

NORTHPOINTE VILLAGE - HUDSON BUILDING

16540 Pointe Village Dr, Lutz, Florida 33558

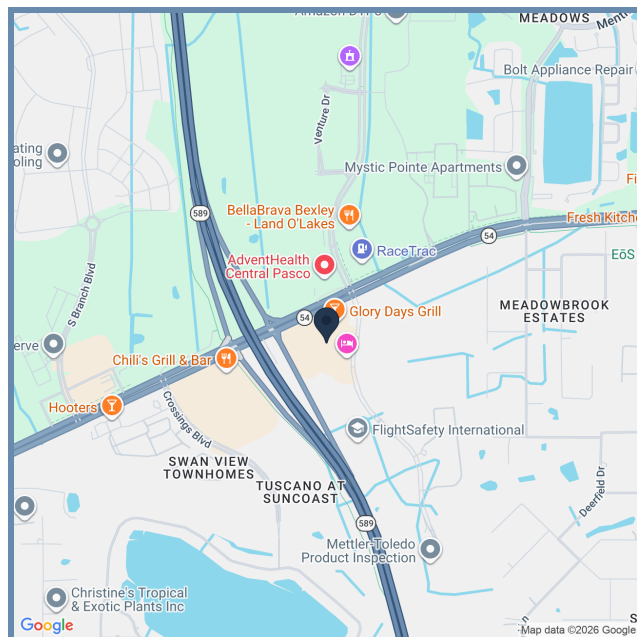


Office | Mixed Use | For Lease

Lease Rate: \$28.00 /sqft MG

1,236 SqFt Available

Strategically located at the corner of the Suncoast Expressway and State Road 54 in Lutz, FL this 1,236 SF office is in the only park of its kind along SR54 in North Tampa Bay. Nestled in a quaint business park with Carrabba's, San Jose Tex-Mex, the Pasco Economic Development Council and Marriott Residence Inn, this project holds all of the charm of Hyde Park without the congestion. This unit has 4 spacious offices, a break area/kitchenette and interior restroom, plus a large open area. Perfect for a small firm looking for professional office space with multiple lunch options. Sublease can be extended to 3-5 years direct with landlord.



Property Highlights

- Efficient Office Space
- Less than 5 miles from St. Joe's Hospital North
- Class-A Building amenities
- Professionally managed
- Ample Parking
- Sublease thru 12/26. Term can be extended



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2nd floor Landing



Hudson 206 Interior



Hudson 206 Reception



Hudson 206 Entry

Market: Tampa/St. Petersburg
Submarket: Pasco County
Available: 1,236 SqFt
Space Type: Mixed Use
Year Built: 2007

Zoning: MPUD
County: Pasco
OpEx: \$9.50/sqft

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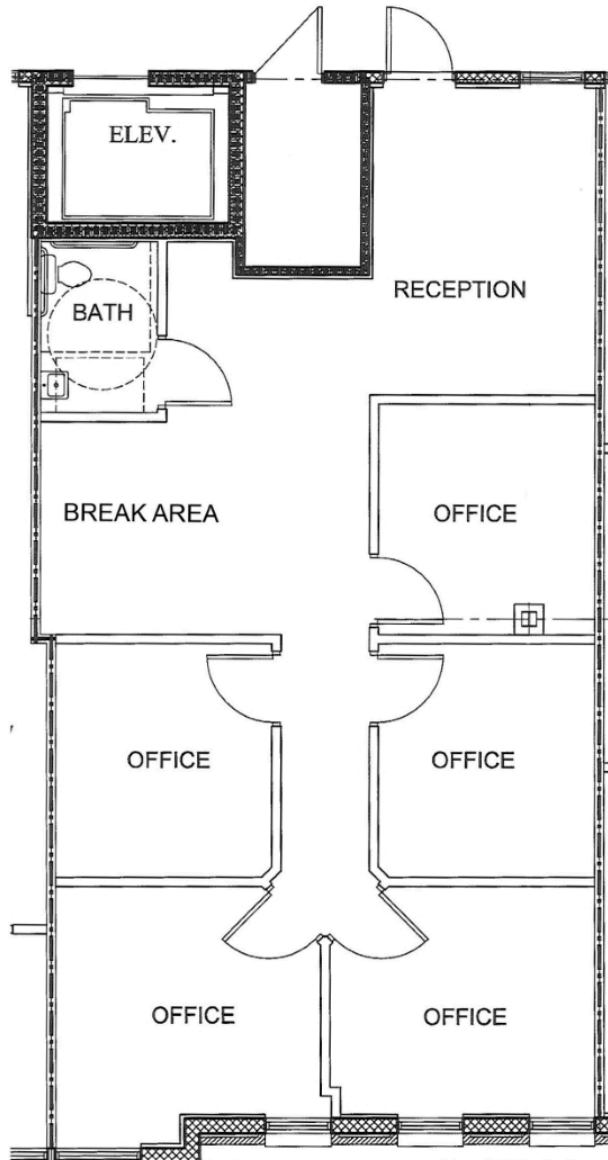


Suite	Floor	Type	Avail	Lease Rate	Position
206	2	Administrative	1236sqft	\$28/sqft MG	

Very nice, efficient office space with 4 offices, a reception area, break area and a restroom. Move-in ready.



OPEN AIR CORRIDOR



Hudson 206 floor plan



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