

# 902 N. HIMES AVENUE

Tampa, FL 33609

FOR LEASE

DALE MABRY HWY

I-275

MIDTOWN  
TAMPA

902 N. HIMES

CYPRESS ST

HIMES AVE

**TMC**  
**COMMERCIAL**

A Division of TMC - The Mahr Company

~20,000 SF OFFICE BUILDING FOR LEASE  
& Can Add ~6,000 SF Warehouse Space



PROPERTY DETAILS

Building	902 N. Himes Avenue
Tenant	Tampa Bay Trane (thru 6.2026)
Zoning	CI - Commercial Intensive

Market	Westshore Submarket
Building Size	19,198 SF+ 6,000 SF Warehouse
Lot Size	1.02 Acres, 44,460 SF

Year Built	Built 1972 / Renovated 2015-2025
Roof Age	Replaced 2024
Parcel ID	A-21-29-18-3LF-000000-00145.0



Building Information

Located directly across the street from Midtown Tampa, this renovated 2-story office building features majority of space on the ground floor with approximately 5,000 SF on the 2nd Floor, and features modern interior upgrades and a flexible layout suited for a variety of users. The property offers an A+ central location surrounding by retail, dining in the Westshore business district. Offering abundant surface parking and includes some covered parking, featuring a new roof (2024), new exterior paint (2025), and modern tasteful interior finishes with an elevator, this well maintained property provides an exceptional opportunity in one of Tampa’s most accessible and desirable corridors. \*\*\*Also can include ~6,000 SF of Warehouse Space in an adjacent building, if needed by a Tenant.



## PROPERTY DETAILS

- Nicely renovated Single Tenant Office Building
- Full Interior Remodel, Featuring Nice Finishes
- Features Well-Appointed Lobby Entrance and Impressive ~2,000 SF Training Room
- Ample Surface Parking and Some Covered Parking
- Flood Zone X
- Generator on Site
- Efficient Layout
- Two-Stories with Elevator





## INTERIOR PHOTOS



**TMC**  
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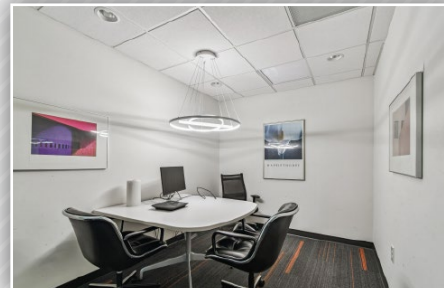
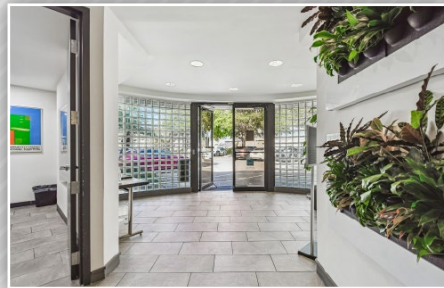
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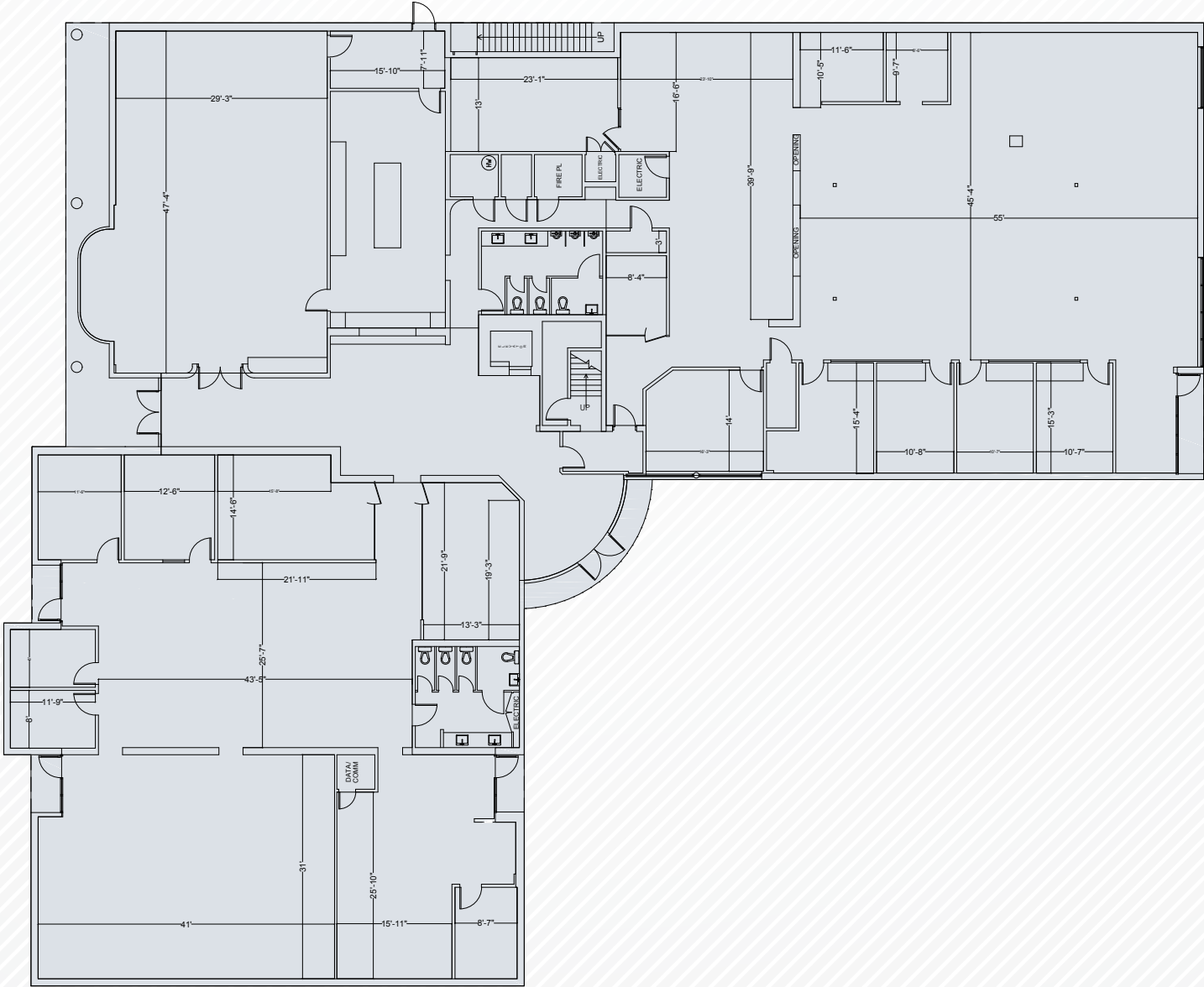


## INTERIOR PHOTOS



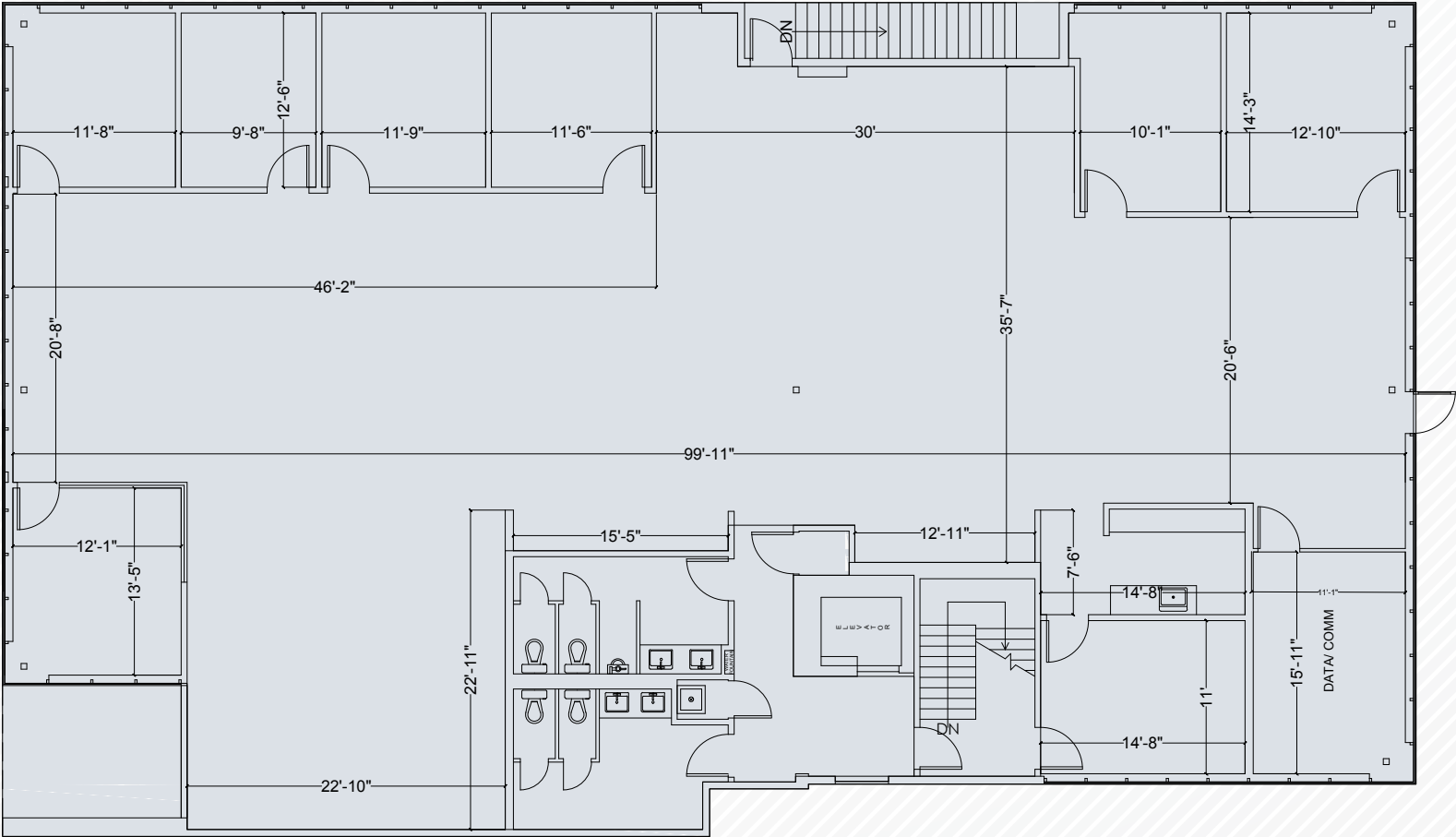
FLOOR PLAN

First Floor



FLOOR PLAN

Second Floor





# TMC COMMERCIAL

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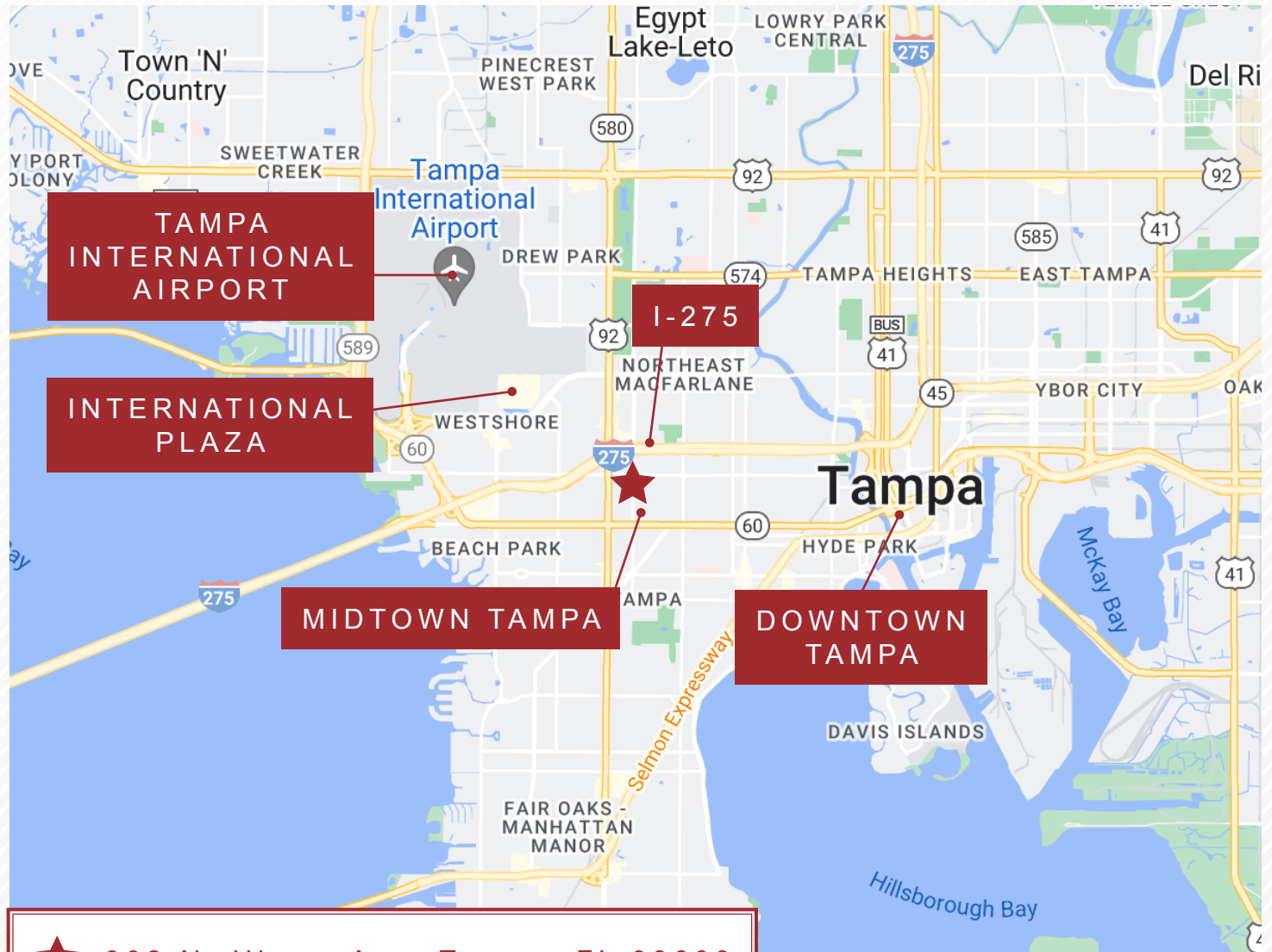
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902 N. Himes Ave, Tampa, FL 33609

## PROPERTY LOCATION

Just East of the intersection of Dale Mabry Highway & W. Cypress St., located on N. Cypress St. & N. Himes Ave.

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