

OFFICE FOR LEASE

OFFICE WAREHOUSE COMBO

6790 65th Way , Pinellas Park, FL 33781



PROPERTY DESCRIPTION

Unique office warehouse combo in the heart of Pinellas County. Our offering is to lease a total of 3,300 square feet which is comprised of (2) buildings.

The first building is an approximately 2,000sf warehouse. The second building is 1,300sf office building. The office building and warehouse both share a secure vinyl fenced yard with ample secure parking for customers, and equipment.

The office building is concrete block, has large private offices as well as an open space for reception, co-working, cubicles, or flex open space.

OFFERING SUMMARY

Lease Rate:	\$20.00 SF/yr (NN)
Available SF:	3,300 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	5,459	134,638	366,467
Total Population	12,654	272,029	686,604
Average HH Income	\$57,983	\$60,176	\$62,687

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

JAKE WOLLMAN
CRE Advisor
O: 727.280.5592
C: 239.272.7006
jwollman@kwcommercial.com
FL #SL3237174

KW COMMERCIAL
360 Central Ave. #600
St Petersburg, FL 33701

Each Office Independently Owned and Operated

OFFICE FOR LEASE

OFFICE WAREHOUSE COMBO

6790 65th Way , Pinellas Park, FL 33781



Building Name	Office Warehouse Combo
Building Size	3,300 SF
Building Class	A

Clean, bright, modern, fully wired for internet and security system. Perfect for back office, sales staff, executives, or meeting space. The office building can also be used for private studio, massage, personal services, accounting office, legal office, construction or architects' office, or private space for fitness or personal training.

Fully air-conditioned, ADA restroom and 3 entrance doors. The office rear entrance leads directly out to the adjacent warehouse building for easy connectivity between the buildings. The warehouse has tall overhead grade level door. Steel with metal siding, butler building construction, with clear height tall enough for 4 rack height.

Previously owner had his electrical contracting business here. Perfect for a contractor office, plumbing company, landscaping company, pool supply company.



- Grade Level Roll Up Loading Door
- Private Gated Parking
- Secure Storage Area
- Well Maintained - Move in Ready
- Ample Power and Plumbing in Warehouse
- Central Pinellas Location

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

JAKE WOLLMAN
CRE Advisor
O: 727.280.5592
C: 239.272.7006
jwollman@kwcommercial.com
FL #SL3237174

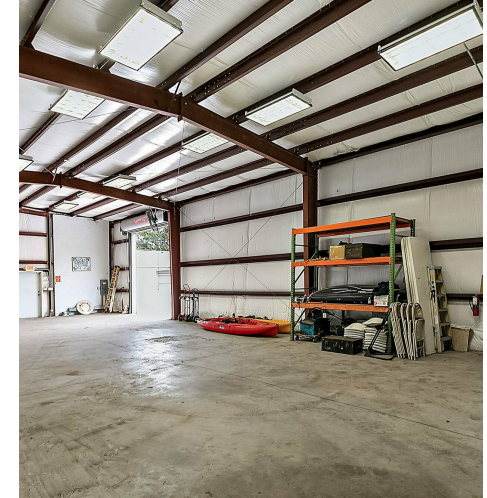
KW COMMERCIAL
360 Central Ave. #600
St Petersburg, FL 33701

Each Office Independently Owned and Operated

OFFICE FOR LEASE

OFFICE WAREHOUSE COMBO

6790 65th Way , Pinellas Park, FL 33781



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

JAKE WOLLMAN
CRE Advisor
O: 727.280.5592
C: 239.272.7006
jwollman@kwcommercial.com
FL #SL3237174

KW COMMERCIAL
360 Central Ave. #600
St Petersburg, FL 33701

Each Office Independently Owned and Operated