



**BAY
SPACE**



FLORIDA PROPERTIES

BIG DREAMS

IN SMALL BAYS

STARTING OUT SMALL OR JUST STARTING OUT,
EXPAND YOUR BUSINESS WITH BAYSPACE

ABOUT US

EVERYTHING YOU NEED NOTHING YOU DON'T



At **Bay Space** we provide a flexible, clean, individual spaces to create, expand, store, fix, build, work, craft, cultivate and grow.

We specialize in clean, blank slate, functional industrial space.

300 to 50,000+ square feet of rentable space



SECURITY

24/7 access, video surveillance, and nightly security patrol



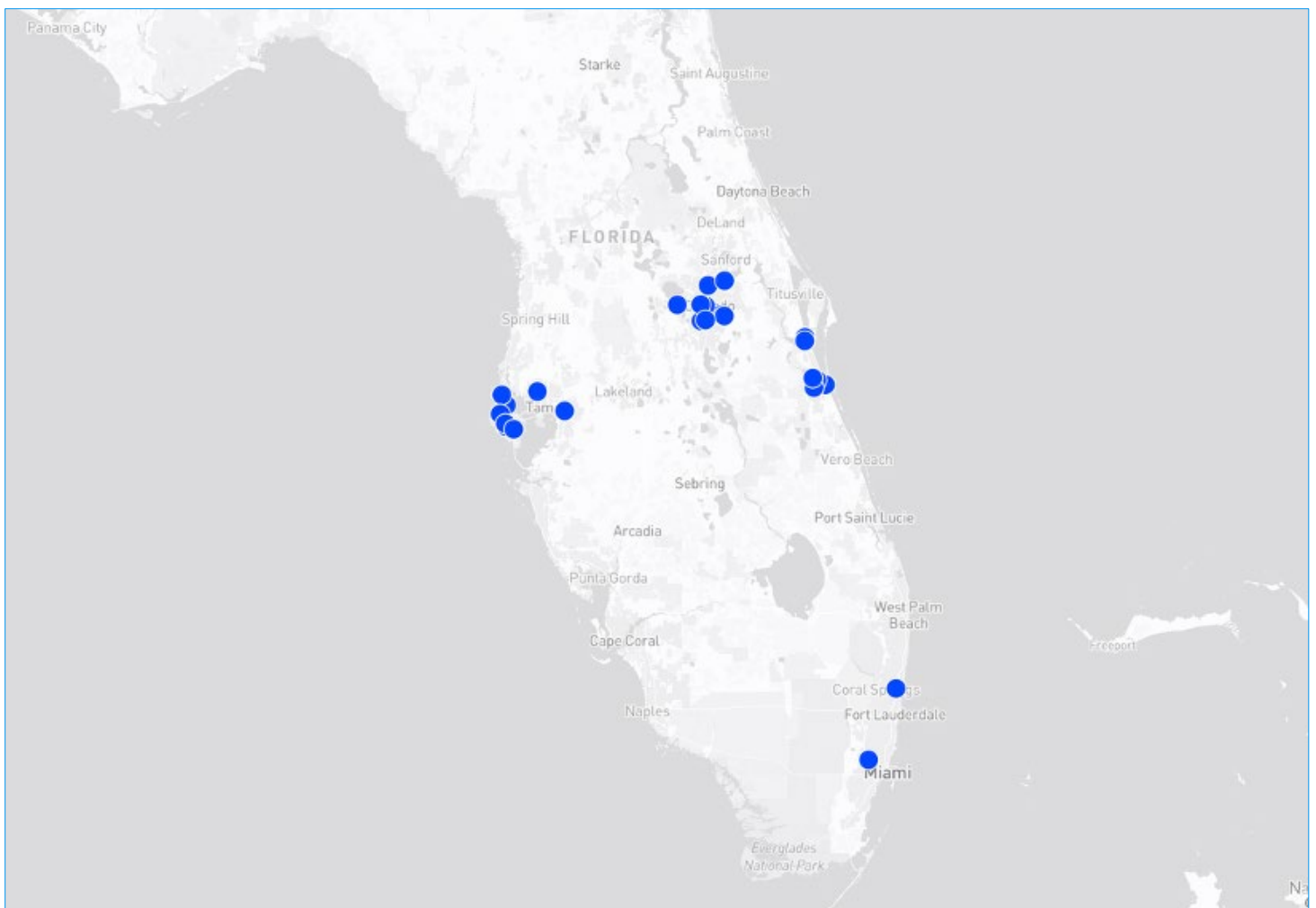
COMMON AREAS

Open areas where business can collaborate and relax. A coffee machine is available for free.



CLIMATE-CONTROL

Heat-wave or blizzard, your business is protected against the elements.



FLEXIBLE | AFFORDABLE | SECURE | INDUSTRIAL



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ICOT BUSINESS CENTER



MODERN. VERSATILE. STRATEGIC.

AVAILABLE | 13920 N 58TH ST. CLEARWATER, FL 33760
890 - 38,461 SF OF OFFICE SPACE

PROPERTY BENEFITS

Single-story office professional business park

Nearby Amenities enhance employee retention

Access to major road and highways

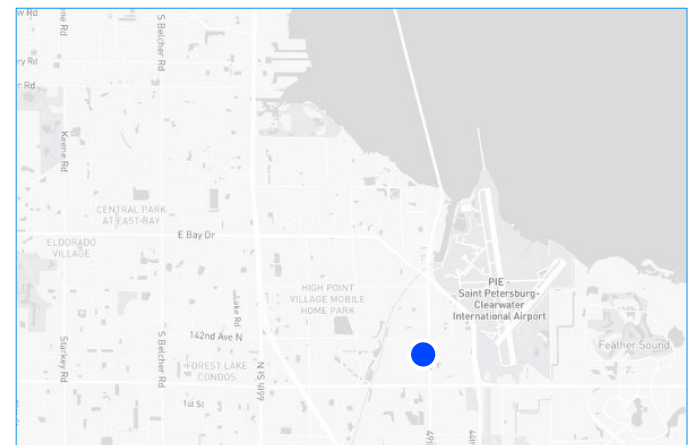
Varying suite sizes allows for growth



One of the most well-renowned, single story office parks located in the epicenter of Pinella County has recently transitioned to new ownership. With 5 buildings totaling 87,162 SF ICOT provides proximity to Ulmerton Road, U.S. Highway 19, and the t. Pete/Clearwater Airport. With a plethora of amenities located within a 1-mile radius, this strategically located portfolio is certain to provide employee satisfaction as businesses transition their workers back to the office.



With the ability for employees to park directly outside of their suite, controlled access and office hours by eliminating interior common areas, as well as self-maintained security and cleaning protocols, ICOT provides enhanced flexibility, control, and ease-of-access for businesses. Offering variable sized suites for lease, ICOT can accommodate a variety of occupiers.



LEARN MORE ABOUT THIS PROPERTY AND
VIEW MORE PHOTOS HERE >>

305-384-1181

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