



\$15/SF/YR Modified Gross Retail/Office on 49th St.

Free-standing 1,300 SF office building on 49th Street North, just north of 7th Avenue N in St. Petersburg. Property has great signage for the 17,400 drivers who pass by daily. Ample parking spots available with multiple entry points. The building was a long-time dentist office. Property is within the City of Saint Petersburg and is zoned CCS-1. Possible uses include General Office, Medical Office, Veterinarian, Pharmacy and retail uses. The adjacent 1,450 SF office property at 701 49th Street N is also available, so combined a tenant could lease 2,750 SF and have a dozen parking spots.



Rear Parking