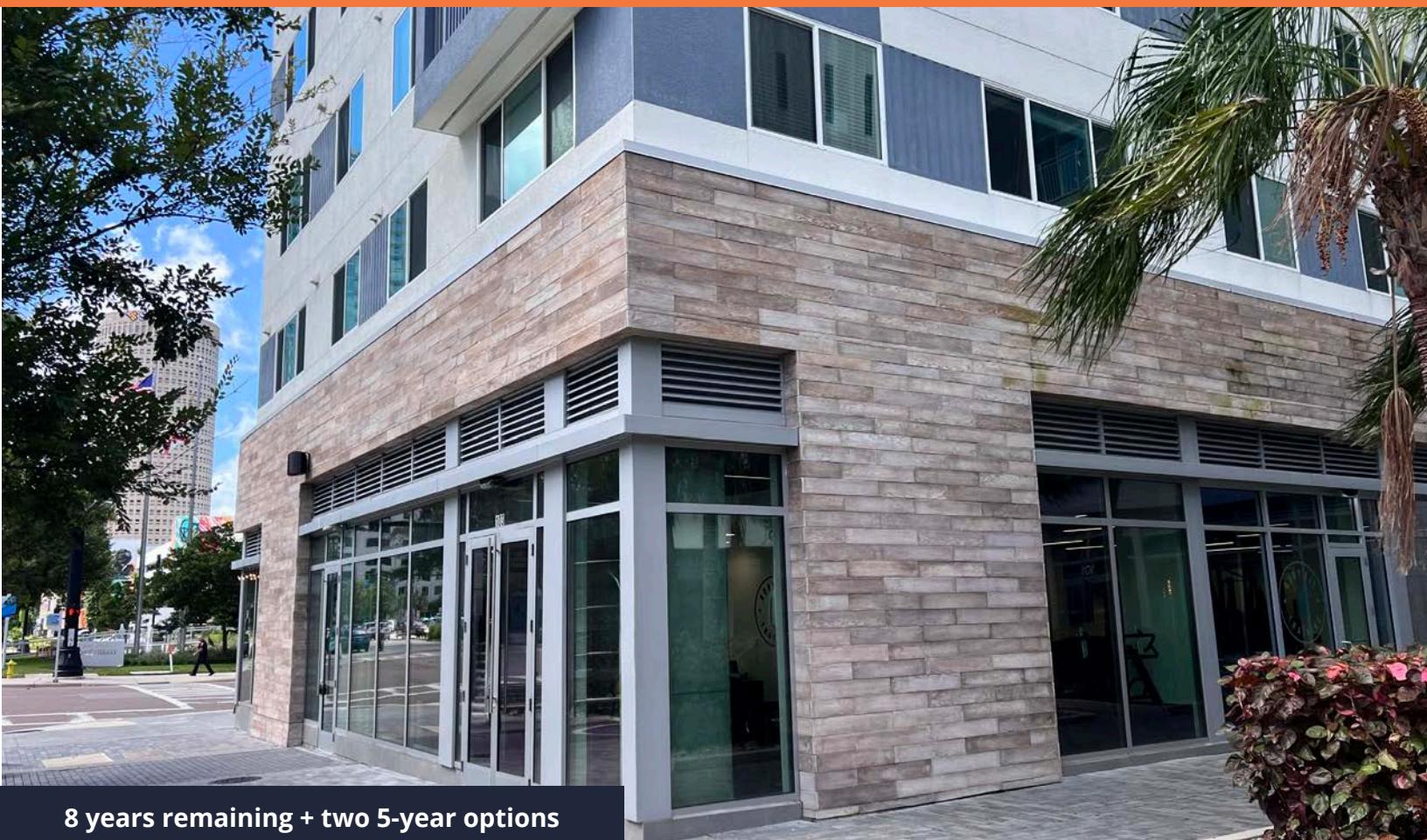


# TAMPA RIVERWALK SUBLEASE

103 W Tyler Street, Suite A-2  
Tampa, FL 33602



8 years remaining + two 5-year options



**Availability:** 2,517 SF turn-key gym space opportunity, move in ready with equipment available



**Ongoing Growth:** surrounded by new residential, retail, and mixed-use developments



**Proximity to Major Attractions:** minutes to Amalie Arena, Sparkman Wharf, and the Channel District



**Highly Walkable & Bikeable:** centrally located in Downtown Tampa with easy access to restaurants, shops, parks, and the Tampa Riverwalk

**For further information**

**Nick Mastro**

Associate

813. 444. 5334

[nick.mastro@avisonyoung.com](mailto:nick.mastro@avisonyoung.com)

**Nick Robinson**

Senior Vice President

352. 565. 4517

[nick.robinson@avisonyoung.com](mailto:nick.robinson@avisonyoung.com)

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# Aerial overview

103 W Tyler Street  
Tampa, FL



# Site plan

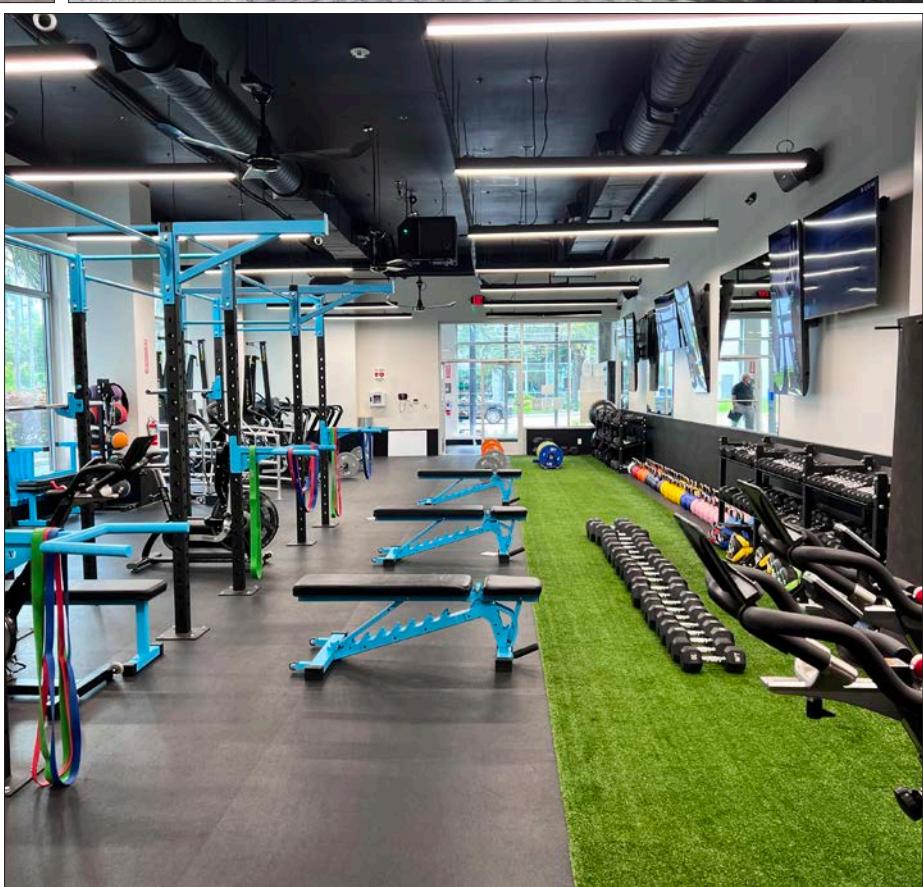
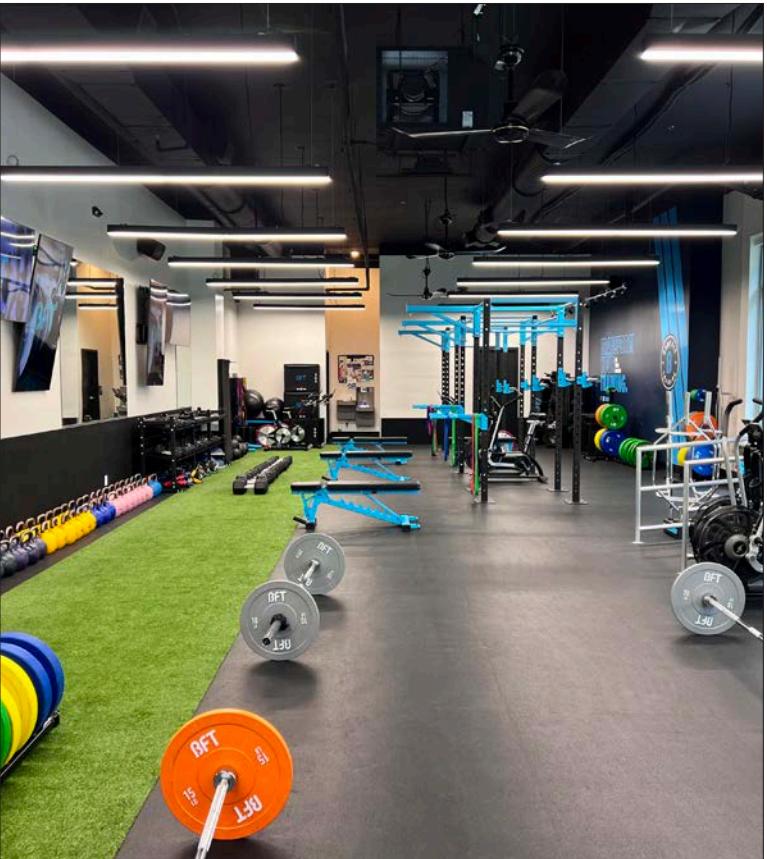
**103 W Tyler Street**  
Tampa, FL



## Surrounded by:

# Photos

103 W Tyler Street  
Tampa, FL



# Demographics

103 W Tyler Street  
Tampa, FL



**92**

*Walker's paradise*



**59**

*Good transit*



**72**

*Very bikeable*



Walk time	10 min	15 min
Total population	2,943	3,674
Median age	33	32
Total households	2,043	2,316
Average HH income	\$97,706	\$89,383
Bachelor's degree & up	63%	52%
Total businesses	321	399
Total employees	2,805	3,426



Drive time	1 mile	3 miles
Total population	28,139	126,952
Median age	30	36
Total households	13,840	58,980
Average HH income	\$109,089	\$139,371
Bachelor's degree & up	54%	51%
Total businesses	4,841	15,424
Total employees	47,445	117,787



**If you would like to discuss this further, please get in touch.**



**Nick Mastro, Associate**

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[nick.mastro@avisonyoung.com](mailto:nick.mastro@avisonyoung.com)



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352. 565. 4517

[nick.robinson@avisonyoung.com](mailto:nick.robinson@avisonyoung.com)



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