

OFFICE SPACE | FOR LEASE

Regency Park *North*

2 Buildings Available



521 & 599 Lake Kathy Drive | Brandon, FL 33510

CBRE



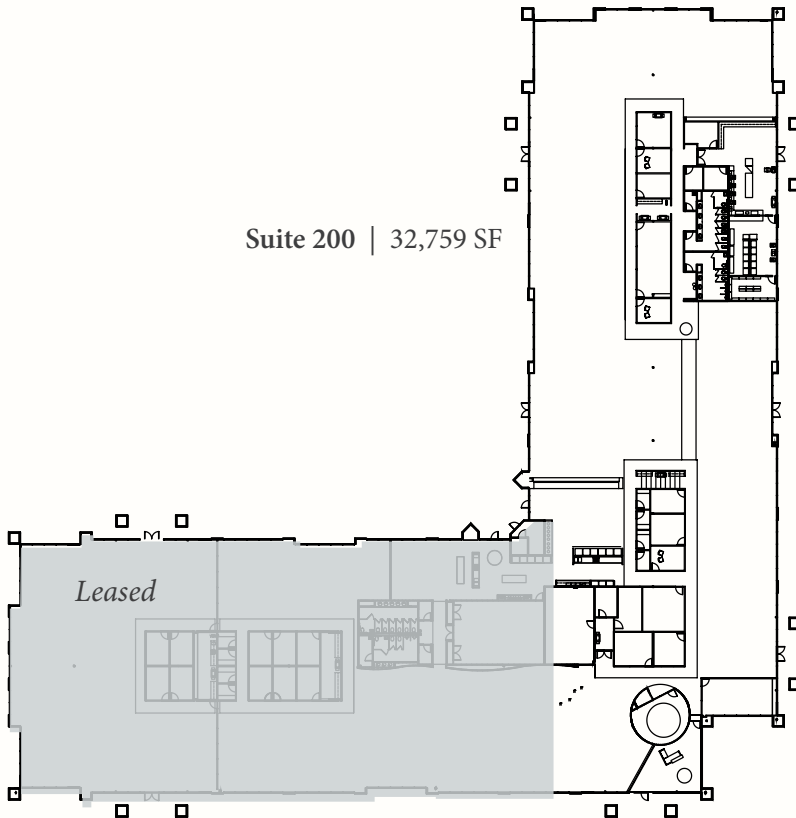
Property Overview

Regency Park North is located within Regency Corporate Park, a 120-acre mixed use business park that features a plethora of restaurant, shopping, hospitality, and residential within immediate proximity. Situated in the northeast quadrant of Interstate 75 and State Road 60 in Brandon, Florida. A focal point on the I-75 Corridor, Regency Corporate Park is approximately five miles south of Interstate 4 and two miles north of Tampa's Selmon Expressway, making it one of Tampa's most accessible business parks within the MSA.

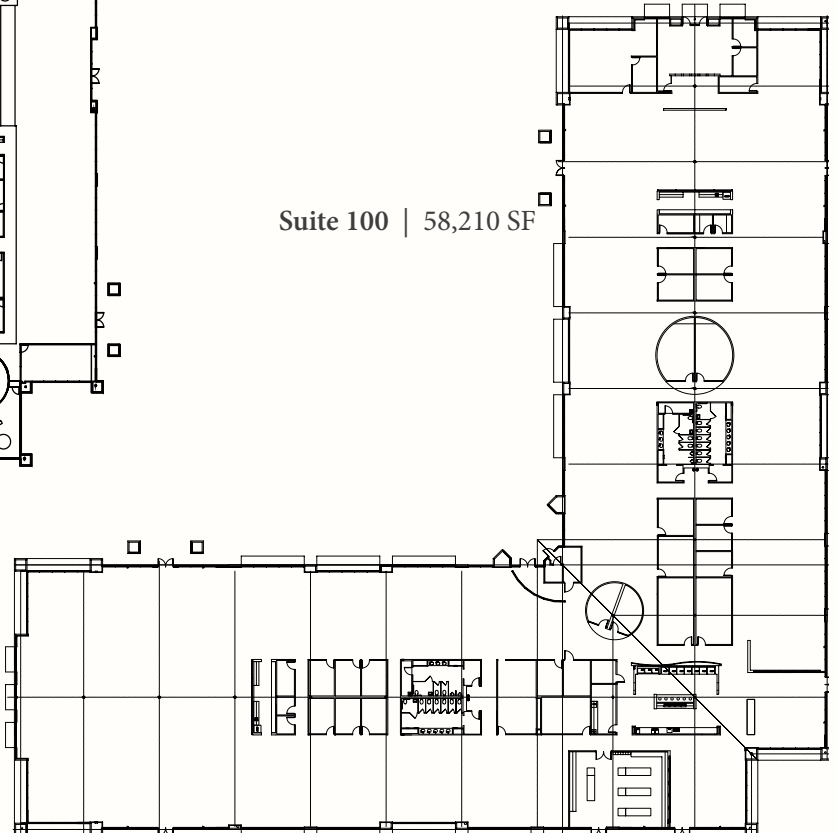
- Building 100 ± 58,210 SF
Building 200 ± 58,210 SF
±116,420 SF
- Year Built:
Building 100 - 2000
Building 200 - 2002
- One-story buildings
- Floor-to-ceiling window lines
- Monument & building signage available
- Parking Ratio:
5.3/1,000 (626 surface spaces)
- Backup generator with 300-2,000 KW available
- Located within walking distance to the bus stop
- Flood Zone: X
- Zoning: PD-MU



FLOOR PLAN - BUILDING 100



FLOOR PLAN - BUILDING 200

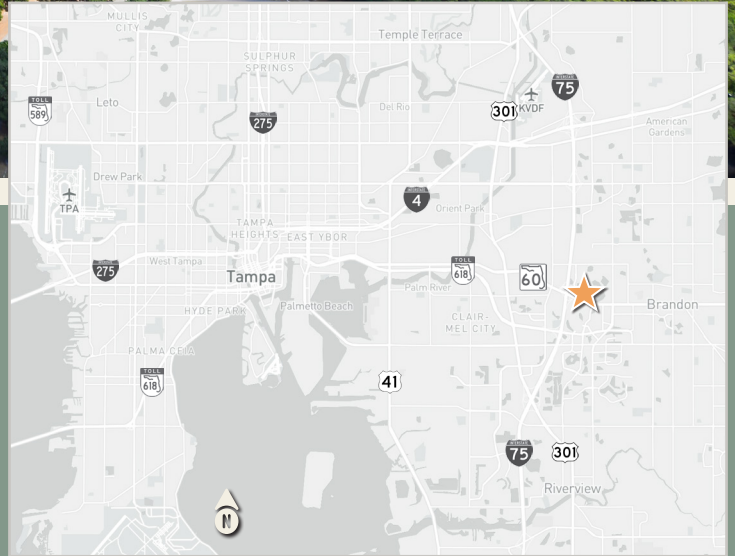


REGENCY CORPORATE PARK SITE PLAN



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