



1751 Suddath Park St.

Tampa, FL 33619

83,475 SF Class A Warehouse Space Available



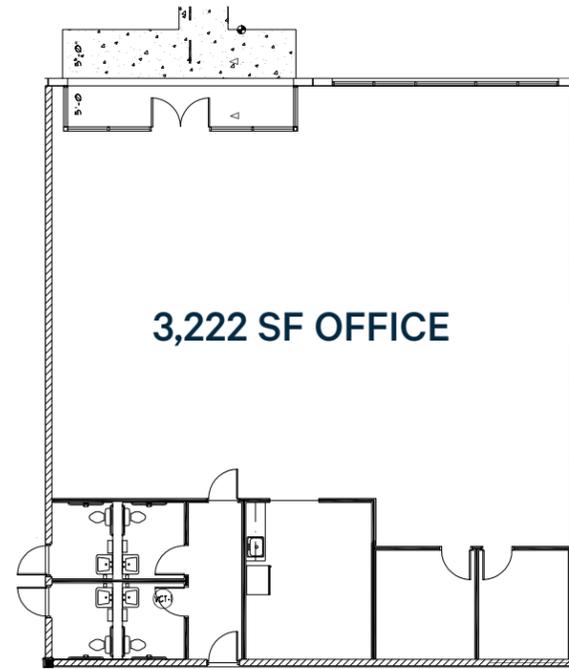
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Property Highlights

- + Brand-new, first generation space
- + Class A
- + 83,475 SF
- + 3,222 SF office
- + 11.61 acres
- + Tilt-up reinforced concrete
- + 32' clear height
- + 49' x 50' column spacing
- + 60' speed bay
- + 6" warehouse floor slab
- + Rear-load
- + 1 drive-in door
- + 13 dock-high doors
- + ESFR sprinkler system
- + 60 auto parking spaces
- + 1,000A, 480V, 3-phase power
- + Light industrial zoning



Drive Times	
Selmon Expressway	2.1 miles
I-4	3.5 miles
CSX Intermodal Terminal	4.8 miles
Port Tampa Bay	5.1 miles
I-75	5.3 miles
I-275	5.6 miles
Tampa	5.8 miles
Tampa Int'l Airport	14.8 miles

Location Highlights

The East Side Submarket is a hub of industrial activity in Tampa, boasting some of the strongest demand in the region. Strategically situated on the west end of the I-4 Corridor, this facility offers unparalleled access to statewide distribution opportunities.

Its prime location is further enhanced by proximity to major highways, including I-4, I-75, and I-275, providing seamless connections to key metros and ports. The area is also home to a CSX Intermodal Terminal and Port Tampa Bay, the state's largest port by cargo tonnage, as well as Tampa International Airport, just a short 10-mile drive away.

Notable companies such as International Paper Company, Ace Hardware, and Coca-Cola have established a significant presence in the East Side, making it an attractive location for businesses seeking to tap into the region's thriving industrial ecosystem.

Demographics	5 miles	10 miles	15 miles
Population	195,226	822,751	1,311,882
Businesses	10,025	39,642	56,073
Employees	120,163	434,425	587,743



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