

WATER EDGE OFFICE

2963 Gulf to Bay Blvd

Office Space Available
in Clearwater, FL

**FOR
LEASE**



EUROPEAN EQUITIES
CORPORATION

UP TO
12,166 SQF
CONTIGUOUS
SPACE AVAILABLE





HIGHLIGHTS

- Gulf to Bay Blvd Frontage
- Class B Office
- In Historic Bayview

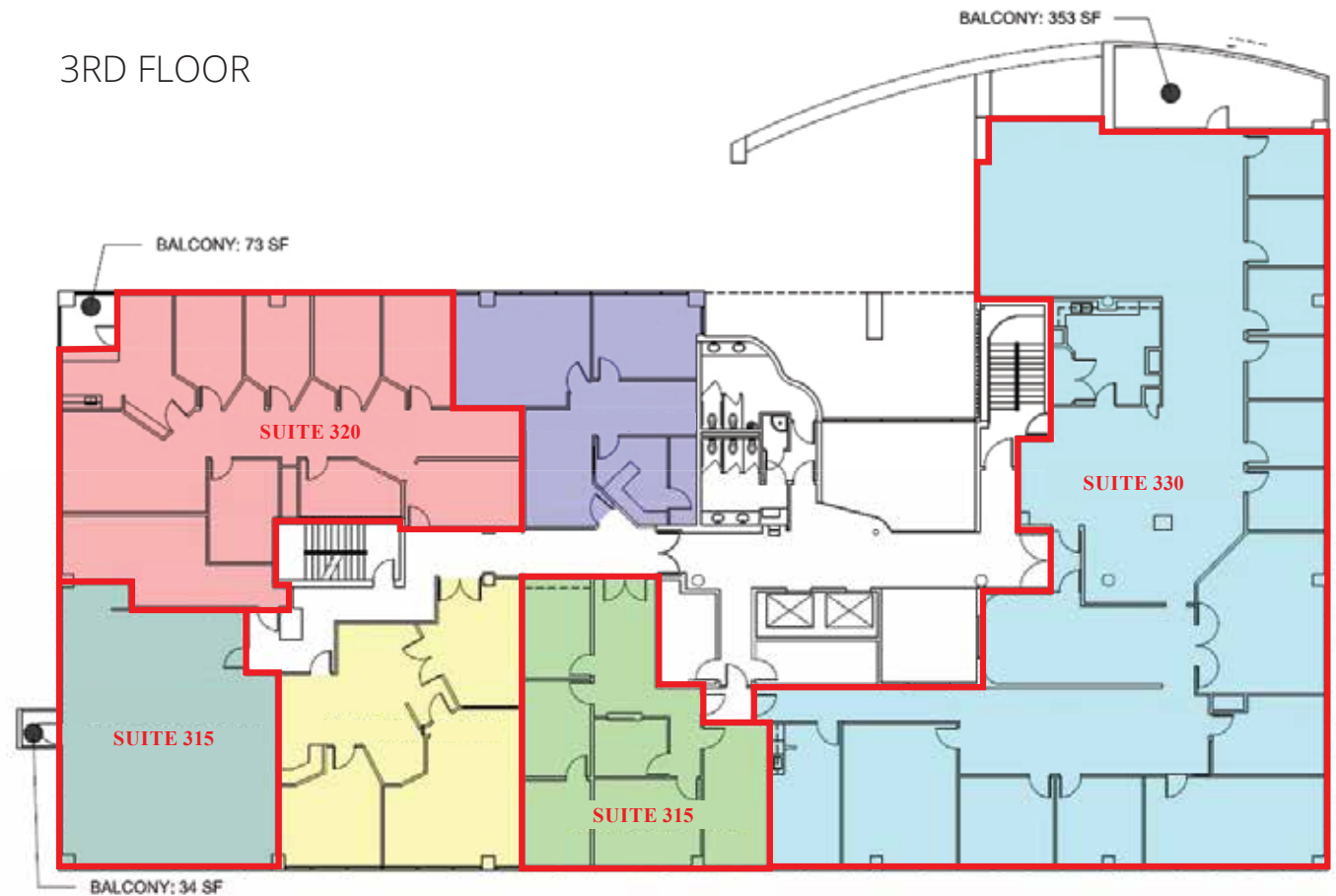
ALL AVAILABLE SPACES

* All rates include utilities, building services and property taxes

SPACE	SIZE	TERM	RATE	SPACE USE	CONDITION	AVAILABLE
3rd Fl, Ste 300	1,352 SF	3-10 Yrs	Upon Request	Office	Full Build-Out	Aug 2021
3rd Fl, Ste 315	1,350 SF	Negotiable	Upon Request	Office	-	Now
3rd Fl, Ste 320	2,877 SF	Negotiable	Upon Request	Office	-	Now
3rd Fl, Ste 330	6,587 SF	Negotiable	Upon Request	Office	Full Build-Out	Now

FLOOR PLAN

3RD FLOOR



PROPERTY OVERVIEW

Class B Office building in the heart of ClearWater

- Atrium

PROPERTY FACTS

Building Type	Office
Year Built/Renovated	1987/1992
Building Height	3 Stories
Parking	158 Parking Spaces
Building Size	39,091 SF
Building Class	B

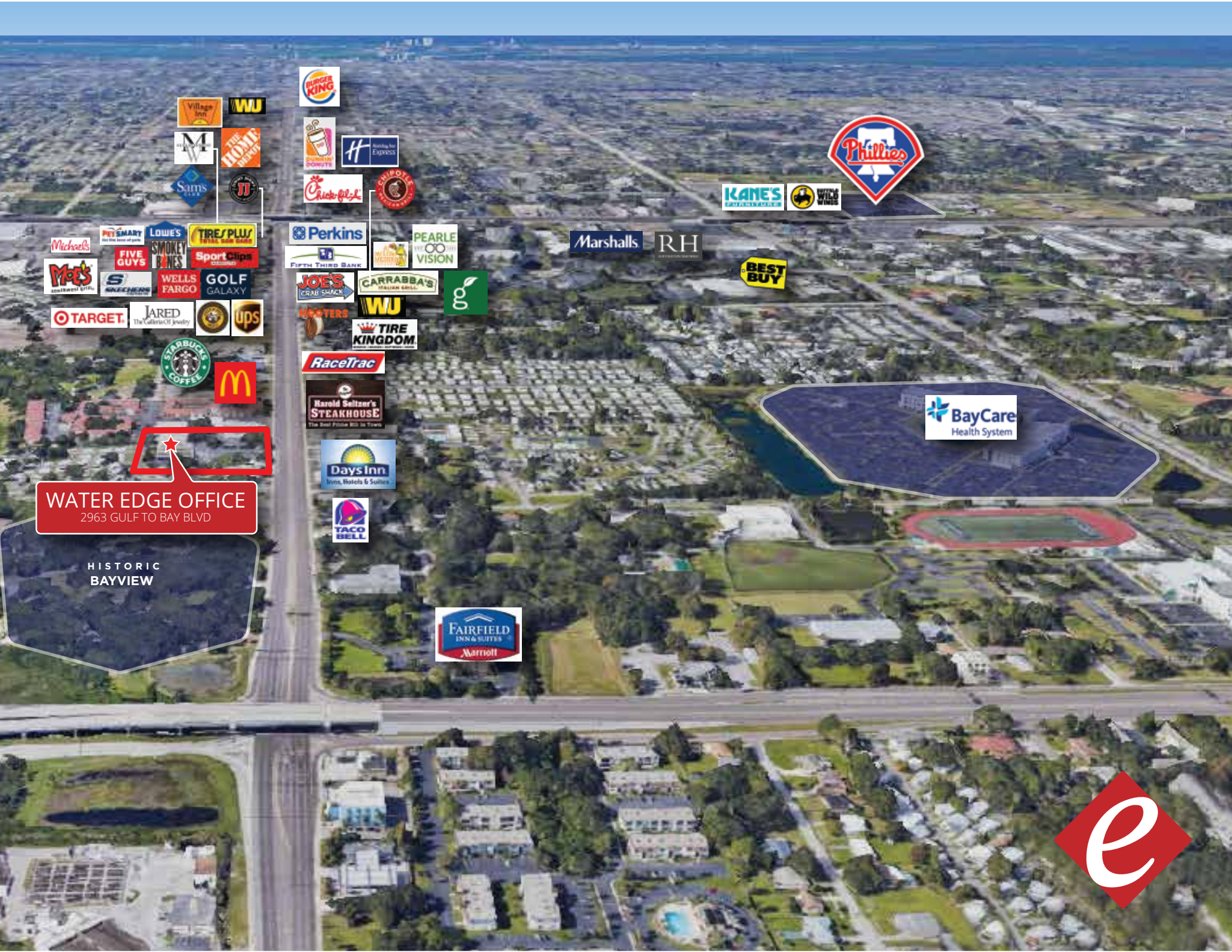


WATER EDGE OFFICE

PROMINENT CENTRAL LOCATION

- ★ Excellent visibility from US Highway 19
- ★ International Airport, major malls, retail & restaurants





WATER EDGE OFFICE
2963 GULF TO BAY BLVD

HISTORIC
BAYVIEW

BayCare
Health System





EUROPEAN EQUITIES
CORPORATION

WATER EDGE OFFICE CENTER

2963 Gulf to Bay Blvd

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www.europeanequities.com

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