



**4200 31ST STREET N. | ST. PETERSBURG, FL**

# WAREHOUSE FOR LEASE

**+/- 33,900 SF AVAILABLE**

**Tyler Maxwell**

516-974-4980

[tylerm@monopolygre.com](mailto:tylerm@monopolygre.com)

**Josh King**

912-207-4011

[josh@monopolygre.com](mailto:josh@monopolygre.com)

**Monopoly Group  
Real Estate**

[www.MonopolyGRE.com](http://www.MonopolyGRE.com)

## PROPERTY DETAILS

**PRICING:** Call for information

**SQUARE FEET AVAILABLE:**

- 2,740 – 33,900 SF
- 2-3 Acres of IOS storage

**CLEAR HEIGHT :** 36'

**DOCK DOORS:** 4

**DRIVE-INS:** 2

**ZONING:** M-1 (Light Industrial)

**POWER:** Heavy Power,  
Utilities Available

## ADDITIONAL DETAILS

This Class 'A' industrial warehouse is brand-new recently constructed in 2024. The building offers ±33,900 SF of divisible space, with suites available from 2,740 SF to 33,900 square feet and includes 2-3 acres of improved outdoor storage. The building features include 36' clear height, four dock-high doors, two drive-ins, and masonry construction suitable for distribution or light manufacturing. Located in an Opportunity Zone, minutes from I-275 and within 30 minutes of St. Pete-Clearwater and Tampa International Airports.

## SITE OVERVIEW

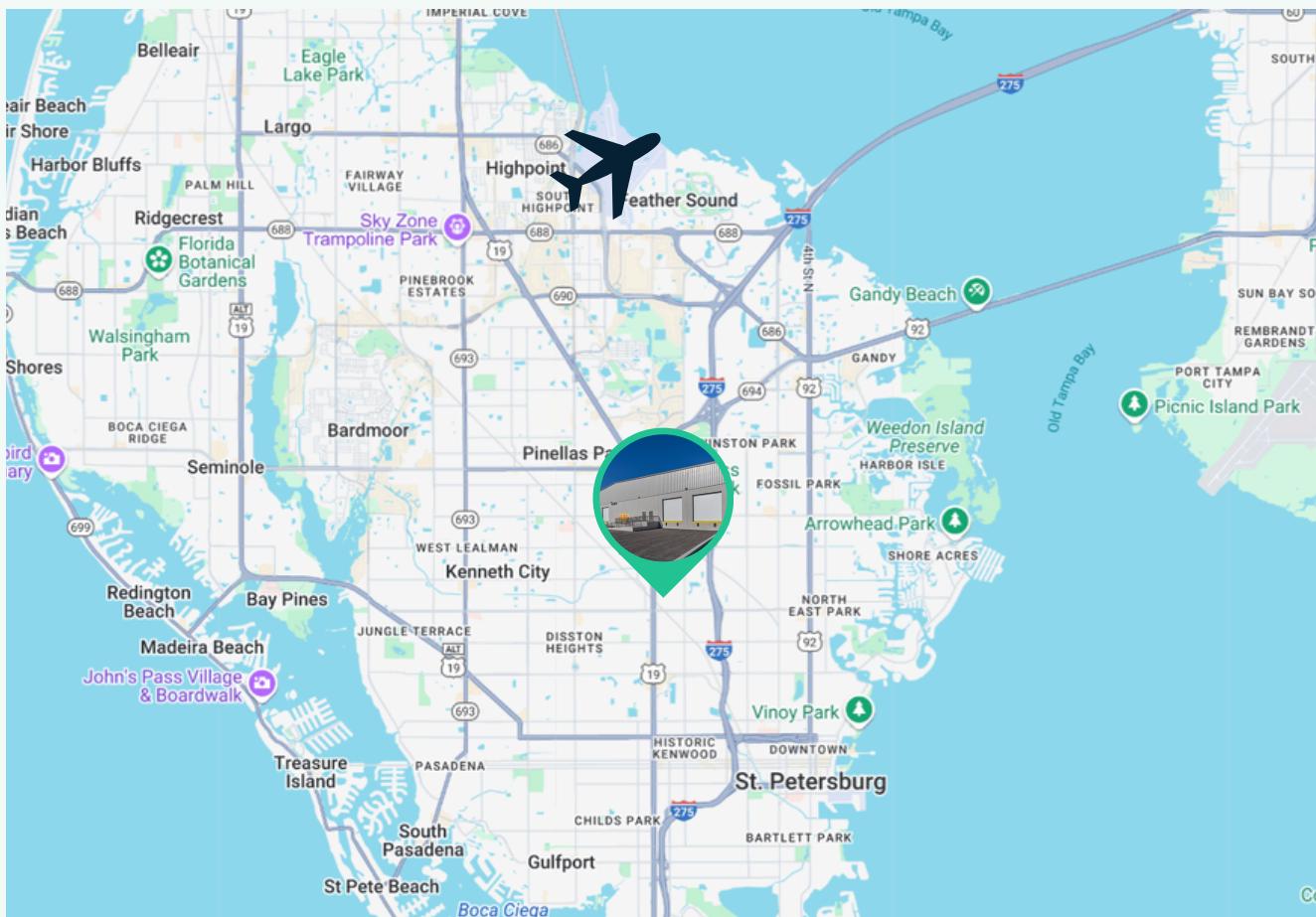


## ADDITIONAL FEATURES



# 4200 31ST STREET N. | ST. PETERSBURG, FL

## MAP OVERVIEW



### MAJOR ROADWAYS

- I-275: 2 miles
- US Route 19: 3 miles
- US Route 688: 1 mile
- US Route 694: 4 miles
- I-175/I-375: 3.5 miles



### MAJOR CITIES

- Downtown St. Petersburg: 3 miles
- Largo: 10 miles
- Clearwater: 16 miles



### AIRPORTS

- St. Pete Int'l Airport: 9 miles
- Tampa Int'l Airport: 17 miles