

4010 W BOY SCOUT BLVD  
SUITE 500  
TAMPA, FLORIDA



*6,732 RSF CLASS A OFFICE  
SUBLEASE*





# PLUG & PLAY OPPORTUNITY

## TENANT FITNESS CENTER



## NEW TENANT LOUNGE

## ONE METROCENTER

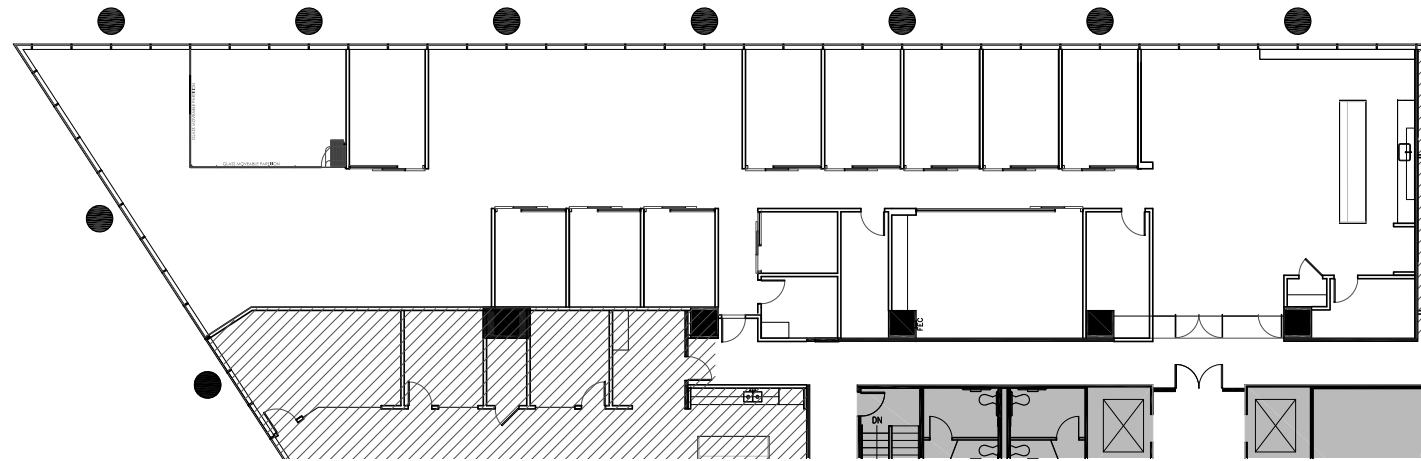
# Property Highlights

MetWest International is a beautifully designed, 32-acre mixed-use development in the heart of Tampa's Westshore Business District. Green spaces, retail, hotel, residential, and office space have been designed to work seamlessly together in this sophisticated urban setting. This is more than just an office park. It is the evolution of the suburban urban community.

- LEED Gold & Energy Star Certified
- BOMA 360 Performance Building Designation
- 11-Story, Class A Office Building built in 1988
- 240,325 Rentable Square Feet
- 23,432 Square Foot Floor Plates
- FREE Covered Parking & PEV Plug-Ins
- Parking Ratio of 4 Spaces per 1,000 SF
- On-site Café
- New Tenant Lounge, Conference Center, and Fitness Center



6,732 RSF  
Suite 500



**SUITE HIGHLIGHTS:**

- Class A Trophy Office Build-Out
- Newly built in 2023
- 6,732 RSF
- LX: 4/30/2033
- Furniture Negotiable
- 9 Private Offices
- Cubes in place
- Break/Collaboration Area
- Wellness/Mom's Room
- Abundant Natural Lighting from floor-to-ceiling windows





## CONTACT INFORMATION

**BRIAN BREEDING, CCIM**

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*Office | Healthcare Brokerage*

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