

# FOR RENT

442 5TH AVE N  
ST. PETERSBURG, FL 33701

## FEATURES

≡ 700 SQFT

◀ PREVIOUSLY  
GOURMET WINE &  
CHEESE SHOP

## COMMERCIAL UNIT



## URBAN CORE PROPERTIES

(727)824-7091

[UrbanCoreProps.com](http://UrbanCoreProps.com)

[Leasing@UrbanCoreProps.com](mailto:Leasing@UrbanCoreProps.com)

# LEASING FEATURES

- RENT: \$3,000/MONTH
- GROSS MODIFIED LEASE
- 3-5 YEAR LEASE WITH ESCALATION TERMS
- TENANT RESPONSIBLE FOR SALES TAX & DUKE
- TENANT IMPROVEMENT TERMS NEGOTIABLE
- STREET PARKING, WITH PARKING GARAGE WITHIN 1 BLOCK
- PROFESSIONAL PROPERTY MANAGEMENT PROVIDED BY URBAN CORE PROPERTIES
- LOCATED ON THE GROUND FLOOR OF AN ESTABLISHED APARTMENT COMMUNITY IN DOWNTOWN/HISTORIC ST. PETERSBURG
- PRIME LOCATION WITH HIGH FOOT TRAFFIC AND EXCELLENT VEHICLE VISIBILITY
- SEEKING A REPUTABLE TENANT THAT ALIGNS WITH THE DISTINCTIVE CHARACTER OF THE 5TH AVE LOFTS BUILDING

