



# FOR LEASE

4612 N 56th St, Tampa, FL 33610

**MOHAMMAD MUSTAFA**  
Managing Broker  
813.385.6021  
mustafa@nationrs.com

**MOHANAD RIFAIE**  
Senior Associate  
813.777.1854  
mrifaie@nationrs.com

**NOOR AUDI**  
Senior Associate  
813.990.9465  
naudi@nationrs.com





**PROPERTY DESCRIPTION**

Now available for lease, 4612 N 56th St features ±36,768 SF of highly flexible space zoned Commercial Intensive (CI). Ideal for retail, office, showroom, light industrial, or warehouse users, the building offers suites divisible down to ±2,625 SF with grade-level loading and a combination of air-conditioned office/showroom frontage and open warehouse in the rear. Whether you're expanding your retail footprint, establishing a distribution center, or launching a flex-use concept, this location is built to adapt.

**PROPERTY HIGHLIGHTS**

- Divisible to ±2,625 SF
- Zoned CI - Commercial Intensive
- ±18' clear height
- Grade-level loading
- Concrete tilt-wall construction
- Retail-style frontage with office/showroom buildout
- Warehouse/flex space in rear
- Strong visibility along N 56th Street (35,000+ cars/day)

**OFFERING SUMMARY**

Lease Rate:	\$17 SF/yr (NNN)
Number of Units:	10
Available SF:	2,625 - 5,579 SF
Lot Size:	2.824 Acres
Building Size:	36,768 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	10	178	1,707
Total Population	27	556	5,107
Average HH Income	\$62,397	\$55,496	\$49,446

**MOHAMMAD MUSTAFA**  
 Managing Broker  
 813.385.6021  
 mustafa@nationrs.com

**MOHANAD RIFAIE**  
 Senior Associate  
 813.777.1854  
 mrifaie@nationrs.com

**NOOR AUDI**  
 Senior Associate  
 813.990.9465  
 naudi@nationrs.com





NATIONWIDE  
— REALTY SOLUTIONS —



MOHAMMAD MUSTAFA  
Managing Broker  
813.385.6021  
mustafa@nationrs.com

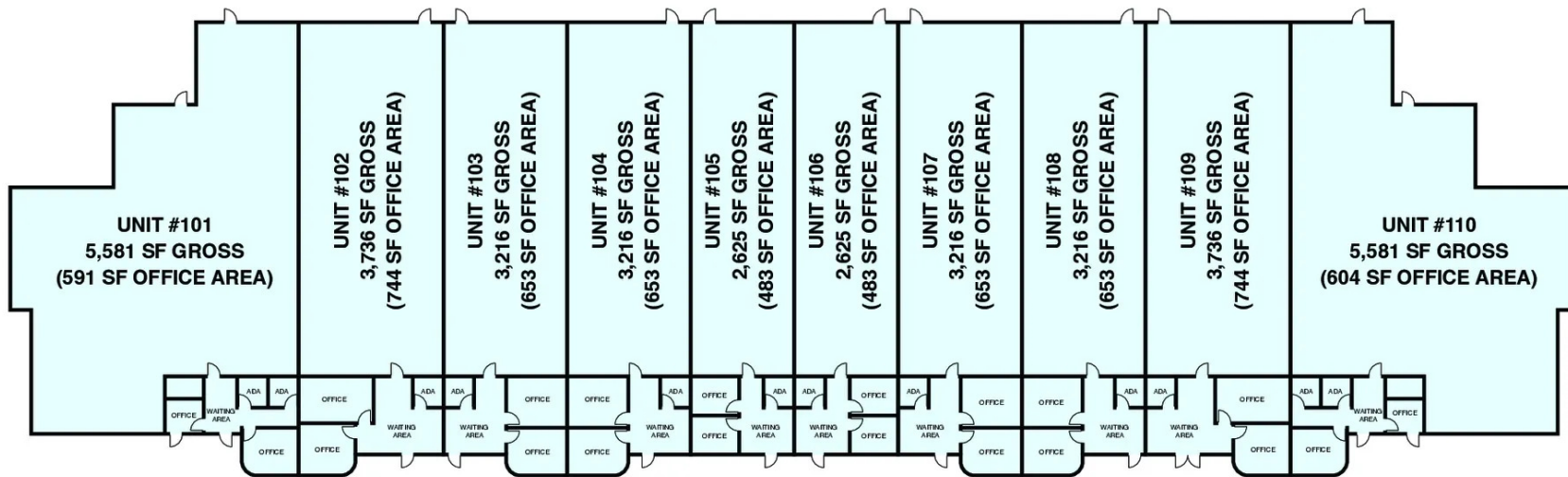
MOHANAD RIFAIE  
Senior Associate  
813.777.1854  
mrifaie@nationrs.com

NOOR AUDI  
Senior Associate  
813.990.9465  
naudi@nationrs.com





NATIONWIDE  
— REALTY SOLUTIONS —



MOHAMMAD MUSTAFA  
Managing Broker  
813.385.6021  
mustafa@nationrs.com

MOHANAD RIFAIE  
Senior Associate  
813.777.1854  
mrifaie@nationrs.com

NOOR AUDI  
Senior Associate  
813.990.9465  
naudi@nationrs.com



Location Map

4612 N 56TH ST, TAMPA FL 33610



Map data ©2026 Google Imagery ©2026 Airbus, Landsat / Copernicus, Maxar Technologies

MOHAMMAD MUSTAFA  
 Managing Broker  
 813.385.6021  
 mustafa@nationrs.com

MOHANAD RIFAIE  
 Senior Associate  
 813.777.1854  
 mrifaie@nationrs.com

NOOR AUDI  
 Senior Associate  
 813.990.9465  
 naudi@nationrs.com



Additional Photos



4612 N 56TH ST, TAMPA FL 33610



MOHAMMAD MUSTAFA  
Managing Broker  
813.385.6021  
mustafa@nationrs.com

MOHANAD RIFAIE  
Senior Associate  
813.777.1854  
mrifaie@nationrs.com

NOOR AUDI  
Senior Associate  
813.990.9465  
naudi@nationrs.com

