



4545 W. HILLSBOROUGH AVENUE | TAMPA, FL

INDUSTRIAL WAREHOUSE FOR SALE OR LEASE

+/- 35,000 SF AVAILABLE

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Real Estate

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PROPERTY DETAILS

PRICING: Call for information

SQUARE FEET AVAILABLE:

- +/-30,000 SF Warehouse
- +/- 5,000 SF Office
- 1.56 acre lot

LOADING DOCK: 1

PARKING: 123 Parking Spaces

HVAC: Fully Air Conditioned

ADDITIONAL DETAILS

This 35,000 SF property sits on 1.56 acres with IG zoning, featuring ±5,000 SF of renovated office space, ±30,000 SF of fully air conditioned warehouse space with heavy 3-phase power, a loading dock, and 123 parking spaces.

Located in the Airport submarket, the site offers prime visibility with signage along Hillsborough Ave, seeing over 65,000 vehicles per day. An ideal opportunity for owner-users or investors.

FLOOR PLAN



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ADDITIONAL FEATURES



MAP OVERVIEW



- Interstate 275: 3.9 miles
- Route 589: 2.7 miles
- Route 92: 1.4 miles



- Tampa: 0 miles
- St. Petersburg: 23.9 miles
- Clearwater: 19 miles



- St. Pete Int'l Airport: 16.8 miles
- Tampa Int'l Airport: 5 miles