

WAREHOUSE FOR LEASE



13195 49th Street North, Clearwater, Florida 33762
Corner of 49th Street North + Ulmerton Road

- 10,000 to 20,120 RSF Available
- Starting Lease Rate: \$13.00/SF NNN
- CAM: \$1.94/SF
- 2 Concrete Block Industrial Buildings: 20,120 SF
 - Building 1: 10,120 SF
 - Building 2: 10,000 SF
- Years Built: 1964 + 1971
- Clear Height: 11'6" to 14'
- Direct Frontage on 49th Street North – Highly Visible
- The connected buildings offer 4 grade level doors with easy rear loading/unloading access and room to park 18-wheelers
- Excellent central location to the Tampa Bay area
- 20 Minutes to Tampa and Downtown St Petersburg
- Minutes to Howard Frankland + Gandy Bridges



ECHELON

Echelon Real Estate Services, LLC
Licensed Real Estate Broker



For More Information Please Contact:

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www.eresproperties.com

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Direct Frontage on 49th Street North + Central Tampa Bay Location



Building Front



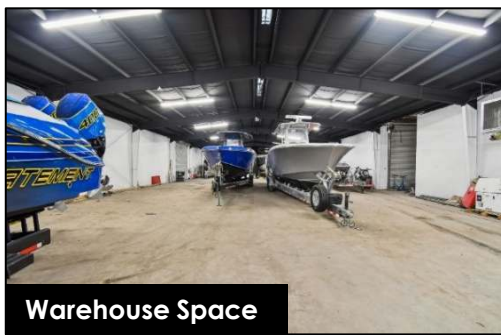
Building Front



Building Back



Building Back



Warehouse Space



Roller Door



Warehouse Space



Roller Door



Warehouse Space

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