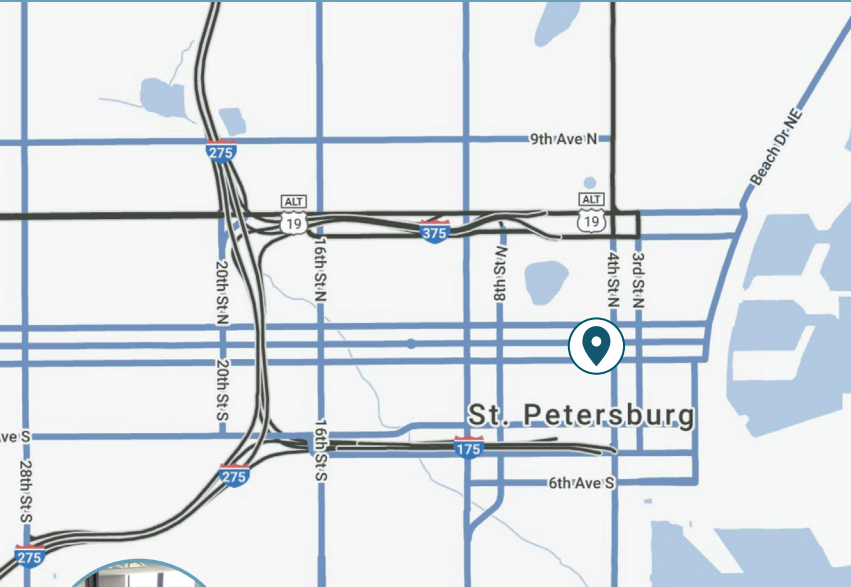


490 1ST AVENUE SOUTH



St. Petersburg, FL 33701

Located in Downtown St. Petersburg



VIRTUAL TOUR

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OFFICE SPACE FOR SUBLEASE



SUBLEASE HIGHLIGHTS

Below Market Rate for Class A Office Sublease

- Total space available: 7th Floor - 3,100 SF
- 4.0/1,000 parking available in the adjacent parking garage and included in rental rate
- Lease expires : 4/30/2031
Complete flexibility with regards to lease term; short or long term available
- Furniture available

Building Features :

- State of the art fitness center
- Elevator modernization
- Food service on site
- 24/7 on site security
- WiFi in common areas
- Conference facility
- Spectacular views of the Bay

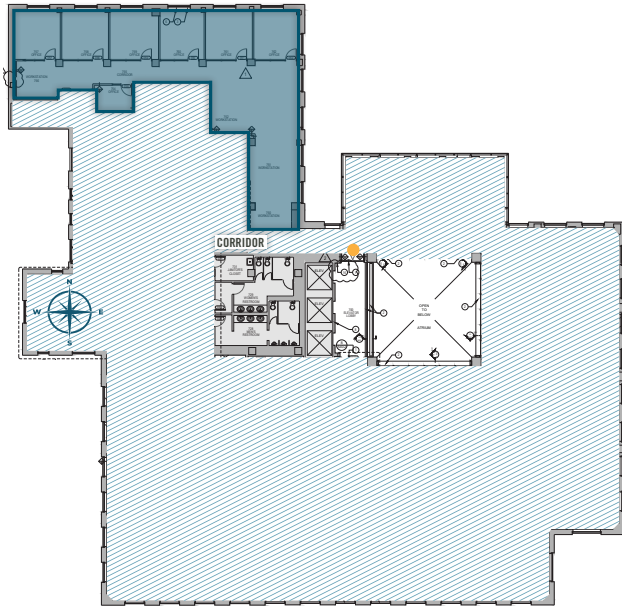


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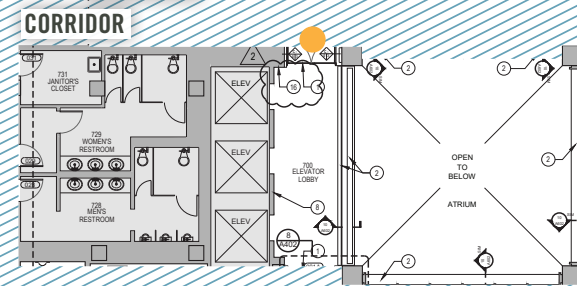
Partial 7th Floor Plan



7TH FLOOR : 3,100 RSF



● Double Door Entry
Off Elevator Lobby



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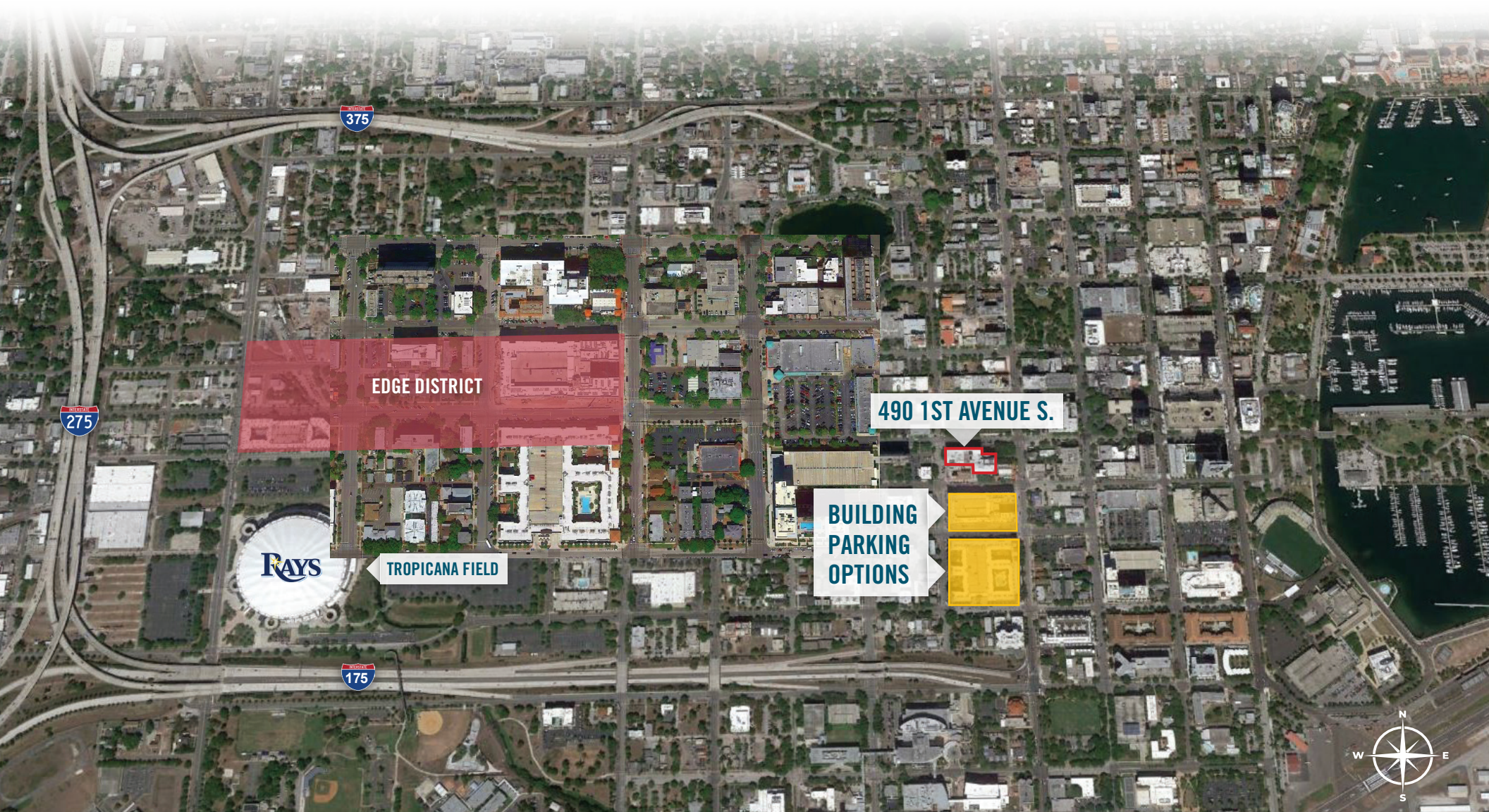
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**EXCELLENT
WALKING SCORE**
98



**GOOD TRANSIT
SCORE**
49



**SAINT PETERSBURG-CLEARWATER
INTERNATIONAL AIRPORT**
27 MINS | 13.1 MILES

**TAMPA
INTERNATIONAL AIRPORT**
31 MINS | 21.8 MILES



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