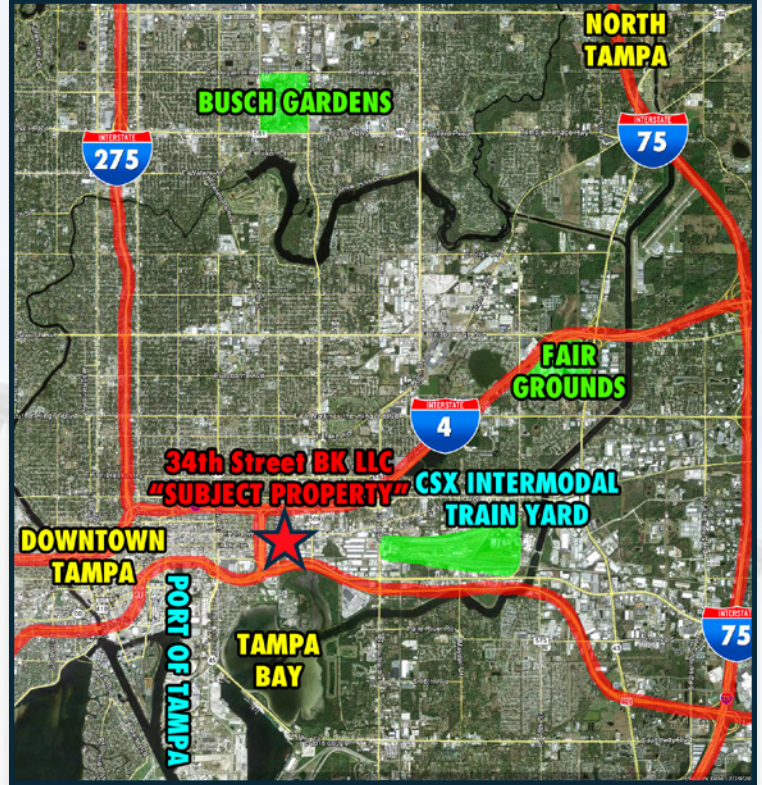


LEASE OFFERING

1201 N. 34th Street, Tampa, FL 33605

11,860 SF Warehouse + 1,368 SF Overhang



Property Highlights

- Size: 11,860 SF + 1,368 SF
- Zoning: Industrial Heavy
- 8x Grade-Level Large Doors
- New roof installed (2025)
- Close Proximity to I-4, & I-75
- Large Outdoor Storage/Parking Yard

Logan Kearney | Kearney Management, LLC
Direct: (813) 720-7070 | info@KearneyInvestments.com



For Lease: 13,228 SF in Tampa, FL

Building Info

- Size: 11,860sf Building (Office Space: 4,020sf) + 1,368sf Overhang
- 8x Grade-Level large Bay Doors
- New roof installed in 2025
- Electrical: 3-Phase, 400amps, 240v
- Clear Height is 18' and Clear Span: 84'x70'
- Large outdoor Storage/Parking Yard (1.52acres)

Location Info

- Convenient and central access to I-4, I-275, I-75, U.S. Highway 301, Adamo Drive, U.S. Highway 60, the Leroy Selmon Expressway, and the Veterans Expressway.
- Close Proximity to the Port of Tampa Bay, Tampa International Airport, CSX Intermodal Train Yard, and downtown Tampa.

Demographics

	1 MILE	3 MILE	5 MILE
2025 Total Population	4,398	93,783	239,717
2030 Population	4,816	101,937	259,424
Pop Growth 2025-2030	+ 9.50%	+ 8.69%	+ 8.22%
Average Age	39	37	38
2025 Total Households	1,670	38,391	98,355
HH Growth 2025-2030	+ 9.76%	+ 9.19%	+ 8.51%
Median Household Inc	\$57,142	\$59,911	\$66,081
Avg Household Size	2.40	2.20	2.30
2025 Avg HH Vehicles	1.00	1.00	1.00
Median Home Value	\$318,518	\$368,151	\$391,189
Median Year Built	1971	1993	1981



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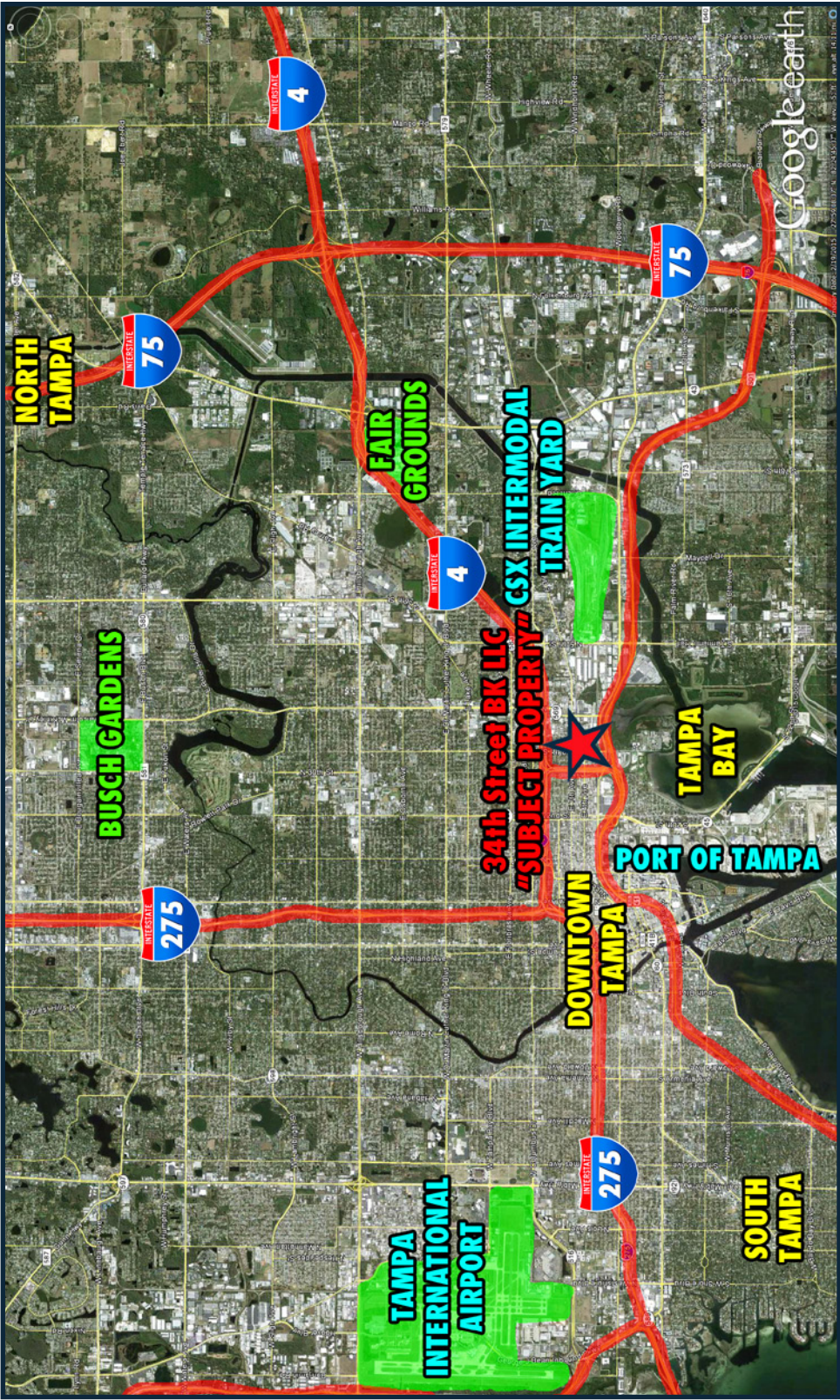
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Thank you for your Consideration



Thank you for your consideration. If you have any questions or would like to schedule a tour, please reach out to me directly per my contact information below.

Best regards,

Logan Kearney | Kearney Management, LLC

Direct: (813) 720-7070 | info@KearneyInvestments.com

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